

CIRA GREEN

at Cira Centre South

Cira Green - Elevate Your Expectations!

A Development of
BrandywineRealtyTrust



CIRA GREEN
at Cira Centre South

A Development of **BrandywineRealtyTrust**
View Looking East



CIRA GREEN
at Cira Centre South

A Development of **BrandywineRealtyTrust**
View Looking East



CIRA GREEN
at Cira Centre South

A Development of **BrandywineRealtyTrust**
View Looking South



CIRA GREEN
at Cira Centre South

A Development of **BrandywineRealtyTrust**
View Looking Southeast

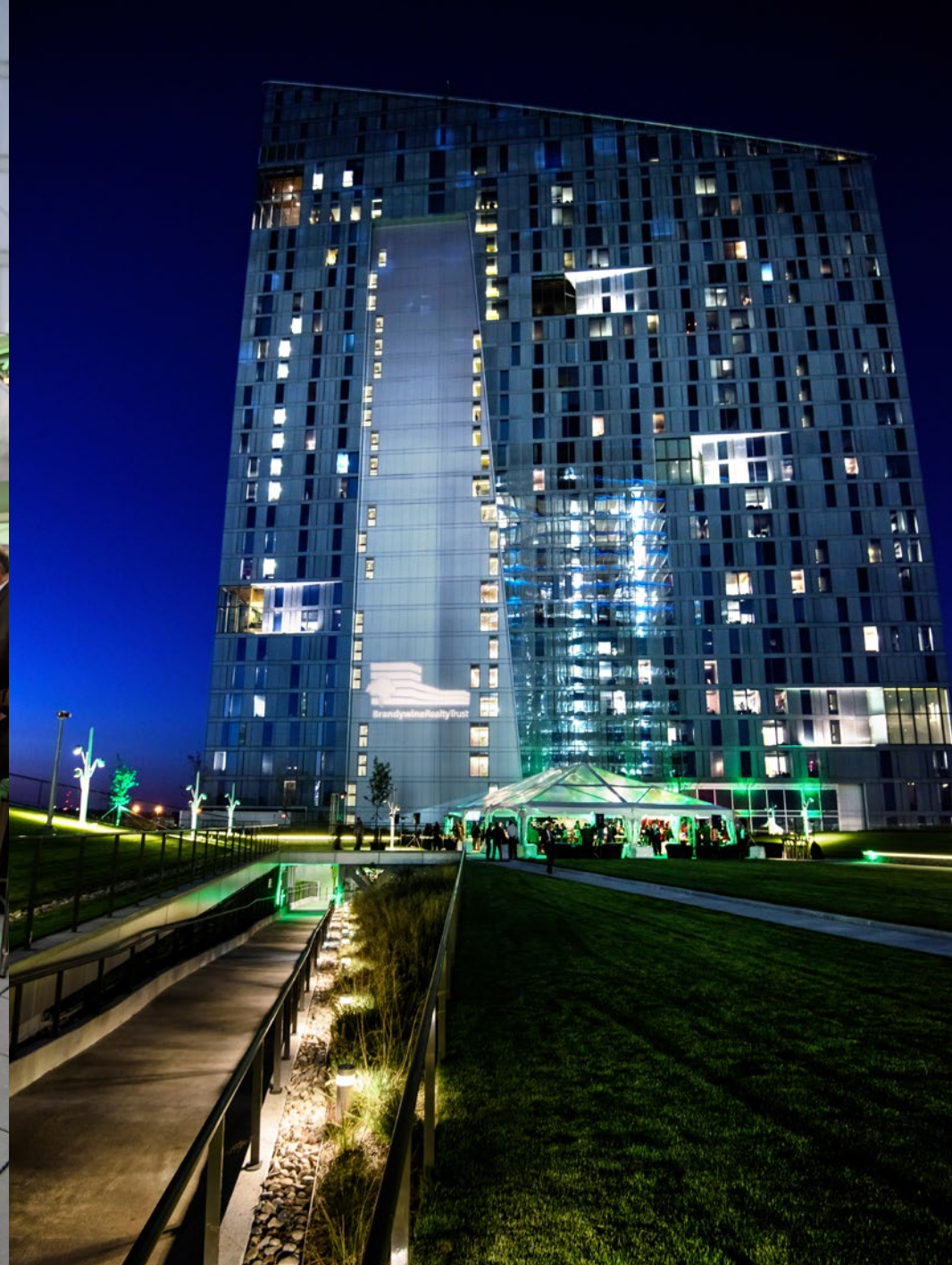


CIRA GREEN
at Cira Centre South

A Development of **BrandywineRealtyTrust**
Evening Views: Looking South & Street View Looking Up



