

Available for Lease

Historic Cavalry Stables

The historic Cavalry Stables, as offered by the West Crissy RFP, are now available for office use in addition to cultural, educational and visitor-serving uses. These historic structures, ranging in size from 14,013 to 19,936 square feet, were constructed in 1913. The Trust is seeking a tenant or master developer for the buildings, which are available immediately on an as-is basis.



To obtain a copy of
the RFP:
call 415/561-5335
or visit our website at
www.presidio.gov



MINIMUM BUSINESS TERMS

- Rental Rate: Market Terms NNN
- Term: Long term lease is available
- Use: Cultural, educational, office, recreational, and visitor serving retail and food service
- Operating Expenses: In addition to rent, Tenant is responsible for all operating expenses, which include utilities, insurance, maintenance and the Service District Charge (a reimbursement to the Trust for municipal services)
- Commission: Brokerage commission shall be \$1.50 per rentable sq. ft. per year up to \$10.00. Commissions are earned 1/2 upon lease execution 1/2 upon tenant occupancy. Commissions are payable 30 days after they are earned

TENANT SELECTION CRITERIA

- Responsiveness to the Trust's stated project objectives
- Consistency with the planning principles and preferred uses articulated in the Presidio Trust Management Plan, contribution to the visitor experience, and responsiveness to the objectives of the General Management Plan Amendment
- Qualifications and experience of the respondents
- Financial capability, which will be evaluated on overall financial track record and strength of current relationships with financial institutions. Proposals will be evaluated on business terms, respondent's ability to raise capital for the project, and the business plan and economic proposal

