



KATZ & ASSOCIATES

SPRING 2017

T E N A N T
REPRESENTATION

P O R T F O L I O
MANAGEMENT

S T R A T E G I C
PLANNING

L A N D L O R D
REPRESENTATION

NEW YORK | BOCA RATON | CHARLOTTE | LONG ISLAND | NAPLES | ORLANDO | NASHVILLE

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A NOTE FROM OUR | CEO



Times are changing but the strong survive and frequently flourish in times of uncertainty. Our business requires self-motivation, creativity and a genuine desire to succeed. I am proud to be leading our group of dedicated, hungry individuals that are learning to adapt to these times and are giving 100% to our mission to give clients the highest and best service day in and day out. We have accomplished a great deal in the last 12 months and have grown accordingly. In summary, we have a team of 22 retail brokers in 3 HUB offices, 116 retail clients, over 8 million square feet of agency assignments and most importantly, 1 wedding and several babies in 12 months! Please call, email or stop by our booth in Vegas, South Hall 2634, to learn more about our group.

BRIAN KATZ | CEO
 briankatz@dkatz.com | 845.735.2382

KATZ EVENTS



KATZ BROKER SUMMIT
 January 2017
 Boca Raton | Florida



XTREME ACTION PARK TEAM BUILDING
 January 2017
 Fort Lauderdale | Florida



CAROLINAS ICSC KATZ COCKTAIL PARTY
 March 2017
 BLT Steak
 Charlotte | North Carolina

FUTURE EVENTS

- **Charlotte | NC Six on Six - Volleyball Tournament**
 May 2017
- **Las Vegas RECON - Katz Cocktail Party**
 May 2017
- **Florida ICSC - Katz Cocktail Party**
 August 2017
- **Katz Company Conference**
 Delray Beach, FL
 October 2017

Also Attending the:

ICSC Tennessee/Kentucky **idealexchange**

ICSC FLORIDA CONFERENCE & DEAL MAKING

ICSC SOUTHEAST CONFERENCE & DEAL MAKING

ICSC NATIONAL NEW YORK DEAL MAKING



#ICSCRECON **RECON BOOTH S2634**
LAS VEGAS CONVENTION CENTER
LAS VEGAS | MAY 21 - 24 2017



EXPANDING OUR TALENT

IN OUR NEW NASHVILLE TN OFFICE

EMILY SCHNELLER



Nashville Market

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HOLLY BUCHANAN



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IN OUR NY OFFICE

BRETT HOFFMAN



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IN OUR FL OFFICE

NICOLE FONTAINE



FL Market

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NORTHEAST

Katz Northeast continues to bolster a strong tenant rep roster including dominant retailers such as Floor & Decor, DSW, Saks Fifth Avenue OFF 5TH, CoreLife Eatery and First Watch. We have also seen amazing growth in our agency business led by Amy Staats, Jonathan Greenberg and Donny Moskovic. We will be bringing 6 new projects totaling over 1M square feet to market in Vegas in addition to our existing 1.1M square feet of other active projects. Some of our newest Landlord clients include: Urban Edge, Regency Centers and WRDC. We are also continuing to focus energy in the fast casual sector and have several new deals with First Watch, led by Hugh Scullin in Philadelphia/South New Jersey and CoreLife Eatery, led by Anthony Russo on Long Island to be opening soon.

FEATURED PROPERTIES

Middletown Marketplace Middletown | NJ



JONATHAN GREENBERG
jonathangreenberg@dkatz.com
BRETT HOFFMAN
bretthoffman@dkatz.com

Willowbrook Mall REDEVELOPMENT OF SEARS BOX Wayne | NJ



AMY STAATS | amystaats@dkatz.com
BRIAN KATZ | briankatz@dkatz.com

The Shoppes at Hamilton Hamilton | NJ



HUGH SCULLIN | hughscullin@dkatz.com
AMY STAATS | amystaats@dkatz.com

Hanover Commons East Hanover | NJ



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JONATHAN GREENBERG
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Fashion Center Paramus | NJ



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Nanuet Shoparama Nanuet | NY



DONNY MOSKOVIC
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Floor & Decor is a multi-channel specialty retailer of hard surface flooring and related accessories, offering a broad in-stock assortment of natural stone, laminate, wood and tile flooring as well as decorative accessories. On April 27th, Floor & Décor became a public company through an IPO that was received with great enthusiasm. The market recognized outstanding management in a category that continues to enjoy success in a difficult retail environment. Floor & Decor operates 72 warehouse-format stores across 17 states. The stores average approximately 72,000 SF, which is typically larger than any specialty retail flooring competitors' stores. Floor & Decor continues to seek high quality locations in North/Central NJ, Long Island and Westchester County, NY & CT.

