

Exhibit C

HYATT CLEARWATER BEACH RESORT BEACH CONCESSION CRITERIA QUALITY STANDARDS

FURNITURE (100)

Chaise lounge

Manufacturer: Tropitone Spinnaker chaise lounge chair with arms (Model #159932) (if suitable for beach use)

Otherwise: Steamer/Deck Chair – Canvas

Manufacturer: Harrison & Todd

UMBRELLAS (60)

Aluminum pole

Cast aluminum stand-alone bases

Manufacturer: Galtech: Market Umbrella – 9' (or equal)

Sunbrella Fabric (mildew resistant/UV resistant)

CUSTOM BEACH CABANAS – 78" X 64" X 64" (40)

Marine grade fabric

SIDE TABLES (25)

Cast Aluminum – 22" round x 17"

Manufacturer: Tropitone (or equal)

UNIFORMS

Tropical Shirt with Khaki shorts and skirt

White tennis shoes with white ankle socks

EMPLOYEES (2)

Properly groomed hair

Clean-shaven or well-groomed facial hair

Clean, neat overall appearance

Professional, courteous attitude

KEY ISSUE

Ability to charge hotel guests on room account