

Project Grant Application

Name Rick Wells

Federal Tax I.D. 86-1250234

Incorporation Date 01-06-2021

Mailing Address 670 Wendy Ln, Lucas, TX, 75002

Phone Number (214) 676-8445

Email rick@rickschophouse.com

Website harvesttx.com

Please provide a detailed narrative about your organization including years established, mission, goals, scope of services, successes, contribution to community, etc.

Our story blossomed in 2014 in downtown McKinney with a promise of taking the road less traveled; a genuine, unwavering commitment to invest in our community. We launched Harvest on the understanding that if you spend a dollar locally, 70 cents of it stays in the local community. Intentional sourcing and thoughtful investment helped us create a strong, local network of farmers, ranchers, artists, and artisans and to grow a movement to leave this world better than we found it. Through conscious decisions and the support of each person that dines with us, we've been able to create ripples of good in our communities.

Organization Type Partnership

Name Kate McAnally

Title CFO

Mailing Address 114 W Louisiana St, McKinney, TX, 75069

Phone Number (281) 785-0290

Email Address kate@wellsgroupmckinney.com

Name Kate McAnally

Title	CFO
Mailing Address	114 W. Louisiana St, McKinney, TX, 75069
Phone Number	(281) 785-0290
Email Address	kate@wellsgroupmckinney.com
Are you the property owner?	Yes
Name	Rick Wells
Company	Waterboy RE LLC (REV)
Mailing Address	670 Wendy Ln, Lucas, TX, 75002
Letter of Support for Project from Property Owner	Owner Letter for MCDL.docx
Funding - Total Amount Requested	24,364.20
Are matching funds available?	No
Will funding be requested from any other City of McKinney entity (e.g. TIRZ Grant, City of McKinney 380, CDBG Grant)?	Yes
Provide name of City of McKinney entity funding source and amount.	TIRZ \$432k MEDC \$105k MCDL \$50k
Have you received or will funding be requested from other organizations / foundations for this project?	Yes

Has a request for grant funding been submitted to MCDC in the past five years?

Yes

Please list. Fire Suppression System (not this piece) - \$50k matching

Project / Business Name Harvest at the Masonic

Location of Project 215 N. Kentucky St

Physical Address 215 N. Kentucky St, McKinney, TX, 75069

Property Size (in acres) .078

Collin CAD Property ID 1096388

What kind of project is proposed? (Check all that apply.)

Expansion / improvement

Replacement / repair

Estimated Date of Project Start Date 01/01/2024

Estimated Date of Project Completion Date 01/01/2024

Project Details and Proposed Use Harvest at the Masonic is a restaurant and event space.

Days / Hours of Business Operation
Tuesday-Thursday: 5pm-11pm
Friday: 5pm-12am
Saturday Brunch: 10:30am - 2:30pm
Saturday: 5pm-12am

What is the total cost for this Project? 5150000

What percentage of Project funding will be provided by the applicant? 48

Are matching funds available?	No
Other Funding Sources	TIRZ \$432k MCDC \$50k MEDC \$105k
Estimated Annual Taxable Sales	3700000
Current Appraised Value of Property	5300000
Estimated Appraised Value (post-improvement)	5300000
Estimated Construction Cost for Total Project	5150000
Total Estimated Cost for Project Improvements included in grant request	32486
Total Grant Amount Requested	24364
Attach Competitive Bids for the Project	Inv_235009_from_Specialized_Systems_Inc._145584.pdf
Has a feasibility study or market analysis been completed for this proposed project?	No
Attach Executive Summary	Executive Summary.docx
Current financial report including current and previous year's profit & loss statement and balance sheet.	Harvest 2 Year Financials.xlsx
Reason for Unavailable Audited Financials	Private company

Budget [Harvest 5 year P&L.xlsx](#)

Financial Statements [148_Harvest 2 Year Financials_4090.xlsx](#)

W9 [Water Boy RE LLC w9.pdf](#)

Business plan including mission and goals of company / organization, target customers, staff, growth goals, products / services, location(s), etc. [70_Owner Letter for MCDC_8397.docx](#)

Timeline and schedule from design to completion. [Timeline.docx](#)

Plans for future expansion / growth. Expand the mission of the Harvest Seed Projection Foundation with growth of the restaurant and sharing out the message of sustainability and reinvestment in the local community.

