

### ALC/AEO Lease Space Comparison Chart

Name	Address	SF	Yearly Term	Rate	Parking	Est. Opr. Exp	Estimated Buildout	Costs	Total Term Costs	Annual Cost Comp.	Monthly Cost Comp.	Educational Benefit	Notes
Tech Village	11 E Superior St.	12445	3	\$ 23.18	Included	included	\$ 6.70	\$ 29.88	\$ 1,115,569.80	\$ 371,856.60	\$ 30,988.05		1) Can be completed by end of October if executed agreement by 6/23/21 2) No cleaning included 3) Site Security included 4) Assumes \$500k Buildout, Landlord contributing \$250k 5) 25 Parking Stalls
Radio Central	14 E Central Entrance	12502	7	\$ 21.00	included	\$ 4.25	\$ 17.00	\$ 42.25	\$ 3,697,466.50	\$ 528,209.50	\$ 44,017.46		1) Building ownership complexity (current owner needing to sell to developer due to urgent health complications) 2) Ready Spring 2022 if executed agreement by 6/23/21 3) No cleaning or plowing included 4) Assumes a buildout budget of \$1.17 w/\$130k Design
Radio Central	14 E Central Entrance	12502	10	\$ 21.00	included	\$ 4.25	\$ 13.25	\$ 38.50	\$ 4,813,270.00	\$ 481,327.00	\$ 40,110.58		1) Building ownership complexity (current owner needing to sell to developer due to urgent health complications) 2) Ready Spring 2022 if executed agreement by 6/23/21 3) No cleaning or plowing included 4) Assumes a buildout budget of \$1.17 w/\$130k Design
Radio Central	14 E Central Entrance	12502	15	\$ 21.00	included	\$ 4.25	\$ 10.00	\$ 35.25	\$ 6,610,432.50	\$ 440,695.50	\$ 36,724.63		1) Building ownership complexity (current owner needing to sell to developer due to urgent health complications) 2) Ready Spring 2022 if executed agreement by 6/23/21 3) No cleaning or plowing included 4) Assumes a buildout budget of \$1.17 w/\$130k Design