

1) What does it currently takes to operate the RBTC – 900 S. Wilmington Street? Operational overhead, maintenance, etc.

Acct Code	Account Description	Amount	Justification
701010	Ops & Maint. Supplies	8,000	Based on Operational Cost of \$.40 per SF (20,000)
709030	Security Services	764	Includes ASG Fire/Burg System(s) - \$22 per month for monitoring + \$20 per month for maintenance \$65 per biannual pull station testing + \$130 for annual inspections
709900	Service Contracts-Other	63,900	Based on FY15 Service Contract Encumbrance for: (1) Sprinkler \$175; (12) Fire Extinguishers \$300; (2) Backflow \$200; (1) Climate Control \$250; Glass Replacement / Vandalism \$500; Fire Alarm \$900; Periscope Software Maintenance \$250; Emergency Services \$500; Lawn Care \$7,850; Elevator \$1,585; Security Guard \$35,000; Janitorial Services \$15,250, Pest Control \$1,140
713020	Electric Service	29,960	Electric Services based on FY14 Actuals
713050	Tele/Comm (Hard Line)	1,935	[(2) Security system lines + (1) Burg at \$36.75 per line + \$17 per line long distance charges] * 3 * # mos
714010	Repairs-Bldgs/Structure	8,000	Based on Repair Cost of \$.40 per SF (20,000)
778980	To Fd 460 Stormwater	3,000	Stormwater Reimbursement Fees for facility usage only
799210	To Fd 310 Water/Sewer	4,200	Water / Sewer Fees associated with impervious services for facility usage only
TOTAL		\$119,759	

2) The square footage of the facility? How many offices are actually in the space?

- o Heated SF = 17,320.00
- o Rentable SF = 8,545.75
- o # Rooms 41
 - o 2 Conference Rooms
 - o 1 Board Room
 - o 1 Computer Lab
 - o 1 Break Room
 - o 36 Suites

3) How many tenants do we currently have? How much do each of them pay per month?

Type of Room	Suites	SF	Rate	Monthly	Annual	Occupied	Mailbox #	Tenant	Contact
			Per SF						
Office	203	133.22	\$3.97	\$529.34	\$6,352.04	Y	31	Tri City of Raleigh	Yehia Hussein
Office	207	137.21	\$2.43	\$333.72	\$4,004.67	Y	27	J2 Associates, LLC	John Johnston
Office	210	135.88	\$2.43	\$330.73	\$3,968.78	Y	22	G.I. Jane	Ida Morton
Office	213	145.84	\$2.54	\$370.80	\$4,449.58	Y	10	FYI Technology, Inc	Pam Washington
Office	216	268.33	\$2.35	\$629.45	\$7,553.38	Y	18	Rock Security Enforcement Task	Mervin Vaught
Mailbox	X	X	X	\$20.00	\$240.00	Y	9	Marcus Properties	Tim Washington
Total Rentable SF				\$2,214.04	\$26,568.45			6	

4) How much additional land does the City own outside of the footprint of the building?

- o Deeded Acres = 3.06 Acres
- o See attached map



Business Center

PIN: 1703648893
Real Estate ID: 0102235
Map Name: 1703 15
Owner: RALEIGH CITY OF
Mailing Address 1: PO BOX 590
Mailing Address 2: RALEIGH NC 27602-0590
Deed Book: 002867
Deed Page: 00089
Deed Date: 10/03/1980
Deeded Acreage: 3.06
Assessed Building Value: \$2,164,470
Assessed Land Value: \$2,999,115
Total Assessed Value: \$5,163,585
Billing Class: Exempt
Property Description: RCMB CITY OF RALEIGH
PROPERTY BM1998 -01382
Heated Area: 17320
Site Address: 900 S SALISBURY ST
City: RALEIGH
Township: Raleigh
Year Built: 1999
Total Sale Price: \$0
Type and Use: OFC GROSS
Design Style: Conventional
Land Class: COMM
Old Parcel Number: --



0 50 100 200 Feet
1 inch = 100 feet

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