We certify that all figures, facts and representations made in this application, including attachments, are true and correct to the best of our knowledge. Selecting this option indicates your agreement with the above statement.

Representative
Completing Application

A handwritten signature in black ink, appearing to be the initials 'KM' with a stylized flourish extending to the right.

Date 12-29-2023

Handwritten signature: *W. M. L.*

Thank you for the time and consideration of the new Harvest 2.0 project. To briefly recap the economic impact of Harvest 2.0 – it has brought approximately 33 new jobs to Historic downtown McKinney and estimated 5 year average annual revenue will be \$3.7m. We are currently exceeding expected revenue targets. We are investing \$3.5m in construction and renovation of the building alone.

But in addition to the direct financial impact above, this project can unlock future economic impact for the downtown McKinney area. 15 years ago, Rick's Chophouse and the Grand Hotel became an anchor for the downtown historical district. Harvest has been in downtown for 9 years and while opportunities to move have presented themselves throughout the years, downtown is where we belong. This project is serving as an anchor to the North corner of downtown, drawing additional value to the development opportunities available there in the next few years.

Harvest has always been passionate about sustainability and community. To quote the Dallas Morning News, "It is hard to overstate the significance of Harvest being included in the 2019 TxN 20 honorees of Texas By Nature" We have been honored to receive positive feedback from the community and media.

This building stands for sustainability. This building is being restored back to historical significance under the strict guidelines of the National Park Service. Almost every window is being opened and custom framed to align with history. The front façade is completely redesigned and engineered to look the way it used to. Even the type of mortar used for brick repairs is a consideration in the rehabilitation of this building. Sustainability, using what you already have, and doing it the right way, is what Harvest stands for.

The building supports the local community. Most money made from our companies stays right here in the local community or very close by. And we purchase from local companies not just for food product but also materials. Custom artists, craftsmen, and professionals are all involved and have a notable impact on this project. What is made here, stays here. What we learn, is shared here. We have a history of sharing with people on how to do things better. The farming techniques that are partially funded and supported by Harvest are shared with other farmers. There are grants given to farmers and local businesses to help them improve and learn.

This project has been a dream of mine for years and I'm excited to finally see it coming to life, albeit with several bumps and bruises along the way. But I believe in the mission of Harvest and this building stands for doing things the right way. It sets a standard for others to follow. I appreciate your time and consideration of this project and look forward to MCDC's partnership.

Thank you.

To McKinney Community Development Corporation Board

The building required a significant amount of repair and refurbishment to bring it back to historic standards. The original fire suppression system including the sprinkler lines and furrdown was a significant cost, at over \$75k. Shortly before opening the building, we were required to installed an additional and extensive fire alarm system of \$32,485.60 to meet code and safety requirements. We have restored the building back to its period of significance under guidance from National Park Service and Texas Historic Commission requiring extensive overhaul beyond original expectations. We humbly ask for the MCDC's support, again, on this component of the building and protecting it for years to come.

Construction began June 2021

Application process for historic accreditation under guidance of NPS and THC begins April 2022

Restaurant open October 2023

Specialized Systems Inc.

INVOICE

6841 Virginia Parkway
Suite 103
McKinney, Texas 75071

877-774-8987 Phone

877-774-8987 Fax

P.O. No.	Terms	Invoice #	Date
	Due on rec...	23-5009	11/29/2023

Bill To	Project
George Fuller Contracting Company 290 Adriatic Parkway McKinney, TX 75070	210 N Kentucky McKinney, Texas 75069

Description	PO Amt	Prior Amt	Prior %	Curr %	Total %	Amount
Fire alarm system	32,485.60			100.00%	100.00%	32,485.60