CIRA GREEN
at Cira Centre South



A Development of **BrandywineRealtyTrust**
Evening Event Views



CIRA GREEN

at Cira Centre South

KEY

-  Entrance to Cira Green
-  Route from Market Street
-  Route from Walnut Street
-  Traffic Direction
-  Cira Centre South

Information

Design Firms

- Erdy McHenry Architecture, LLC
- Roofmeadow
- AKF Engineers

Relevant Comparisons to Other Parks

- Sister Cities:
1.3 acres (56,628 SF)
- Drexel Park:
2.5 acres (108,900 SF)
- Rittenhouse Square:
7 acres (304,920 SF)
- Washington Square:
7 acres (304,920 SF)
- Franklin Square:
8 acres (348,480 SF)
- Clark Park:
9.1 acres (396,396 SF)

Total Area: 1.25 acres

- Lawn Area:
22,159 SF
- Trees, Shrubs, Grasses:
4,424 SF
- Meadow:
3,984 SF
- Vines:
511 SF
- 11th Tier:
143 SF
- Total Green Roof Area:
31,221 SF
- Blue-covered water system:
16,200 SF
- Number of access points:
Currently 2 (with a third available mid-year 2016 via 2 elevators at FMC Tower at Cira Centre South)
- Diagram of Blue Water System:
See next page

Hours of Operation

- Scheduled operating hours shall be from 6 am to 10 pm, during the summer months; and 7 am to 8 pm at other times of the year.
- Cira Green's hours of operation shall be subject to the weather and can vary from time to time as Building Management deems appropriate.
- Cira Green shall be closed when hosting private events or when inclement weather conditions dictate.

- Number of trees:
18
- Amount of soil:
2,002 cubic yards of green roof media were delivered to the site
- Total project cost:
approximately \$13,000,000

