

Muni Court, 96,000 sqft; 160 parking spaces; 7000 Metropolis Drive; Not to exceed: \$31,278,785

	Base Rent/psf	Operating Expenses/psf	Annual Rent + Operating Expenses
Year 1	\$21.50	\$5.49	\$2,591,232
Year 2	\$21.67	\$5.71	\$2,663,921
Year 3	\$22.21	\$5.94	\$2,738,744
Year 4	\$22.77	\$6.18	\$2,815,767
Year 5	\$23.34	\$6.43	\$2,895,057
Year 6	\$23.92	\$6.69	\$2,976,685
Year 7	\$24.52	\$6.96	\$3,060,724
Year 8	\$25.13	\$7.24	\$3,147,249
Year 9	\$25.76	\$7.53	\$3,236,337
Year 10	\$33.57	\$7.83	\$3,328,069

\$29,453,785

Finish out

\$1,825,000.00

Development Services Department, 30,634 sqft; 122 parking spaces; 5202 Ben White; Not to exceed: \$5,631,141.88

Lease Term for 30,634 SF -	Annual Base Rent PSF X SF/YP	Annual Term Base Rent	Estimated Operating Expenses PSF	Estimated Annual OPEX	Annual Base Rent + Estimated OPEX
Year 1	\$18.00	\$551,412.00	\$5.99	\$183,497.66	\$734,909.66
Year 2	\$18.50	\$566,729.00	\$6.23	\$190,849.82	\$757,578.82
Year 3	\$19.00	\$582,046.00	\$6.48	\$198,508.32	\$780,554.32
Year 4	\$19.50	\$597,363.00	\$6.74	\$206,473.16	\$803,836.16
Year 5	\$20.00	\$612,680.00	\$7.01	\$214,744.34	\$827,424.34
Year 6	\$20.50	\$627,997.00	\$7.29	\$223,321.86	\$851,318.86
Year 7	\$21.00	\$643,314.00	\$7.58	\$232,205.72	\$875,519.72
Total Amount					\$5,631.141.88

Austin Energy, 28,860 sqft; 115 parking spaces; 5202 Ben White; Not to exceed \$5,305,045.46

Lease Term for 28,860 SF -	Annual Base Rent PSF X SF/YR	Annual Term Base Rent	Estimated Operating Expenses PSF	Estimated Annual OPEX	Annual Base Rent + Estimated OPEX
Year 1	\$18.00	\$519,480.00	\$5.99	\$172,871.40	\$692,351.40
Year 2	\$18.50	\$533,910.00	\$6.23	\$179,797.80	\$713,707.80
Year 3	\$19.00	\$548,340.00	\$6.48	\$187,012.80	\$735,352.80
Year 4	\$19.50	\$562,770.00	\$6.74	\$194,516.40	\$757,286.40
Year 5	\$20.00	\$577,200.00	\$7.01	\$202,308.86	\$779,508.86
Year 6	\$20.50	\$591,630.00	\$7.29	\$210,389.40	\$802,019.40
Year 7	\$21.00	\$606,060.00	\$7.58	\$218,758.80	\$824,818.80
Total Amount					\$5,305,045.46

Corridor Program Office; 20,105 sqft; 80 parking spaces; 5202 Ben White; Not to exceed: \$3,870,619.75

	Base Rent/psf	Operating Expenses/psf	Monthly Rent and Operating Expenses	Annual Rent + Operating Expenses
Year 1	\$19.25	\$5.99	\$42,287.50	\$507,450.20
Year 2	\$19.75	\$6.23	\$43,527.33	\$522,327.90
Year 3	\$20.25	\$6.48	\$44,783.88	\$537,406.65
Year 4	\$20.75	\$6.74	\$46,057.20	\$552,686.45
Year 5	\$21.25	\$7.01	\$47,347.28	\$568,167.30
Year 6	\$21.75	\$7.29	\$48,654.10	\$583,849.20
Year 7	\$22.25	\$7.58	\$49,977.68	\$599,732.05
Total			\$322,634.97	\$3,870,619.75

Austin Code Department; 43,394 sqft; 174 parking spaces; 5202 Ben White; Not to exceed: \$20,154,160.76 (ACD, EDD, HRD)

	Base Rent/psf	Operating Expenses/psf	Monthly Rent and Operating Expenses	Annual Rent + Operating Expenses
Year 1	\$19.25	\$5.99	\$91,272.05	\$1,095,264.56
Year 2	\$19.75	\$6.23	\$93,946.56	\$1,127,358.76
Year 3	\$20.25	\$6.48	\$96,655.74	\$1,159,868.85
Year 4	\$20.75	\$6.74	\$99,400.96	\$1,192,811.47
Year 5	\$21.25	\$7.01	\$102,183.66	\$1,226,203.91
Year 6	\$21.75	\$7.29	\$105,005.35	\$1,260,064.16
Year 7	\$22.25	\$7.58	\$107,867.58	\$1,294,410.95
Total			\$696,331.89	\$8,355,982.66

Economic Development Dept: 17,886 sqft; 72 parking spaces; 5202 Ben White; Not to exceed: see above

	Base Rent/psf	Operating Expenses/psf	Monthly Rent and Operating Expenses	Annual Rent + Operating Expenses
Year 1	\$19.25	\$5.99	\$37,620.22	\$451,442.64
Year 2	\$19.75	\$6.23	\$38,722.59	\$464,671.13
Year 3	\$20.25	\$6.48	\$39,839.25	\$478,071.03
Year 4	\$20.75	\$6.74	\$40,970.77	\$491,649.21
Year 5	\$21.25	\$7.01	\$42,117.73	\$505,412.80
Year 6	\$21.75	\$7.29	\$43,280.77	\$519,369.21
Year 7	\$22.25	\$7.58	\$44,460.51	\$533,526.16
Total			\$287,011.85	\$3,444,142.18

HRD, 41,021 sqft; 64 parking spaces; 5202 Ben White; Not to exceed: see above

	Base Rent/psf	Operating Expenses/psf	Monthly Rent and Operating Expenses	Annual Rent + Operating Expenses
Year 1	\$19.25	\$5.99	\$86,280.84	\$1,035,370.04
Year 2	\$19.75	\$6.23	\$88,809.10	\$1,065,709.17
Year 3	\$20.25	\$6.48	\$91,370.12	\$1,096,441.45
Year 4	\$20.75	\$6.74	\$93,965.22	\$1,127,582.60
Year 5	\$21.25	\$7.01	\$96,595.75	\$1,159,148.97
Year 6	\$21.75	\$7.29	\$99,263.13	\$1,191,157.58
Year 7	\$22.25	\$7.58	\$101,968.84	\$1,223,626.11
Total			\$658,252.99	\$7,899,035.92