



LANDMARK 599,107-SQUARE-FOOT BUILDING IN THE HEART OF THE CENTRAL BUSINESS DISTRICT

DOWNTOWN HOUSTON RELEASES 20-YEAR VISION PLAN

Plan Downtown: Converging Culture, Lifestyle & Commerce
outlines strategies for future planning, development & design



HOUSTON, TX — The Houston Downtown Management District (Downtown District) and Central Houston, Inc. have released *Plan Downtown: Converging Culture, Lifestyle & Commerce*. This 20-year vision plan outlines recommendations for both short-term and long-term planning, development and design that will improve the visitor appeal, business climate, livability and connectivity within and around Downtown Houston leading up to the city's bicentennial in 2036.

"Plan Downtown should be considered

a framework for our collective actions over the next 20 years," said Bob Eury, Executive Director of the Downtown District. "The Plan's recommendations challenge us to continue — and even accelerate — Downtown's current development, and to capitalize on the opportunities and address the challenges of the future."

Plan Downtown is broken down into four pillars: Downtown is Houston's greatest place to be; Downtown is the premier business and government location; Downtown is the standard for urban livability; and Downtown is the innovative leader in

connectivity. The Plan considers these interdependent goals in nearly 150 recommendations, ranging from big-picture ideas to small, localized upgrades that would subtly improve the quality of urban life.

The Plan's strategic recommendations include: *(continued on Page 2)*

Creating a Green Loop, a 5-mile transportation and recreation circuit that connects Downtown to adjacent neighborhoods.

Enhancing walkability of Downtown through the

ARS LYRICA HOUSTON HOSTS A ROMAN FEAST GALA

Ars Lyrica Houston's Spring Gala aims to raise funds for first its fully staged opera production



Ars Lyrica Houston's A Roman Feast gala will take place on Saturday, March 3, 2018 in the historic Esperson building in downtown Houston. The glamorous evening will begin with cocktails and hors d'oeuvres at the contemporary Rusk Lobby, followed by an intimate performance of arias by rising opera countertenor, Aryeh Nussbaum Cohen accompanied by Matthew Dirst on the harpsichord. The Feast will be served in the Art Deco Mellie Lobby with all things Roman themed and catered by Morton's Steakhouse. The night will conclude in the Rusk Lobby with an Italian Disco after party including dancing and drinks.

Proceeds from this gala will support the 2018/19 Ars Lyrica Houston production of Handel's first operatic masterpiece, *Agrippina*. Since incorporation in 2003, Ars Lyrica has given the local premieres of many major works by Handel, including *La Resurrezione*, *Susanna*, *Il Trionfo del Tempo*, and *Jephtha*. Its production of *Agrippina* will be the organization's first full-length operatic endeavor and its most ambitious Handelian project to-date.



Aryeh Nussbaum Cohen

Gala Sponsors: The Antiquarium Antique Maps and Prints Fine Custom Framing, Spindletop Design and Workhorse Printmakers, Cameron Management, Morton's Steakhouse

CLASSIC BUILDINGS . . . CLASS A SERVICE . . . CONNECTING THE DOTS

(continued from Page 1)

development of Downtown Design Guidelines and the addition of new destinations.

Establishing an Innovation District as the center for technology and entrepreneurship in the Houston region by strengthening connections between businesses/funders and entrepreneurs and pursuing partnerships with area universities.

Building 12,000 additional Downtown residential units to support population growth from 7,500 to 30,000 over the next 20 years, and enhance the area amenities available to current and future residents.

Adapting to autonomous vehicles by positioning Downtown to benefit from new technologies.

With funding from the Downtown District, Downtown Redevelopment Authority / TIRZ No. 3 and Houston First Corporation, Asakura Robinson led the Plan Downtown effort with consultants Sasaki, Traffic Engineers,

Inc. (TEI) and HR&A Advisors. In addition to a core leadership team that included representatives from the City of Houston, Harris County, Central Houston, Downtown District, Downtown Redevelopment Authority / TIRZ No. 3, Buffalo Bayou Partnership and Theater District Houston, along with representatives from East Downtown, Greater East End, Greater Northside and Midtown Management Districts, the consultants tapped a larger 166-member steering committee of elected officials, community leaders and area residents to provide input to frame plan recommendations.

