



## INFORMATIONAL - INDICATIVE &amp; NON-BINDING

December 23, 2022

Pandora Holdings GP Ltd.  
401-602 Broughton Street  
Victoria, BC  
V8W 1C7

Attention: Connor Gann

Dear Connor,

Re: Carshare arrangements at 1516 Camosun Street, 1270 & 1286 Pandora Avenue, Victoria, BC

This letter confirms that Modo sees the location of the proposed residential development, 1516 Camosun Street, 1270 & 1286 Pandora Avenue, Victoria, as having good potential for carsharing. Under the following arrangements, Modo would be willing to enter into an agreement with Pandora Holdings GP Ltd. (the "Developer") to provide carsharing services:

1. The Developer will arrange, at no cost to Modo, the provision of one (1) designated parking stall at the proposed development, equipped with a Level 2 electric vehicle charging station, and accessible to all Modo members on a 24/7/365 basis;
2. Modo will review the final parking drawings and visit the development site to ensure that the stall to be designated for Modo complies with Modo Construction Standards For Shared Vehicle Parking Space (enclosed);
3. Assuming occupancy of the proposed development in 2026, the Developer will provide Modo with a one-time financial contribution of \$32,000.00 plus GST (the "Project Fee") to be used by Modo toward the ownership costs of one (1) new shared vehicle with electric motorization to be located in the parking stall designated for carsharing;
4. Modo will provide the Developer with a Partnership Membership in Modo with a public value equivalent to the Project Fee, valid for the lifetime of the proposed development and allowing up to a minimum of 67 occupants of the proposed development to simultaneously benefit from Modo membership privileges and lowest usage rates without the need to themselves pay a \$500 membership fee; and
5. Modo will provide a promotional incentive worth \$100 of driving credits to each occupant of the development joining Modo for the first time;

Modo is interested in working with Pandora Holdings GP Ltd. and be part of its proposed development at 1516 Camosun Street, 1270 & 1286 Pandora Avenue, whose future occupants and nearby residents may no longer need to own a car of their own for their personal and business needs.

Thank you for your support of carsharing.

A handwritten signature in black ink, appearing to read 'Sylvain Cellaire', with a stylized flourish at the end.

Sylvain Cellaire  
Director of Business Development

Enclosure: as mentioned above.