Thank you for your business.	Subtotal	\$32,485.60
	Sales Tax ...	\$0.00
	Total	\$32,485.60
	Payments	\$0.00
	Balance D...	\$32,485.60

COS	2021	2022
Food Sales \$	1,356,633	1,642,813
Liq Sales \$	394,620	486,312
Beer Sales \$	53,034	59,571
Wine Sales \$	204,234	231,477
Total LBW Sales	651,888	777,360
Total Sales	2,008,521	2,420,173
Food Purch \$	529,394	646,475
Food Purch %	39.0%	39.4%
Total LBW Purch \$	145,917	173,572
Total LBW Purch %	22.4%	22.3%
Total Sales Purch \$	675,311	820,047
Total Sales Purch %	33.6%	33.9%

P & L	2021	2022
Mgmt labor \$	234,595	290,522
Bonus/Key \$	36,317	28,949
Kitch Lab \$	196,989	276,645
Serv Labor \$	131,765	155,154
Uniforms \$	1,060	1,241
Emp. Ben \$	10,650	9,445
Special Purchases \$	8,325	14,632
Supplies \$	71,900	86,710
Music \$	21,370	26,040
R & M \$	39,318	47,787
Linens \$	12,519	13,810
CC Charges \$	70,614	82,165
Office Supp \$	5,095	5,299
Farm \$	37,261	111,430
Gas \$	10,959	16,561
Electric \$	20,135	16,765
Water \$	5,597	5,927
Advertising \$	9,659	16,530

Liabilty Ins \$	9,960	14,039
Building \$	4,260	7,420
Rent \$	127,668	148,593
Taxes \$	27,600	26,994
GC Sales \$	80,263	67,738
YTD Net Income \$	44,880	45,308

COS	2021	2022
Food Sales \$	1,356,633	1,642,813
Liq Sales \$	394,620	486,312
Beer Sales \$	53,034	59,571
Wine Sales \$	204,234	231,477
Total LBW Sales	651,888	777,360
Total Sales	2,008,521	2,420,173
Food Purch \$	529,394	646,475
Food Purch %	39.0%	39.4%
Total LBW Purch \$	145,917	173,572
Total LBW Purch %	22.4%	22.3%
Total Sales Purch \$	675,311	820,047
Total Sales Purch %	33.6%	33.9%

P & L	2021	2022
Mgmt labor \$	234,595	290,522
Bonus/Key \$	36,317	28,949
Kitch Lab \$	196,989	276,645
Serv Labor \$	131,765	155,154
Uniforms \$	1,060	1,241
Emp. Ben \$	10,650	9,445
Special Purchases \$	8,325	14,632
Supplies \$	71,900	86,710
Music \$	21,370	26,040
R & M \$	39,318	47,787
Linens \$	12,519	13,810
CC Charges \$	70,614	82,165
Office Supp \$	5,095	5,299
Farm \$	37,261	111,430
Gas \$	10,959	16,561
Electric \$	20,135	16,765
Water \$	5,597	5,927
Advertising \$	9,659	16,530

Liabilty Ins \$	9,960	14,039
Building \$	4,260	7,420
Rent \$	127,668	148,593
Taxes \$	27,600	26,994
GC Sales \$	80,263	67,738
YTD Net Income \$	44,880	45,308