Project representatives engaged stakeholders in a series of topic-focused meetings, public workshops, online surveys and text campaigns. Eighteen months of public input and expert analysis led to a detailed and adaptable roadmap that identifies stakeholders' areas of responsibility, designates a phasing strategy and pinpoints funding opportunities for projects and concepts. Findings relate to the core principals of Plan Houston, the city's first General Plan, adopted by Houston City Council in

the fall of 2015.

The final plan is available for download at downtowndistrict.org. Media can access the digital press kit by visiting bit.ly/plandowntownhou.

ABOUT DOWNTOWN DISTRICT

The Downtown District was formed in 1995 for the purpose of revitalizing the urban core of the country's fourth largest city. Over the past decade, the Downtown District has used a combination of public funds and private resources to catalyze area improvements focusing on the city blocks bordered by Interstate 10, Highway 59 and Interstate 45.

The Downtown District operates under the leadership of a 30-person board of directors who oversee the implementation of the District's strategic initiatives. Funding for the Downtown District comes from a special assessment on all downtown property owners.

For more information visit downtowndistrict.org or downtownhouston.org.



gympass.com

"Gympass chose The Esperson Buildings as our Operations Center in the U.S. for many reasons. We were first impressed by the great attentiveness of Cameron Management and quality of their relationship throughout the leasing process. We learned about building amenities that help support the infrastructure of our hyper-growth startup, such as in-house internet providers, vast building management staff, tunnel access, among many more. We are thrilled to be part of Esperson and look forward to thriving in our future together!" - April Espinoza | Human Resources Manager

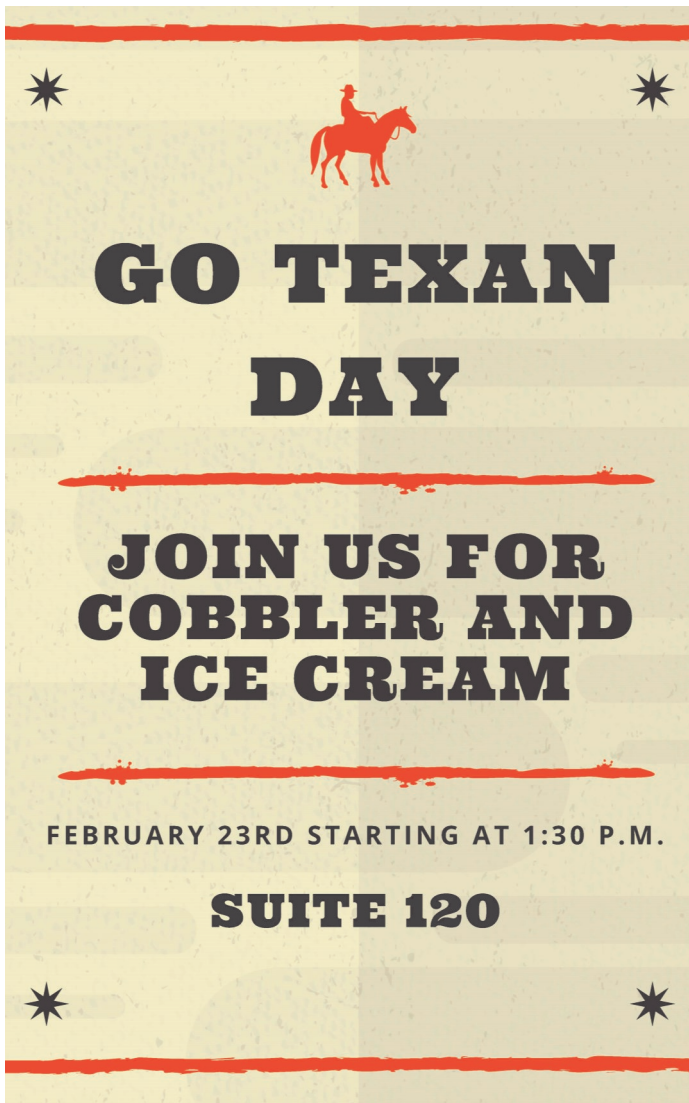
Greetings from Kathy Gonzalez...