Contact Brian Katz for more details.



Founded in 1983 in Pacific Grove California. First Watch specializes in award-winning, made-to-order Breakfast, Brunch and Lunch. A recipient of more than 200 "Best Breakfast" and "Best Brunch" accolades, First Watch offers traditional favorites, such as omelets, pancakes, sandwiches and salads, and unique specialty items like Quinoa Power Bowls & Avocado Toast. Earning top ratings in taste, service, value, and menu choices First Watch was named the 2016 top Family Dining restaurant by Consumer Reports, a 2015 Top Consumer Pick by Nation's Restaurant News and a 2014 Top Franchise Value by FSR Magazine. First Watch currently operates 275+ locations with plans to open additional franchise and company owned restaurants.

Contact Hugh Scullin for new DE, NJ and PA opportunities.



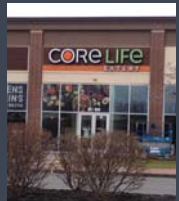
CURRENT CLIENTS



FEATURED RETAILER

CORELIFE EATERY CoreLife Eatery brings clean, healthy and great tasting foods to everyone every day. Featuring hearty bowls that are complete meals in themselves featuring greens, grains and bone broths.

All of their ingredients are free of GMO's, trans fats, artificial colors, sweeteners and other artificial additives. Using chicken and steak that are sustainably raised, and never ever given antibiotics or hormones. CoreLife Eatery buys local when and where they can. Also believing that hiring local team members to prepare their food, and paying them well, is much better than having it come "ready to eat" from a manufacturing plant across the country. Contact Anthony Russo for new opportunities in Long Island NY.



MID-ATLANTIC

The grocery wars continue in the Carolinas leading with The Fresh Market, Publix and some "new to market" grocers: Lidl, Sprouts and Wegmans. Katz continues to help The Fresh Market expand in the Carolinas entering new and existing trade areas with a recent opening in Columbia, South Carolina. For more information on The Fresh Market, contact Julie Gardner.

We are excited to announce that The Habit Burger, a fast casual restaurant concept, is coming into North Carolina and will bring competition to the better burger category. Contact Margot Bizon and Lindsay Stafford if you want this awesome new concept in your shopping center.

Regarding casual dining, Emily Schneller & Margot Bizon are the lead brokers working with First Watch in their further expansion into Eastern Tennessee. Please contact Emily and Margot for more information.

We have opened a new office in Nashville, TN to extend our reach in the Tennessee and Kentucky markets by hiring top brokers, Emily Schneller and Holly Buchanan. Their years of expertise is critical to our clients' expansion in these markets. They have added many new retailers to our Katz roster such as Burlington Stores, Carter's | OshKosh B'gosh, Kilwins, Kay Jewelers, Jared Jewelers, National Vision | America's Best, Rack Room Shoes, FedEx Office, Hibbett Sports, Penn Station East Coast Subs, Qdoba, Maurices and Orangetheory Fitness. Please contact these ladies to help you in these markets.

Burlington

Burlington is a leading off-price apparel and home product retailer. Operating 567 stores in 45 states and Puerto Rico, where you'll find a large assortment of current, high-quality, designer and name-brand merchandise at up to 65% off other retailers' prices. With choices from a large selection of coats, clothing, and shoes for the entire family. Don't forget Burlington's great assortment of linens and home décor and in the Baby Depot, you'll find everything you need for baby, from baby bottles to cribs. **Currently expanding in Middle and East Tennessee, seeking approximately 40,000 SF, with the help of Katz & Associates' Emily Schneller.**