Assumption		Yr 1 (2024) budget		Yr 2 budget		Yr 3 budget		Yr 4 budget
Food Sales	170000	2,176,000	68.0%	2,346,000	68.0%	2,516,000	68.0%	2,686,000
Beverage Sales	80000	1,024,000	32.0%	1,104,000	32.0%	1,184,000	32.0%	1,264,000
Input Total Sales	61,538.46	3,200,000		3,450,000		3,700,000		3,950,000
Food Purchases		851,032	39.1%	917,519	39.1%	984,006	39.1%	1,050,493
Beverage Purchases		219,387	21.4%	236,527	21.4%	253,667	21.4%	270,806
Cost of Goods		1,070,419	33.5%	1,154,046	33.5%	1,237,673	33.5%	1,321,299
Gross Margin		2,129,581	66.5%	2,295,954	66.5%	2,462,327	66.5%	2,628,701
Mgmt labor	12.90%	412,500	12.9%	445,050	12.9%	477,300	12.9%	509,550
Bonuses/Key 2007	20188	20,188	0.6%	20,188	0.6%	20,188	0.5%	20,188
Management Cost	see Mgmt Tab	432,688	13.5%	465,238	13.5%	497,488	13.4%	529,738
Kitchen Labor	ok	322,048	14.8%	347,208	14.8%	372,368	14.8%	397,528
Service Labor	6.40%	204,800	6.4%	220,800	6.4%	236,800	6.4%	252,800
Open		0	0.0%	0	0.0%	0	0.0%	0
Management Health Care	ok	6,666	0.2%	7,187	0.2%	7,708	0.2%	8,228
Payroll Taxes	3.80%	121,600	3.8%	131,100	3.8%	140,600	3.8%	150,100
Employers Insurance	ok	7,988	0.2%	8,612	0.2%	9,236	0.2%	9,860
Employee Benefits	ok	20,427	0.6%	22,023	0.6%	23,619	0.6%	25,214
Other Labor Costs		1,116,217	34.9%	1,202,168	34.8%	1,287,819	34.8%	1,373,469
Supplies	ok	108,800	3.4%	117,300	3.4%	125,800	3.4%	134,300
Special Purchases	ok		0.0%	24,241	0.7%	24,241	0.7%	24,241
R&M	ok	70,400	2.2%	75,900	2.2%	81,400	2.2%	86,900
Music	ok	20,404	0.6%	21,998	0.6%	23,592	0.6%	25,186
Linen	ok	18,651	0.6%	20,108	0.6%	21,565	0.6%	23,022
Credit Card Charges	3.00%	96,000	3.0%	103,500	3.0%	111,000	3.0%	118,500
TABC	7%	71,680	7.0%	77,280	7.0%	82,880	7.0%	88,480
Uniforms	ok	3,803	0.1%	4,100	0.1%	4,397	0.1%	4,694
Brewery	ok	0	0.0%	0	0.0%	0	0.0%	0
Office Expense	ok	9,945	0.3%	10,722	0.3%	11,499	0.3%	12,276
Telephone and Cable	ok	9,546	0.3%	10,292	0.3%	11,038	0.3%	11,783
Electricity	0.44%	14,231	0.4%	15,343	0.4%	16,455	0.4%	17,567

Water	0.17%	5,527	0.2%	5,959	0.2%	6,391	0.2%	6,822
Gas	0.49%	15,565	0.5%	16,781	0.5%	17,997	0.5%	19,213
		444,552	13.9%	503,523	14.6%	538,254	14.5%	572,984
Total Controllable Expenses		1,560,769	48.8%	1,705,691	49.4%	1,826,072	49.4%	1,946,454
Total Controllable Income		568,811	17.8%	590,263	17.1%	636,255	17.2%	682,247
Advertising and Promotions	ok	40,280	1.3%	43,426	1.3%	46,573	1.3%	49,720
Rental Equipment	21000	21,000	0.7%	21,000	0.6%	21,000	0.6%	21,000
Liability insurance	15500	15,500	0.5%	15,500	0.4%	15,500	0.4%	15,500
Building insurance		3,373	0.1%	3,637	0.1%	3,900	0.1%	4,164
Farm	0	0	0.0%	0	0.0%	0	0.0%	0
Rent Expense	What is monthly Sba payment	207,552	6.5%	207,552	6.0%	207,552	5.6%	207,552
Cost Overrun	What is \$500k payment	61,692	1.9%	61,692	1.8%	61,692	1.7%	61,692
Taxes		36,000	1.1%	36,000	1.0%	36,000	1.0%	36,000
Other Store Expenses		385,397	12.0%	388,807	11.3%	392,218	10.6%	395,628
Store Income		183,414	5.7%	201,456	5.8%	244,037	6.6%	286,619
Management Company Fee		75,000	2.3%	75,000	2.2%	75,000	2.0%	75,000
Dues/Subscrip/Bank chg		25,404	0.8%	27,388	0.8%	29,373	0.8%	31,358
Debt Repayment		29,928	0.9%	29,928	0.0%	29,928	0.8%	29,928
Other (Income)/Expense		130,332	4.1%	132,316	3.8%	134,301	3.6%	136,286
Net Income		53,082	1.7%	69,139	2.0%	109,737	3.0%	150,334
Gift Certificate Sales		64,455	2.0%	96,219	2.8%	103,191	2.8%	110,163
Net Cash Flow		117,537	3.7%	165,358	4.8%	212,928	5.8%	260,497

