



ISA TERMS FACT SHEET

AMADOR COUNTY – BUENA VISTA RANCHERIA INTERGOVERNMENTAL SERVICES AGREEMENT (ISA) TERMS (JANUARY 29, 2008)

Considerations by Tribe

- Limited to 950 slot machines with opportunity for one-time expansion to 1,650 slot machines after further negotiations with County. Expanded casino will not exceed 1,650 slot machines.
- Commitment to use Buena Vista Road, discouraging Jackson Valley Road traffic.
- No Class II gaming, which could be conducted without any payment to the County.
- Compliance with all applicable California State Codes
- No alcohol allowed on gaming floor
- Tribe will not operate its own landfill or transfer station
- \$10 million in general commercial liability insurance with County as co-insured
- Indemnification for first responders
- Agreement is enforceable in court (Tribe waives sovereign immunity to allow enforcement of this agreement)
- Roadside litter removal by Tribe on Coal Mine Road, Buena Vista Road and Jackson Valley Road
- Groundwater modeling, monitoring and mitigation plan at Tribe's expense to ensure water quality and availability for nearby residents
- Casino promotional signs limited to back lit signs which are not visible from Hwy 88, Jackson Valley Road or Buena Vista Road
- Design review and comment by the County
- Noise-reducing construction practices

One-time Payments or Commitments to Amador County

- \$1.4 million for reimbursement of legal and consulting fees incurred by the County related to the casino
- \$92,880 in facility impact fees to Amador County Schools
- Signal on Coal Mine Road at entrance to casino (estimated at \$300,000)
- Signal at Hwy 88 and Liberty Road/Camanche Pkwy (estimated. \$1,015,625-\$2,000,000)
- Signal at Hwy 88 and Buena Vista Road as project gateway (estimated. \$1,015,625-\$2,000,000)
- Rehabilitation of Coal Mine Road and segments of Buena Vista Road after casino construction (estimated. \$5,025,109)
- Traffic calming measures on Jackson Valley Road (\$27,000)
- Traffic mitigation fee (est. \$1.4 million)
- Prorated share of new jail construction, with \$294,068 as initial payment
- \$600,000 to remodel Station 171 to house full-time fire fighters
- \$918,000 (estimated for fire fighting equipment and apparatus, including an additional wild land fire engine
- \$5 million (estimated) to construct new fire station

Annual Payments

- \$1 million for community improvement fund

- \$150,000 for gambling and substance abuse addiction programs
- \$100,000 to City of Ione for public safety and services
- \$75,000 for road maintenance
- \$2.7 million for law enforcement and criminal justice
- Actual expenses (booking fees and daily rate) for incarcerations of individuals connected with casino
- Four additional officers and two additional vehicles for CHP
- Up to \$3.1 million for fire fighting staffing and equipment/facilities upkeep, including staffing for new wild land fire engine
- Annual adjustment factors for all payments