ENTERING NEW MARKETS



Contact | Margot Bizon
Lindsay Stafford

PET SUPERMARKET

Pet Supermarket has it all for your furry friends. Selling more than 8,000 pet care products and services on their website and in over 170 stores located in a dozen states. Specializing in pet food, toys, medicine and clothing. In addition, Pet Supermarket works with area organizations to host adoptions and related events for animal welfare. With the help of Julie Gardner, Pet Supermarket is focused on their expansion in North Carolina & South Carolina. **Contact Julie for more information. Marty Hennessy, of Katz & Associates, additionally represents Pet Supermarket in Alabama, Florida and Tennessee.**



CURRENT CLIENTS



RECENTLY DONE DEALS

PET SUPERMARKET

Hickory | NC



Charlotte | NC

francesca's COLLECTIONS

Chapel Hill | NC

Northlake Mall
Charlotte | NC

Patrick Henry Mall
Newport News | VA

CYCLEBAR

North Hills
Raleigh | NC



Hilton Head | SC

FIRST WATCH THE DAYTIME CAFE

Johnson City | TN



Spartanburg | SC

bevello

Wilmington | NC



Charlotte | NC

SOUTHEAST

2017 is starting off in the right direction for the Boca Raton office. We are continuing to grow our team with the addition of Nicole Fontaine (formerly with CBRE) to our leasing department – with her added experience to our rapidly growing division, we’re sure to be the company everyone thinks of when it comes to leasing. In addition we have expanded our admin and research team with the recent hiring of Hannah Mashburn, Sarah Hennessy and Lisa Lawson. Our landlord portfolio has grown to well over 5 million square feet with the recent first quarter additions of over 1.5 million square feet.

Our deal making in the tenant representation market is not slowing down. Rounding out this quarter, City Mattress has Broward County in mind as it seeks expansion and signed its first deal with David Emihovich. Cooper’s Hawk Winery and Restaurant, also represented by David Emihovich, not only opened a new location in Doral in March but also opened in Palm Beach County at The Gardens Mall, dominating the tri-county in just a span of a few short months. Other notable clients are not slowing down either – Five Below opened in Stuart and most recently Palm Beach Gardens, represented by Marty Hennessy and Jon Cashion along with the ever popular Chick-fil-A who has every intention of opening more locations this coming year. ULTA Beauty has pulled Katz & Associates in to help with the expansion in Tennessee and Marty Hennessy has already locked down two locations in Johnson City and Bellevue.

We’re enthusiastic about the months to come and feel that the South Florida office will have its best year yet with added team members, booming retail growth and new landlord leasing relationships.



RECENTLY DONE DEALS



Dania Pointe
Dania Beach | FL
CityPlace - Doral | FL
Coconut Creek | FL
Palm Beach Gardens | FL
Pembroke Pines | FL



Dania Pointe
Dania Beach | FL



Stuart | FL
Palm Beach Gardens | FL
Ft. Lauderdale | FL
St. Cloud | FL



Shoppes at St. Lucie West
Port St. Lucie | FL



Johnson City | TN
Bellevue | TN
Naples | FL
Old Mar | FL
Pace | FL



St. Petersburg | FL
Weston | FL
Jacksonville | FL
Lake City | FL
West Delray | FL



Pembroke Pines | FL



Royal Palm Beach | FL
Lake City | FL
Northlake | FL
Riverland
Miami | FL

CURRENT CLIENTS



RESTAURANT CLIENTS



The Habit, America’s “best tasting burger” by one of America’s leading consumer magazines, has been operating under the same philosophy since 1969: Always deliver high-quality food and great service at reasonable prices. Originally out of Santa Barbara, CA, the company has grown to over 175 restaurants in 10 states.

The concept is a gender-neutral burger-centric fast casual restaurant that specializes in preparing fresh, made-to-order chargrilled burgers, freshly prepared salads and an appealing selection of sides, shakes and malts. Through their company’s mission “to become everyone’s favorite Habit, one burger at a time,” they are on their way to reach their estimated potential of over 2,000 locations nationwide.

Contact Paige Eber for opportunities in Florida.



We are excited to continue work with Ford Fry, an excellent restaurateur out of Atlanta, on expanding El Felix, Superica and The Optimist concepts. Currently focusing on the Jacksonville, Orlando, Tampa, Southwest Florida and Tri-County markets. For additional information on locations in Florida, contact Paige Eber or Marty Hennessy.

Daniel Solomon, Vice President of Real Estate, represented UPH Golden Glades, LLC in the procurement of the 20 Year Ground Lease with *TopGolf* in Miami Gardens, FL.