"We strive to make Esperson a great place to work. My door is always open and you can email your concerns to kathy@cameronmanagement.com."

This Winter, Cameron Management would like to welcome our newest tenants to Esperson: Gympass, Stewart J. Guss, Taylor Hopkinson, Altair Engineering, Pearl Exploration and Golden Section Technology. We would also like to thank our tenants who participated in our 2018 Blood Drive as well as those who attended our annual Christmas breakfast. We look forward to seeing everyone at "Go Texan Day" on February 23!

~ Kathy



CUPOLA TOURS

Once a month, Cameron Management conducts a tour of the Esperson Cupola for tenants. Reservations are required for the tour and begin in the Niels Lobby at 10:00 a.m. lasting approximately 20 minutes.

Upcoming Tour dates:
1/24, 2/23 & 3/30

As a courtesy to those on the waiting list,
please cancel within 24 hours.

*Tour groups are limited to 10 people.

For reservations:
lory@cameronmanagement.com

Esperson Blood Drive

Thanks to all those who donated blood for our annual blood drive. We had a total of 18 participants. Your support is truly making a difference in the lives of others!



Gulf Coast Regional
Blood Center
www.giveblood.org

Esperson Christmas 2017



**Property Management Office:****Cameron Management**

808 Travis, Suite 102
Houston, TX 77002
713.224.1663 (24 hour line)
713.224.0510 - Fax

Hours:

Monday - Friday
8:00am - 5:00pm

Property Manager

Kathy Gonzalez
kathy@cameronmanagement.com

Tenant Liaison

Lory Margraves
lory@cameronmanagement.com

Property Mgmt. Assistant

Katherine Herrington
katherine@cameronmanagement.com

Director of Projects

Brandon Johnson
brandon@cameronmanagement.com

Director of Engineering

Allan Fuller
allan@cameronmanagement.com

Chief Engineer

Shaune Greenwood
shaune@cameronmanagement.com

Security Supervisor

Chad Smith
713.224.1663

Platinum Parking Manager

George Villarreal
713.227.6925
gcillarreal@platinumparking.us

Director of Marketing

Jano Nixon Kelley
jano@cameronmanagement.com

Marketing & Leasing Cord.

Madeline M. Gregory
madeline@cameronmanagement.com

President

Dougal Cameron
dougal@cameronmanagement.com

Cameron Management

@ Esperson is the quarterly publication of Cameron Management for tenants of Esperson. It is our desire to keep our tenants apprised of current happenings.

For questions or comments regarding this publication, please email our Marketing & Leasing Coordinator, Madeline Gregory.



Tenant Spotlight:
Esperson welcomes new tenants

- Altair Engineering
- Pearl Exploration
- Taylor Hopkinson
- Golden Sector Technology
- Stewart J. Guss
- Gympass

Cameron Management considers it a compliment to have our current Tenants renew their leases as well as have a new Tenants sign leases in Esperson. We strive for a good working relationship between Landlord and Tenant therefore thank our current tenants and welcome our new tenants.

ESPERSON MOVING REGULATIONS

Reminder to all tenants that any movement in or out the building must be done after hours or on weekends.

If your package is too large to fit in the Federal Express, UPS, or USPS outgoing boxes, please call the respective contact number for these carriers to pick up your packages from your suite. Cameron Management is not responsible for the loss of any packages left outside of these receptacles.



ESPERSON CALENDAR

FEBRUARY

- 14 Valentines Day
- 19 Presidents Day
- 20 Rodeo Roundup @ City Hall
- 23 "Go Texan Day"
- 22-24 . HLSR BBQ Cook-off
- 24 HLSR Rodeo Parade

MARCH

- Feb. 27 - 18..Rodeo Houston
- 11 Daylight Savings Starts
- 17 St. Patrick's Day
- 30 Good Friday (MGMT Office Closed)

APRIL

- 1 Easter

Connect with Cameron!



#ESPERSONBUILDINGS



@CAMERONMGMT



/CAMERONMGMT



Cameron Management

cameronmanagement.com