

3150 Granger Way			34,360					
Total Rentable Square Feet								
Tenant Name	Square Feet	Number of Classrooms	Lease Term	Total Revenue	Average Revenue	Expected Revenue Start Date	Terms	
Stratford Schools	34360	Entire Campus	10 years	\$15,211,160	\$1,404,107.08	1-Jan-20	NNN Lease Use: Private School (K-5 and/or K-8) District retains the right to cancel at 3-years (Notice July 31, 2021) \$550,000 Termination Fee 12-month CUP Period	
815 Allerton Street			17,932					
Total Rentable Square Feet								
Tenant Name	Square Feet	Number of Classrooms	Lease Term	Total Revenue	Average Revenue	Expected Revenue Start Date	Terms	
Creative Learning Center	17932	Entire Campus	7 years	\$4,142,292	\$591,756.00	October 17th	NNN Lease Use: Nonpublic School for Autistic Students	
909 Roosevelt Ave			31,742					
Total Rentable Square Feet								
Tenant Name	Square Feet	Number of Classrooms	Lease Term	Total Revenue	Average Revenue	Expected Revenue Start Date	Terms	
FIVE COMMITTEE MEMBERS VOTED FOR THIS GROUP								
Kidz Konnect, Building Kidz and Immersion 5 LLC dba L'Academy	29346	Entire campus with the exception the District's existing Pre-School of 2,396 SF deducted. Also, it is assumed that Touchstone will sublesse their SF from this tenant	10 years	\$12,111,084 Assumes 3% annual adjustments	\$1,211,108.40	Unkown	This is a NNN lease Use: Early Childhood Development and Preschools	
District Preschool	2396		N/A	\$0	\$0.00			
TOTALS FORTHIS GROUP		31742		\$12,111,084	\$1,211,108			
FIVE COMMITTEE MEMBERS VOTED FOR THIS GROUP								
Challenge School	8,000 SF	To Be Determined	5 years with 3, 5-year options	\$1,529,031 Assumes 3% annual adjustments and 10-year lease	\$305,806.20	Upon receipt of approvals Conditional Use Permit, planning, and building permits for Tenant Improvement	This is a NNN lease assuming 8,000 SF Use: 200 preschool children age from 1.5 to 5.5 years old	
Redwood Children's Center	5,000 SF	To Be Determined	10 years	\$2,063,498 Assumes 3% annual adjustments and 10-year lease	\$206,349.80	Upon receipt of approvals Conditional Use Permit	This is a NNN lease assuming 5,000 SF Use: In addition to continuing the preschool, the are looking to expand their program by providing wrap around care for elementary age students.	
Boostan Kids	1,900 SF - 1,995 SF	To Be Determined	Not Stated	\$823,336 Assumes 3% annual adjustments and 10-year lease	\$82,333.60	Not Stated	This is a NNN lease assuming 1,995 SF Use: Early Childhood Education, language immersion, bilingual education, green living and natural food for all They need outdoor space as well	
Touchstone Learning	1,920 SF	To Be Determined	10 years	\$792,383 Assumes 3% annual adjustments	\$79,238.30	November 1, 2019	This is a NNN lease assuming 1,920 SF Use: Small Learning Center serving (severely to	
District Preschool	2396		N/A	\$0	\$0.00		profoundly) dyslexic students, ages six to eleven	
Unleased Space		12431						
TOTALS FORTHIS GROUP		31742		\$5,208,248	\$0		Note: Challenge skews totals as their total is for only 5 years	