

2020 HYBRID BUILDOUT FOR FINANCIAL ANALYSIS

July 20, 2020

Name	Property Code	Area (ac)	Parcel	2016 Plan Code	Office	Residential	Residential	Retail	Hotel	TOTAL GFA	Parking		Height
		(Source: TCAD)			(gsf)	(gsf)	(du)	(gsf)	(gsf)	(gsf)	Podium	Underground	(Ft)
Statesman	PR22	18.86	PR22-1	S1	684,000	452,700	370	111,800	220,000	1,468,500	156	1,679	
				BLDG 2	684,000	0	0	66,400	0	750,400	156	1,157	400
				BLDG 4	0	336,700	299	21,000	0	357,700	0	365	280
				BLDG 5	0	116,000	71	24,400	220,000	360,400	0	157	240
			PR22-2	S2	370,000	278,400	248	30,000	0	678,400	100	704	
				BLDG 1	0	278,400	248	14,000	0	292,400	0	302	240
				BLDG 3	370,000	0	0	16,000	0	386,000	100	402	240
			PR22-3	S3	0	372,600	331	8,200	0	380,800	0	292	
				BLDG 6&7	0	372,600	331	8,200	0	380,800	0	292	90/240
TOTAL					1,054,000	1,103,700	949	150,000	220,000	2,527,700			
Crockett	PR23	17.3	PR23-1	C3	0	287,225	262	10,000	0	297,225	210	52	180
			PR23-2	C4	0	370,250	336	30,000	0	400,250	375	0	200
			PR23-3	C2	0	367,350	362	19,000	0	386,350	247	123	240
			PR23-4	C1	340,900	0	0	20,000	0	360,900	460	460	110
			TOTAL		340,900	1,024,825	960	79,000	0	1,444,725			
DJ Interests	PR24	1.87	PR24-1	K31-33	0	202,348	238	14,300	0	216,648	342	0	100
			TOTAL		0	202,348	238	14,300	0	216,648			
World Class	PR16	6.09	PR16-1 & 16-2	H16,17,20	371,000	387,000	344	32,000	0	790,000	824	412	200
			TOTAL		371,000	387,000	344	32,000	0	790,000			
City of Austin (OTC)	PR14	1.71	PR14-1	F12	10,000	155,975	150	7,000	0	172,975	128	0	60
			TOTAL		10,000	155,975	150	7,000	0	172,975			
Crockett (Threadgill's)	PR13	1.56	PR13-1	G14/15	347,600	0	0	10,000	0	357,600	476	238	200
			TOTAL		347,600	0	0	10,000	0	357,600			
Austin Trust	PR12	0.92	PR12-1	D9	0	152,000	152	9,000	0	161,000	222	0	100
			TOTAL		0	152,000	152	9,000	0	161,000			
Riversouth	PR10	1.35	PR10-1	C6-8	330,000	0	0	18,000	0	348,000	772	96	195
			TOTAL		330,000	0	0	18,000	0	348,000			
Endeavor (Zax)	PR5 & PR6	1.71	PR5 & PR6	B3-5	250,000	0	0	10,000	0	260,000	520	0	200
			TOTAL		250,000	0	0	10,000	0	260,000			
Pearson	PR21	0.81	PR21	J22-23	153,000	0	0	10,000	0	163,000	163	163	100
			TOTAL		153,000	0	0	10,000	0	163,000			
DISTRICT TOTALS					2,856,500	3,025,848		339,300	220,000	6,441,648			

