



SpurWing Greens: Frequently Asked Questions

What happened to the previous project?

We don't want to speak on behalf of the prior developer or landowner. I can tell you that Brighton Corporation views SpurWing Greens as a tremendous opportunity to create a distinct community that will offer its residents a unique living and recreational experience for years to come.

Who are the entities involved with this project?

The SpurWing Greens community is a collaboration between SpurWing Greens, LLC and Brighton Corporation.

When did Brighton Corporation and SpurWing Greens, LLC become involved with the project?

Brighton Corporation and SpurWing Greens, LLC have been in discussions with the previous project team since 2009 and the transaction officially closed earlier this year.

How are Brighton Corporation and SpurWing Greens, LLC in a better position than the previous development team?

Again, we can only speak for Brighton Corporation. Brighton traditionally spends considerable time and effort evaluating every potential opportunity. We are very mindful about whether a project is adaptive to the needs of both the current and future market. As we reviewed the SpurWing Greens opportunity, we felt we could create a distinct community that offers a number of unique and appealing attributes, including home options with progressive design standards that suit every lifestyle.

What makes SpurWing Greens unique from other communities?

Beyond the variety of home options, SpurWing Greens is a country club community, one of three communities in the Treasure Valley located next to a private golf course and country club and the only neighborhood among these that has property available to build or purchase a new home. Residents of the community will receive a social membership to the country club that includes access to the clubhouse, restaurant, pool and a new outdoor tennis center now under construction. SpurWing Greens also features considerably more open space than most Treasure Valley neighborhoods including 6.5 miles of intimate, undulating paths suitable for walking or biking. Above all, we feel that SpurWing Greens will offer residents a peaceful place to call home where they can enjoy shared interests with friends and neighbors.

What types of homes will be available?

A variety of home options will be available within three distinctive SpurWing Greens neighborhoods – The Orchard, The Grove and The Estates. The builder team of Brighton Homes, Blackstead Builders and James Clyde Custom Homes will offer a variety of courtyard and traditional homes, while estate home sites will be available through SpurWing Greens, LLC for completely custom homebuilding.

Will there be environmentally friendly standards in place for homebuilders?

Both Brighton Corporation and SpurWing Greens LLC are committed to providing homes that not only reflect progressive design standards but also follow a number of "green" guidelines that minimize impact on the environment, including EnergyStar® certification, careful selection of building materials, and other environmentally conscientious building practices.



SpurWing Greens: Frequently Asked Questions (continued)

Which homebuilders will be involved with SpurWing Greens?

The builder team for SpurWing Greens will include Brighton Homes, Blackstead Builders and James Clyde Custom Homes. Other builders may be added to this team in the future.

When will homes be available?

We anticipate that the first series of homes will be complete in early fall, 2010. SpurWing Greens will have two model homes featured in the BCA 2010 Fall Parade of Homes.

How many homes will be in the SpurWing Greens neighborhood?

The area of SpurWing Greens being developed by Brighton Corporation and SpurWing Greens, LLC will have approximately 350 homes when complete, however our builder partners will be sensitive to market demands as we build homes. We have no set timetable for when we expect all houses to be built.

When will construction be finished?

We have no set timetable for the entire neighborhood to be complete, however we have broken ground on a few new homes and the tennis center already and anticipate these to be finished before the end of the year. Brighton Corporation and its builder partners will build at a pace that makes sense given market demand and other factors.