

BRITANNIA OYSTER POINT II

South San Francisco, California



Client:
HCP, Inc.
(acquirer of Slough Estates USA Inc.)

Location:
South San Francisco, California

Assignment:
Due Diligence Assessment
Project Management

Services:

- Due Diligence Assessment
 - Existing Conditions Investigation
- CEQA Management
- Entitlement Management
- Project Management
 - Schedule & Budget Management
 - Pre-Design Administration
 - Program Management
 - Design Administration
 - Construction Administration
 - Occupancy Management
 - Project Accounting
- Financial Management

Project Facts:

- Three Shell Buildings
- 315,000 SF
- Two Story Underground Parking Structure

Completion Date:
August 2008

Architect:
DES Architects + Engineers

General Contractor:
Hathaway Dinwiddie Construction Company

Britannia Oyster Point II, a three building, approximately 315,000 square foot campus developed by HCP, Inc. (acquirer of Slough Estates USA Inc.) is intended for tenants in the biotechnology research and development field. The campus is situated on redeveloped industrial property fronting San Francisco Bay in South San Francisco and is adjacent to Britannia Oyster Point, a seven building, 582,000 square foot biotechnology campus also developed by HCP. The three new shell buildings are located over a two story contiguous subterranean parking structure. Project Management Advisors, Inc. (PMA) provided overall project management for the master planned campus, including management of the design and construction of the campus buildings and site improvements including landscape, hardscape and site utilities. PMA also provides oversight of all tenant improvements on behalf of the campus owner.