

April 24, 2020

To All CityCenterDC Tenants:

As plans for reopening economies and cities continue to make headlines, we continue to monitor national, state, and local guidance to understand the implications for CityCenterDC, as we work through detailed plans to welcome back a greater number of occupants in the weeks ahead. We remain steadfast in our commitment to promote health and safety for all our building occupants and visitors.

Hines

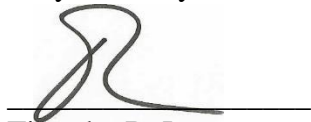
CityCenterDC has remained open for you and your essential colleagues throughout the COVID-19 pandemic, and we have continued cleaning with disinfectants, health-focused preventive maintenance and system testing. Our next focus is on adjusting building procedures dynamically to accommodate the planned increased occupancy of our tenants like you. Adjusted procedures may include more-enhanced cleaning protocols, elevator sanitization and procedures, common area guidelines, social distancing, point-of-entry screening, case-notification procedures and other measures supporting the health and safety of building occupants.

In the coming days, a member of our property management team will reach out to you to discuss your return-to-work plans and how they will collectively influence our operational guidance. In addition, we are deep into planning around increased staffing, vendor coordination and supply management. Finally, we continue to collaborate with our team of external subject-matter experts in the fields of public health and environmental response.

Hines has a long history of returning properties to operation quickly and efficiently following a crisis or disaster. While COVID-19 presented a challenge not seen before, we believe we are ready to meet this next phase and help you get back to business as safely as possible. Our seasoned teams will tailor procedures to serve the tenants of each unique property, while also learning from our colleagues across our managed portfolio of 539 properties around the world. As a global firm, we are leveraging best practices from our Asian and European properties that are further along in their return to normal occupancy.

Hines and Qatari Diar is proud to be a strong partner to our tenants and we are wishing the very best for you and yours as we prepare for this next chapter in the COVID-19 story.

Very sincerely,



Timothy R. Lowery
General Manager