

Facility Update to Citizens Advisory Committee

March 9, 2021



Operations & Park Update

- ❑ Fitness SF has begun moving their outdoor operations back indoors after San Francisco improved to the Red Tier.
- ❑ 181 Fremont's window project continues, uneventful to date.
- ❑ BRV has developed initial programming schedule for April-June, reviewed by East Cut CBD Salesforce Park Committee last week for input.

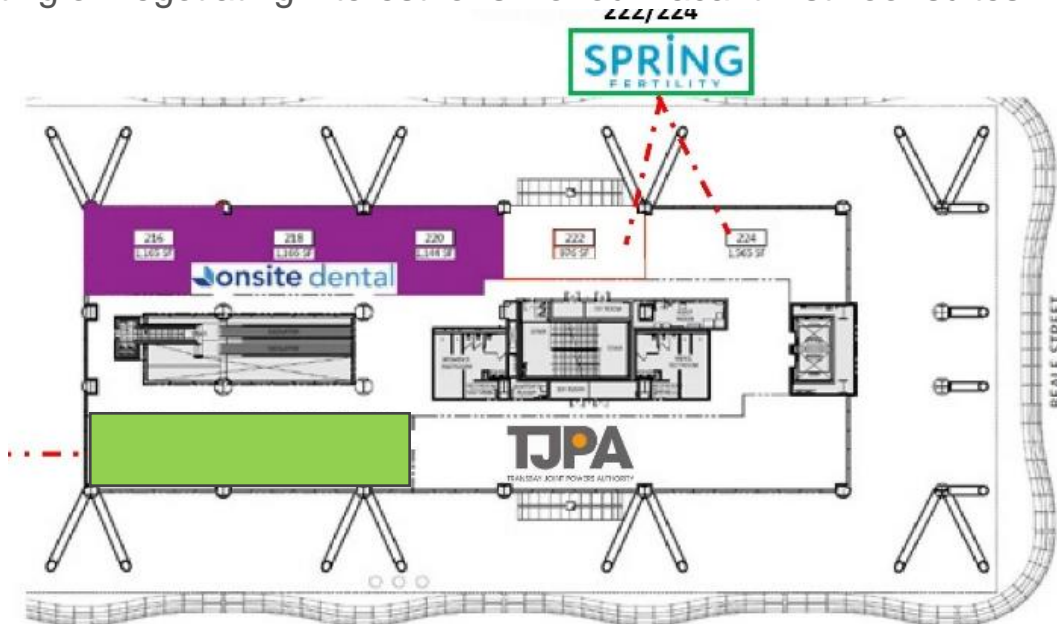


Retail Leasing Update



Active Engagements

- ❖ Pad P-02 (Park Food & Beverage Kiosk opportunity)
Most responsive bidder with whom we were negotiating has declined the opportunity. Turning to remaining bidders for updated offers.
- ❖ Suite 232 (in green on map below, near TJPA offices on 2nd level)
Most responsive bidder with whom we were negotiating terminated discussions here and at four other locations they were seeking in California. Space has returned to market, vetting interest that has already developed.
- ❖ Other Ground Floor spaces
Still either vetting or negotiating interest for six of our vacant first floor suites



Occupancy Update - no change from last meeting

- 19 locations are under lease today (76,650 sf)
- 9 locations and pad P-02 remain available (16,545)
 - Pad P-02 is in negotiations

Current Occupancy Rate: 78.4%

■ Available Spaces:

113 – 1,102 sf

115 – 1,356 sf

117 – 1,468 sf

118 & 119 – 3,549 sf

Pad P-02 – 269 sf

133 – 3,062 sf

135 – 977 sf

137 – 1,414 sf

141 – 1,108 sf

232 – 2,240 sf

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Tenant Improvements Update

TJPA

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Tenant Construction Completed

Spring Fertility

- ✓ 2,541 square feet in Suite 222/224
- ✓ Rent Commencement was November 22, 2020, timely paid
- ✓ Signage installed last week of February, punch-list items first week of March
- ✓ Opening mid-March upon receipt of permits from DBI



Remaining Tenant Space Key Dates

Q4 2020 Turnover, Q3 2021 Opening

- Happy Lemon – 836 sf
 - Rent Commencement 2/10/2021
- Poke House – 1,075 sf

Q2 2021 Turnover, Q3 2021 Opening

- Charley's Philly Steaks – 971 sf
- Dim Baos – 1,950 sf
- Tycoon Kitchen – 687 sf
- Venga Empanadas – 691 sf

Q2/Q3 2021 Turnover, Q4 2021 Opening:

- Acquolina – 2,073 sf
- Per Diem – 3,256 sf
- Eddie Rickenbacker's – 2,300 sf

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Thank You

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