	Yr 5 budget		5 yr rollup		YTD 2019	Q1 2021
68.0%	2,856,000	68.0%	12,580,000	68.0%	71.8%	67.8%
32.0%	1,344,000	32.0%	5,920,000	32.0%	28.2%	32.2%
			0			
	4,200,000		18,500,000			
			0			
39.1%	1,116,980	39.1%	4,920,029	39.1%	39.1%	39.7%
21.4%	287,946	21.4%	1,268,334	21.4%	21.4%	22.8%
			0		0.0%	0.0%
33.5%	1,404,926	33.5%	6,188,363	33.5%	34.1%	34.3%
			0		0.0%	0.0%
66.5%	2,795,074	66.5%	12,311,637	66.5%	65.9%	65.7%
			0		0.0%	0.0%
			0		0.0%	0.0%
			0		0.0%	0.0%
12.9%	541,800	12.9%	2,386,200	12.9%	11.2%	12.7%
0.5%	20,188	0.5%	100,940	0.5%	0.6%	0.7%
			0		0.0%	0.0%
13.4%	561,988	13.4%	2,487,140	13.4%	11.8%	13.5%
			0		0.0%	0.0%
14.8%	422,688	14.8%	1,861,840	14.8%	16.1%	15.5%
6.4%	268,800	6.4%	1,184,000	6.4%	7.1%	6.0%
0.0%	0	0.0%	0	0.0%	0.0%	0.0%
0.2%	8,749	0.2%	38,538	0.2%	0.2%	0.3%
3.8%	159,600	3.8%	703,000	3.8%	3.6%	3.8%
0.2%	10,485	0.2%	46,182	0.2%	0.2%	0.4%
0.6%	26,810	0.6%	118,093	0.6%	0.6%	0.2%
			0		0.0%	0.0%
34.8%	1,459,120	34.7%	6,438,793	34.8%	35.2%	34.7%
			0		0.0%	0.0%
			0		0.0%	0.0%
			0		0.0%	0.0%
3.4%	142,800	3.4%	629,000	3.4%	3.7%	3.4%
0.6%	24,241	0.6%	96,964	0.5%	1.1%	0.0%
2.2%	92,400	2.2%	407,000	2.2%	2.6%	2.2%
0.6%	26,780	0.6%	117,961	0.6%	0.6%	1.2%
0.6%	24,479	0.6%	107,825	0.6%	0.6%	0.7%
3.0%	126,000	3.0%	555,000	3.0%	2.7%	2.8%
7.0%	94,080	7.0%	414,400	7.0%	6.0%	6.3%
0.1%	4,991	0.1%	21,985	0.1%	0.1%	0.1%
0.0%	0	0.0%	0	0.0%	0.8%	0.0%
0.3%	13,053	0.3%	57,493	0.3%	0.3%	0.1%
0.3%	12,529	0.3%	55,188	0.3%	0.3%	0.5%
0.4%	18,679	0.4%	82,276	0.4%	0.8%	1.0%

