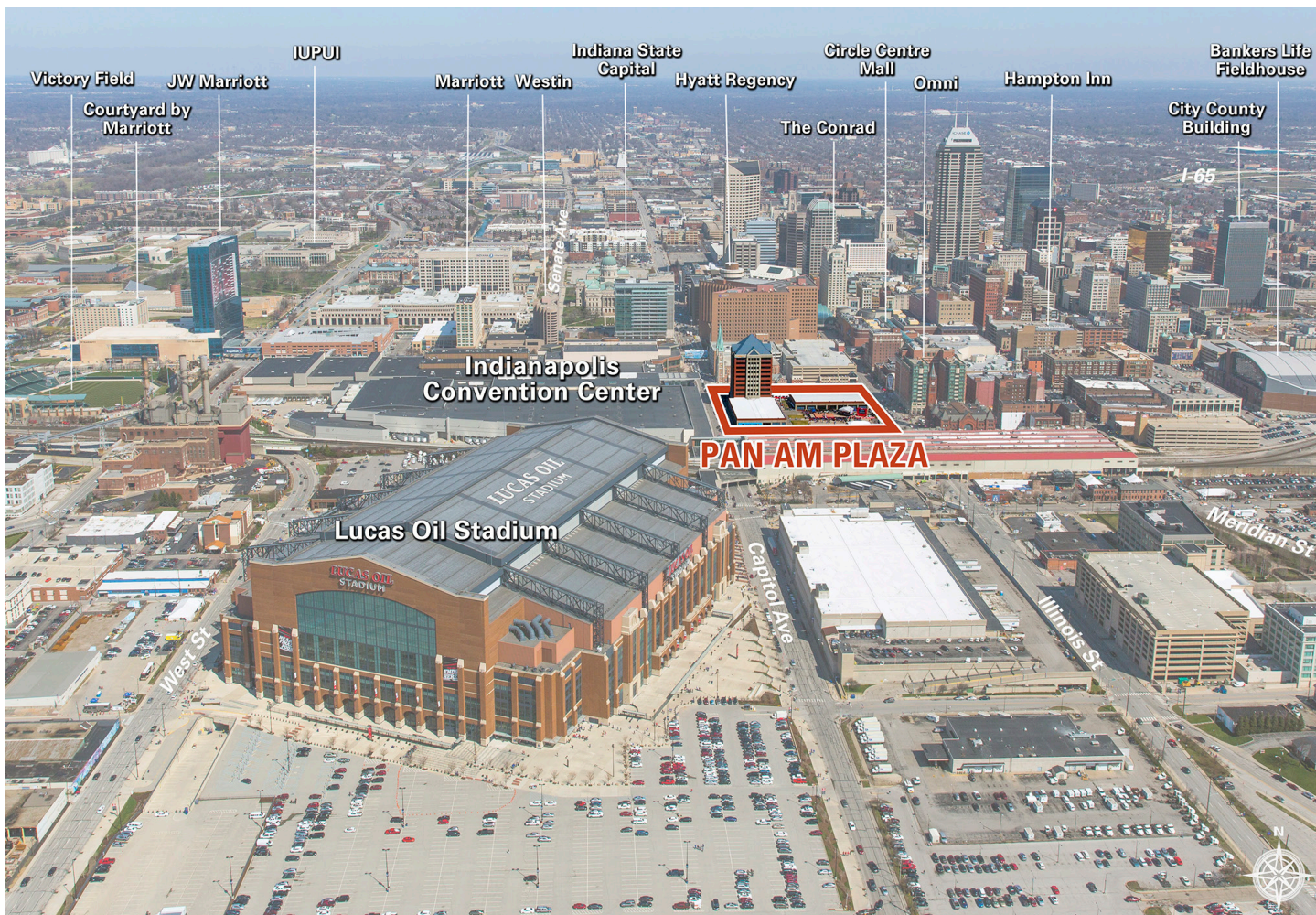


PAN AM PLAZA

201 South Capitol Avenue
Indianapolis, IN 46204



- Pan Am Plaza is strategically located between the 63,000 seat Lucas Oil Stadium, the main entrance to the Indiana Convention Center Complex, and Circle Centre Mall, a shopping, dining and entertainment destination.
- Indianapolis hosts 26 million visitors who provide \$4.4 billion in total economic impact annually, produce \$1.1 billion in tax receipts and generate 75,000 full-time equivalent jobs in Central Indiana.
- Pan Am Plaza hosted ESPN's Sports Center during Super XLVI and the Men's NCAA Final Four in March 2015.

