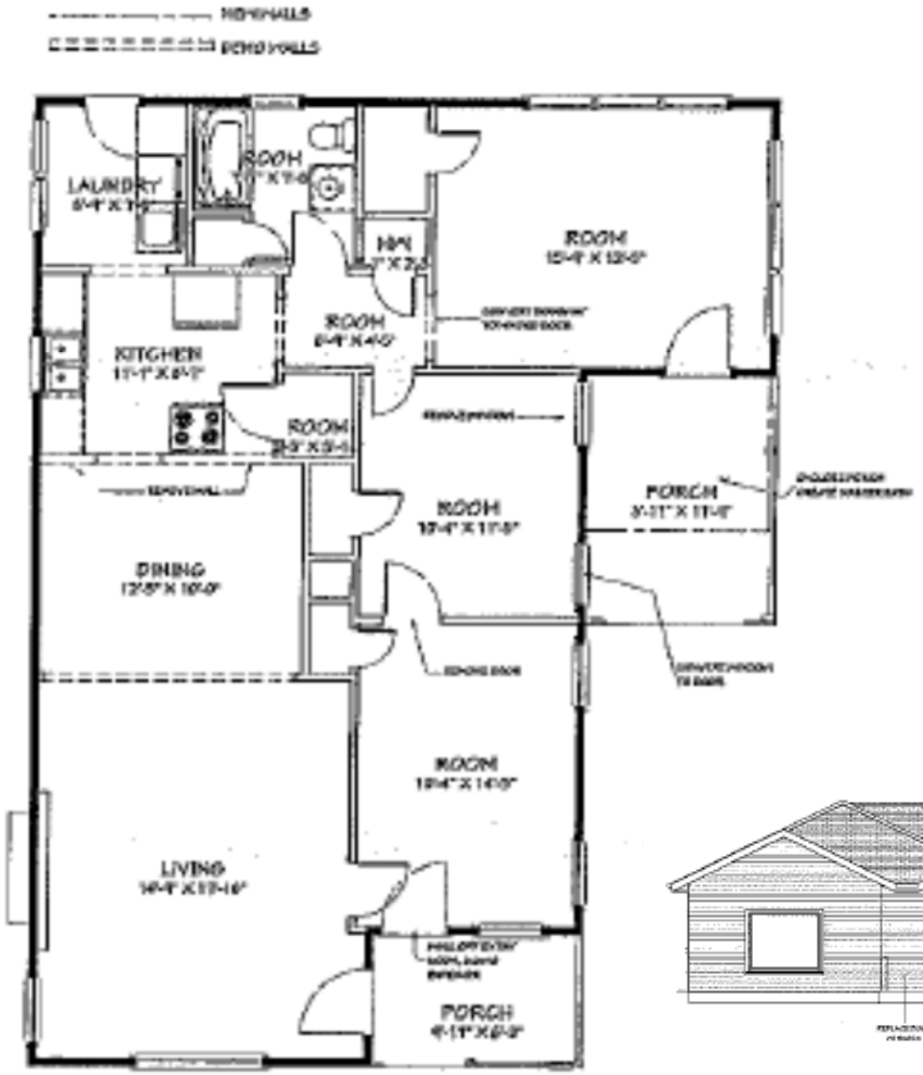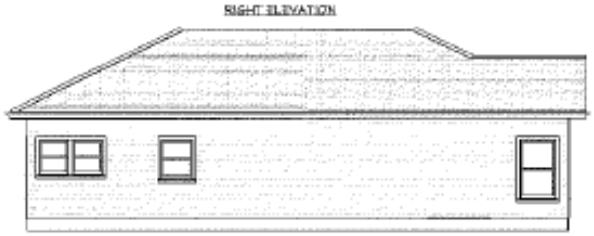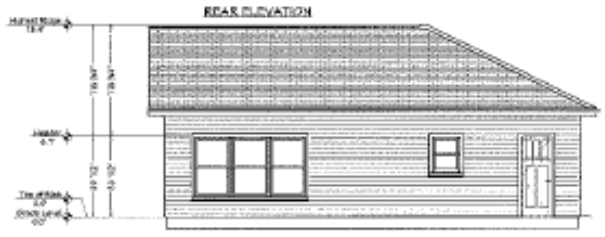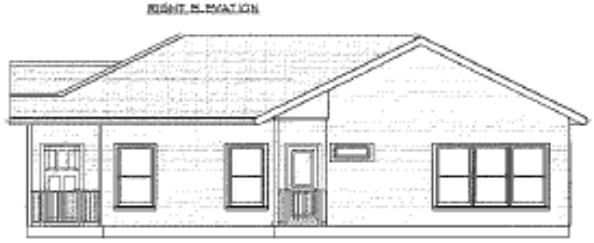213 Paradise Street Proposed Redevelopment