0.2%	7,254	0.2%	31,953	0.2%
0.5%	20,429	0.5%	89,985	0.5%
			0	
14.5%	607,715	14.5%	2,667,029	14.4%
			0	
49.3%	2,066,835	49.2%	9,105,822	49.2%
			0	
17.3%	728,239	17.3%	3,205,815	17.3%
			0	
			0	
			0	
1.3%	52,867	1.3%	232,867	1.3%
0.5%	21,000	0.5%	105,000	0.6%
0.4%	15,500	0.4%	77,500	0.4%
0.1%	4,427	0.1%	19,501	0.1%
0.0%	0	0.0%	0	0.0%
5.3%	207,552	4.9%	1,037,760	5.6%
1.6%	61,692	1.5%	308,460	1.7%
0.9%	36,000	0.9%	180,000	1.0%
			0	
10.0%	399,038	9.5%	1,961,088	10.6%
			0	
7.3%	329,201	7.8%	1,244,727	6.7%
			0	
			0	
			0	
1.9%	75,000	1.8%	375,000	2.0%
0.8%	33,342	0.8%	146,864	0.8%
0.8%	29,928	0.7%	149,640	0.8%
			0	
3.5%	138,270	3.3%	671,504	3.6%
			0	
3.8%	190,931	4.5%	573,223	3.1%
			0	
2.8%	117,136	2.8%	491,163	2.7%
			0	
6.6%	308,067	7.3%	1,064,386	5.8%

0.3%	0.3%
0.3%	0.7%
0.0%	0.0%
15.9%	14.9%
0.0%	0.0%
51.1%	49.6%
0.0%	0.0%
14.8%	16.1%
0.0%	0.0%
0.0%	0.0%
0.0%	0.0%
0.0%	0.0%
1.3%	0.5%
0.7%	0.9%
0.5%	0.5%
0.1%	0.3%
1.3%	0.8%
4.7%	9.1%
0.0%	0.0%
1.3%	2.0%
0.0%	0.0%
9.8%	13.9%
0.0%	0.0%
5.0%	2.2%
0.0%	0.0%
0.0%	0.0%
0.0%	0.0%
1.9%	1.8%
0.8%	2.5%
0.7%	0.0%
0.0%	0.0%
3.4%	4.3%
0.0%	0.0%
1.5%	-2.1%
0.0%	0.0%
2.8%	2.0%
0.0%	0.0%
4.3%	-0.1%

2021-see tab Yr 1 for breakdown

2021 based on current see mgmt tab
2021 based on current

2021 % based on Q1 rollup TAKE TO 14.5 2022-2025
2021 % based on Q1 rollup

2021 based on current

2021 % based on Q1 rollup

2021 % based on Q1 rollup TAKE TO 3.40

2021 % based on Q1 rollup TAKE TO 2.2 ACROSS BOARD

2021 % based on Q1 rollup

2021 % based on Q1 rollup

2021 % based on Q1 rollup

based on current?

2021-actual thru 4/1 5/1-12/1 regular rent + interest only \$10,412 2yr \$18,898 after that-see SBA loan tab

based on current?

EIDL payment beginning June 2021

2021 % based on Q1 rollup

Request for Taxpayer Identification Number and Certification

**Give Form to the
 requester. Do not
 send to the IRS.**

▶ Go to www.irs.gov/FormW9 for instructions and the latest information.

Print or type. See Specific Instructions on page 3.	1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank. Water Boy RE LLC		
	2 Business name/disregarded entity name, if different from above		
	3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following seven boxes.		4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3): Exempt payee code (if any) _____ Exemption from FATCA reporting code (if any) _____ <i>(Applies to accounts maintained outside the U.S.)</i>
	<input type="checkbox"/> Individual/sole proprietor or single-member LLC <input type="checkbox"/> C Corporation <input type="checkbox"/> S Corporation <input type="checkbox"/> Partnership <input type="checkbox"/> Trust/estate <input checked="" type="checkbox"/> Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ▶ _____ Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner. <input type="checkbox"/> Other (see instructions) ▶ _____		
	5 Address (number, street, and apt. or suite no.) See instructions. 215 N. Kentucky St		Requester's name and address (optional)
	6 City, state, and ZIP code McKinney, TX 75069		
	7 List account number(s) here (optional)		

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number									
or									
Employer identification number									
8	6	-	1	2	5	0	2	3	4

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here	Signature of U.S. person ▶	Date ▶ 10/17/2023
------------------	----------------------------	-------------------

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid)

- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, later.