TopGolf is under construction and is expected to open on the 15.32 Acre site by the end of 2017. This will be their first location in South Florida. Furthermore, Katz & Associates was awarded the sale listing on the property and has seen tremendous demand with several written offers.



FIRST QUARTER 2017 | FLORIDA GAINS 1.6+ MILLION SF

- Shoppes at St. Lucie West: 390,000 SF with approx. 140,000 SF available
- Westfork Pembroke Pines: 386,000 SF with approx. 25,000 SF available
- Ocean Mall – Singer Island: 70,000 SF with approx. 30,000 SF available
- Shoppes of Hillsboro: 70,000 SF with approx. 9,000 SF available
- 4 signed T-Mobile locations at Jupiter Farms Shopping Center, at the Shops at Lake Worth, North Lauderdale Walmart and in Parkland
- Completing the transaction with BurgerFi at Pompano Pier Park for 2,200 SF
- Executing a deal with Elegant Beauty Supplies at 1255 Palm Beach Lakes Blvd in West Palm Beach

FEATURED PROPERTY LISTINGS

BOCA RATON | FL
RESTAURANT FOR LEASE

- 7,354 SF Freestanding building
- Parcel size: 2.53 +/- Acres
- Location: Fronting on Military Trail just north of Glades Road



Roxanne Register | 561.869.4346 | roxanneregister@dkatz.com

PORT ST. LUCIE | FL
SHOPPES AT ST. LUCIE WEST

- Phase III Coming September 2018 - up to 140,000 SF
- Existing highly visible endcap and inline space from 1,180 SF – 12,000 SF



Jon Cashion | 561.869.4342 | joncashion@dkatz.com

MIAMI | FL
57TH AVE SHOPPES

- 2.21 Acres available for ground lease, retail or mixed-use retail/self storage
- First floor retail with parking on the first floor
- Second floor gym with potential hotel/self-storage on top and a parking structure



Daniel Solomon | 561.869.4351 | danielsolomon@dkatz.com

BOYNTON BEACH | FL
ONE BOYNTON

- Mixed-use development featuring 494 luxury rental residential units that are 98% occupied and 41,067 SF of retail, office and restaurant space
- +/- 19,267 SF Available



Nicole Fontaine | 561.869.4350 | nicolefontaine@dkatz.com

FORT MYERS | FL
DOLLAR TREE NN INVESTMENT

- 9061 College Pkwy, Fort Myers, FL 33919
- Outparcel to Walmart Neighborhood Market center
- Highly visible freestanding building



Paige Eber | 561.869.4341 | paigeeber@dkatz.com

WELLINGTON | FL
RESTAURANTS AT THE MALL AT WELLINGTON GREEN

- Prominent, Super-Regional Fashion Center located at the geographic center of affluent Palm Beach County
- 1.3M SF, 150+ specialty stores & restaurants



Roxanne Register | 561.869.4346 | roxanneregister@dkatz.com

Nicole Fontaine | 561.869.4350 | nicolefontaine@dkatz.com

PEMBROKE PINES | FL
WESTFORK PLAZA | PARAISO PARC

- Dominant shopping center in one of the highest income trade areas in South Florida
- Two prime end-caps available



Jon Cashion | 561.869.4342 | joncashion@dkatz.com

NORTH LAUDERDALE | FL
OUTPARCEL, INLINE & BOX SPACE

- Coming soon – 40,000 SF of inline or box space
- 1.12 Acre corner Out-parcel available
- Inline space divisible to 1,500 SF



Daniel Solomon | 561.869.4351 | danielsolomon@dkatz.com

TARPON SPRINGS | FL
US HIGHWAY 19 & KLOSTERMAN ROAD

- Approximately .91 Acres
- Over 80,000 Vehicles Per Day at the intersection
- Available for Lease or Build to Suit



David Eggatz | 561.869.4344 | davideggatz@dkatz.com

WEST COCOA | FL
2.42 ACRES OFF I-95 & 520

- Main intersection to Florida's famous Cocoa Beach and approx. 10 miles from Port Canaveral
- Traffic counts: I-95 52,500 VPD
King Street 23,000 VPD



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NORTHEAST

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MID-ATLANTIC

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