	3 Mile	5 Mile	7 Mile
2016 Estimated Population	95,616	238,159	431,994
2021 Projected Population	100,973	244,336	440,551
2016 Estimated Households	39,459	96,142	175,135
Average Household Income	\$48,389	\$44,982	\$50,062

LEASING CONTACTS

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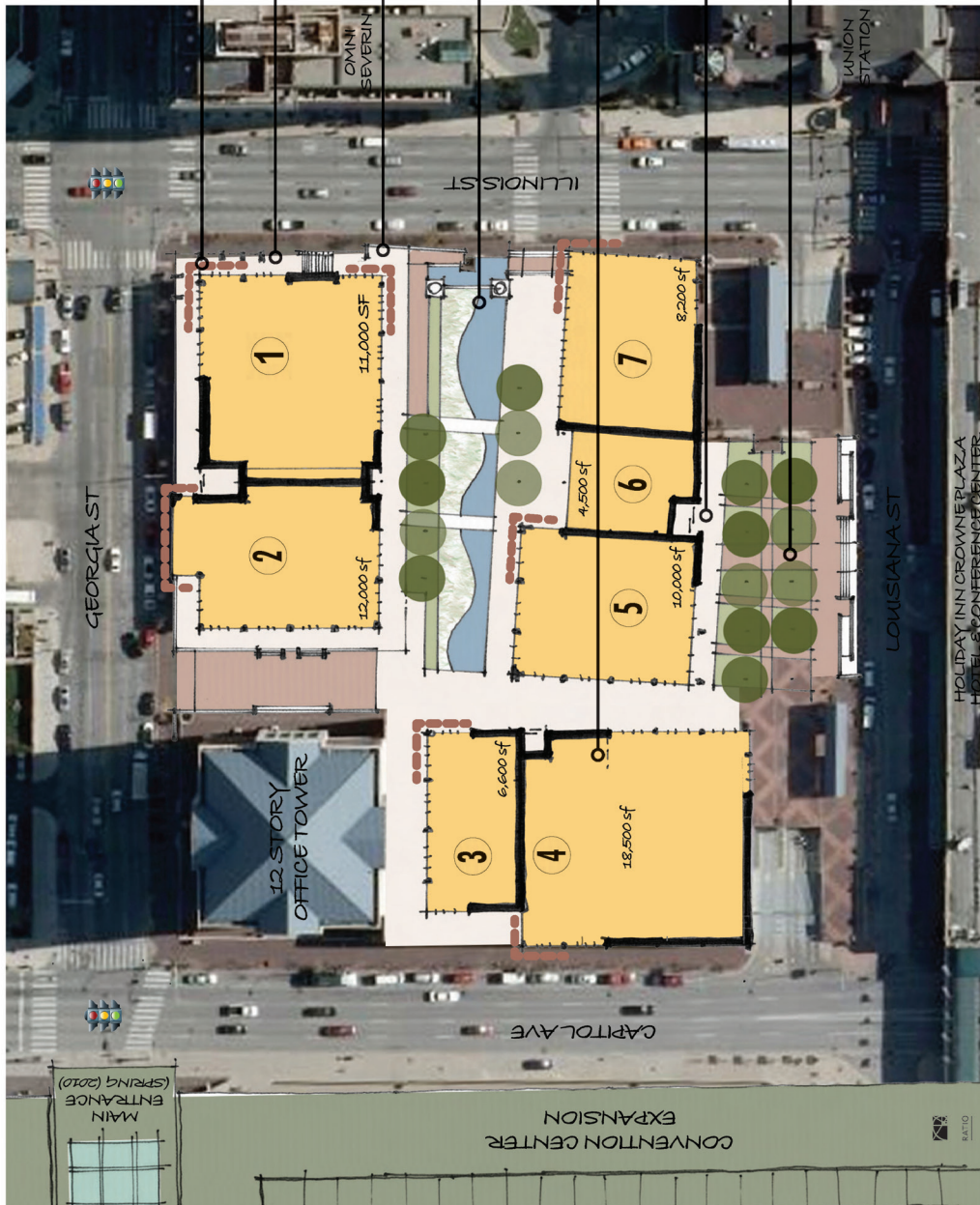
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gpoetz@kiterealty.com
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Indianapolis, IN 46204

PAN AM PLAZA

SCHEME 01
DECEMBER 21, 2007



PRIMARY VISUAL CORNERS (TYPICAL)

- Layout attempts to maximize visibility to all major restaurant/entertainment venues.

CORNER STREETSCAPE

- Current understanding of the garage and plaza suggest that the plinth on the corner of Illinois Street and along Georgia Street could be eliminated in whole or in part.

LEASEABLE OUTDOOR SPACE (TYPICAL)

- Plan provides for ample walks and outdoor seating within areas that can be part of the lease to individual tenants.

PAN AM MEMORIAL SPACE

- Public area provides for the relocation of Pan Am Memorial elements as well as a feature that will help draw people into the plaza.

RESTAURANT / RETAIL / ENTERTAINMENT

- The existing west ice rink building provides the best location for this use due to its columnless space and optimal dimension.

SERVICE AREAS (TYPICAL)

- Architecturally disguised areas provide service entries within reasonable distances to ramps and street frontage.

SOUTH PUBLIC SPACE

- Public area provides transition from garage elevators to active area; acts as additional frontage for restaurants; and provides buffer to hotel.