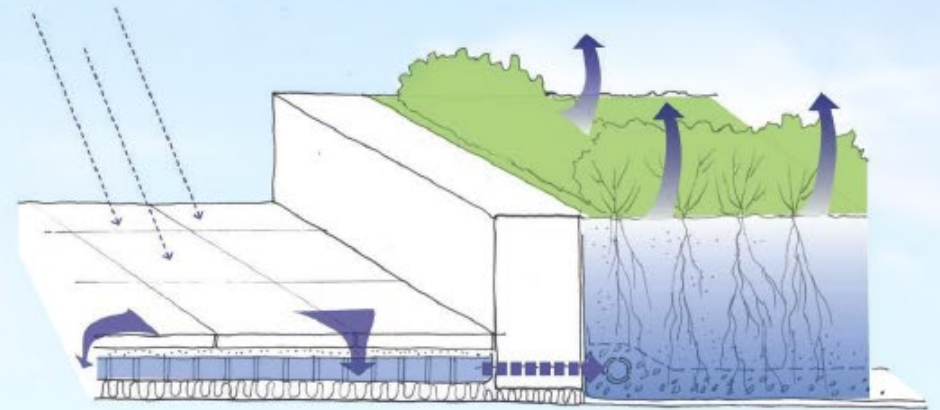
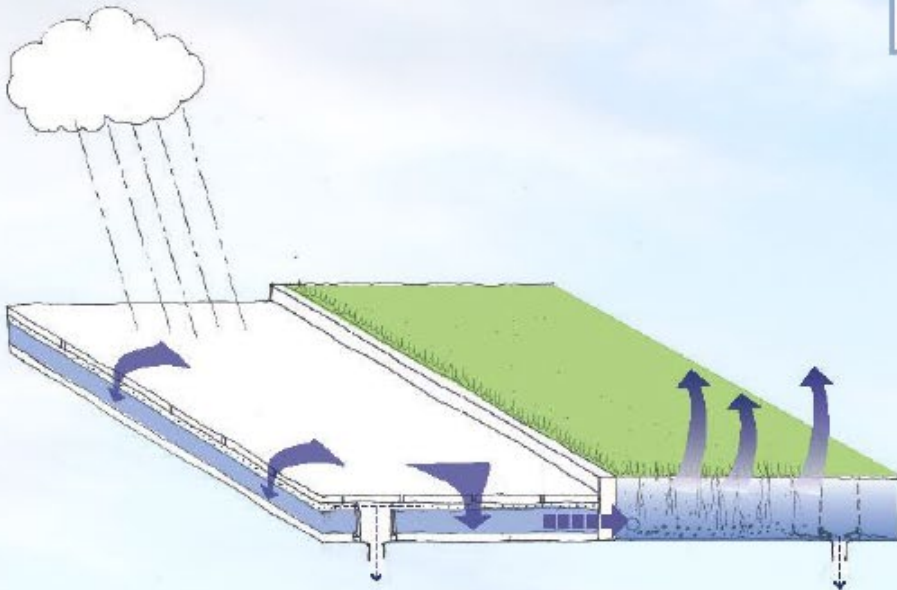
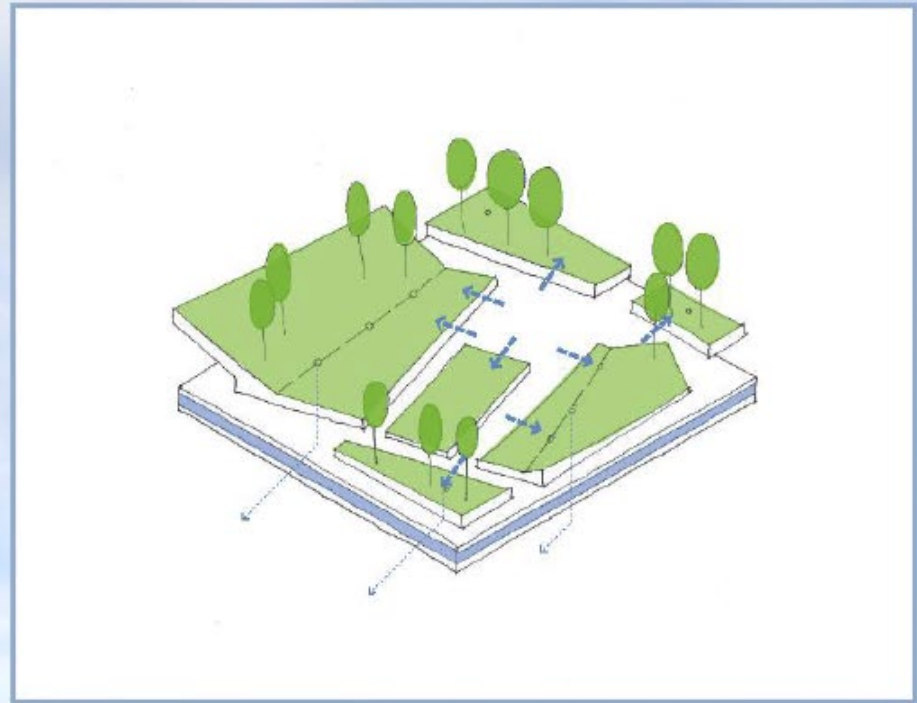
Special Events

- The scheduling of special events at Cira Green is subject to review and approval by Brandywine Realty Trust.
- For additional information email ciragreeninfo@bdnreit.com.

Blue Water Diagram

How It Works

The “blue roof” areas are under the paved walking surfaces and contain cisterns that hold rain water. These “blue roof” cisterns accumulate rainfall then direct the water into planted “green roof” areas. The rain water’s travel distance and low velocity result in longer contact times with soil and plants which vastly reduces the amount of storm water in the public sewer system. The result is decreased sewer overflows after heavy rains and a reduction in pesticides, detergents and other harmful chemicals from being carried into the watershed by runoff. In a conventional green roof, the storm water benefits are limited to the ability of the planted roof to absorb direct rainfall. In contrast, dynamic, lively, high use gathering spaces are generally paved and impervious. Cira Green’s blue-green roof concept combines these imperatives.





Brandywine Realty Trust (NYSE: BDN) is one of the largest, publicly traded, full-service, integrated real estate companies in the United States with a core focus in the Philadelphia, Washington, D.C., and Austin markets. Our purpose is to shape, connect and inspire the world around us through our expertise, the relationships we foster, the communities in which we live and work, and the history we build together. Organized as a real estate investment trust (REIT), we own, develop, lease and manage, an urban, town center and transit-oriented portfolio comprising 239 properties and 30.7 million square feet, of which 62% is Energy Star-rated. Our deep commitment to our communities was recognized by NAIOP naming Brandywine the 2014 Developer of the Year – the highest honor in the commercial real estate industry.

For more information, please visit www.bandywinerealty.com.

CIRA GREEN
at Cira Centre South

A Development of **BrandywineRealtyTrust**