

Monthly Management Report

April

QUARTIER
DIX30® O|X|F|O|R|D

Financial Overview

Important Updates

Master Plan Updates

Financial Overview Consolidated

	YEAR-TO-DATE			FORECAST			COMMENTS	
	Act	Bud	Var	Fcst	Ann Bud	Var	Year-to-Date	Forecast
Revenues	\$	\$	\$	\$	\$	\$		
Recoverable Exp.	\$	\$	\$	\$	\$	\$		
Deprec Recov Improv.	\$	\$	\$	\$	\$	\$		
Recov Property Taxes	\$	\$	\$	\$	\$	\$		
NOI	\$	\$	\$	\$	\$	\$		
Leasing Costs	\$	\$	\$	\$	\$	\$		
Capital	\$	\$	\$	\$	\$	\$		
Cash Flow	\$	\$	\$	\$	\$	\$		
Recovery Ration CAM & TAX	\$	\$	\$	\$	\$	\$		
Overall vacancy ratio	\$	\$	\$	\$	\$	\$		
Adjusted NOI for all Non Cash Items	\$	\$	\$	\$	\$	\$		

Accounts Receivables

Tenant		Balance Overdue	Net Balance	Provision	Receivable Balance	0-30 Days	31-60 Days	61-90 Days	90+ Days	Comments	Action
1		\$	\$	\$	\$	\$	\$	\$	\$		
2		\$	\$	\$	\$	\$	\$	\$	\$		
3		\$	\$	\$	\$	\$	\$	\$	\$		
4		\$	\$	\$	\$	\$	\$	\$	\$		
5		\$	\$	\$	\$	\$	\$	\$	\$		
6		\$	\$	\$	\$	\$	\$	\$	\$		
7		\$	\$	\$	\$	\$	\$	\$	\$		
8		\$	\$	\$	\$	\$	\$	\$	\$		
9		\$	\$	\$	\$	\$	\$	\$	\$		
10		\$	\$	\$	\$	\$	\$	\$	\$		
Top 10 Overview		\$	\$	\$	\$	\$	\$	\$	\$		
Total Overview*		\$	\$	\$	\$	\$	\$	\$	\$		

*Total of all the tenants

Operations & Security

CAPEX

Project	Completion Date	Forecast Completion Date	Budget	Commit to Date	Co-owners Approved Amount	Comments
Recoverable						
Signage Project	August		\$ 486,001			
Non Recoverable						
Master Planning Video	April		\$ 175,000			
Office L19 Pre Leasing Prep	August		\$ 100,000			
Rooftop Replacement	October		\$ 637,470			
Square Parking Membrane (2020)	October		\$ 230,000			
Repairs						
Streetscaping Unit L7A Tristan 2018	October		\$ 140,000			
Cité HVAC	August		\$ 140,000			

Leasing

NEW TENANTS OPENING IN MONTH

Tenant	Sector	Unit No.	GLA	Net Rent	NER	LLW	TA	Commision
	Sector			\$	\$	\$	\$	\$
	Sector			\$	\$	\$	\$	\$
	Sector			\$	\$	\$	\$	\$
	Sector			\$	\$	\$	\$	\$
	Sector			\$	\$	\$	\$	\$

DELIVERED SPACES IN MONTH

Tenant	Sector	Unit No.	GLA	Date Of Delivery	Fixturing Period	Expected Opening	NER	LLW	TA	Commision
	Sector						\$	\$	\$	\$
	Sector						\$	\$	\$	\$
	Sector						\$	\$	\$	\$
	Sector						\$	\$	\$	\$
	Sector						\$	\$	\$	\$

COMPLETED DEALS

Tenant	Sector	Unit No.	GLA	Term	Net Rent Budget	Net Rent Actual	NER	LLW	TA	Commision
	Sector				\$	\$	\$	\$	\$	\$
	Sector				\$	\$	\$	\$	\$	\$
	Sector				\$	\$	\$	\$	\$	\$
	Sector				\$	\$	\$	\$	\$	\$
	Sector				\$	\$	\$	\$	\$	\$

COMPLETED RENEWALS

Tenant	Sector	Unit No.	GLA	Term	Net Rent Budget	Net Rent Actual	NER	LLW	TA	Commision
	Sector				\$	\$	\$	\$	\$	\$
	Sector				\$	\$	\$	\$	\$	\$
	Sector				\$	\$	\$	\$	\$	\$
	Sector				\$	\$	\$	\$	\$	\$
	Sector				\$	\$	\$	\$	\$	\$

HOT DEALS (+75% PROBABILITY CLOSING DEAL)

Tenant	Sector	Unit No.	GLA	Term	LOI Signed	Budget Rate	Proposed Rate	NER	LLW	TA	Commission	Comments
	Sector				Select	\$	\$	\$	\$	\$	\$	
	Sector				Select	\$	\$	\$	\$	\$	\$	
	Sector				Select	\$	\$	\$	\$	\$	\$	
	Sector				Select	\$	\$	\$	\$	\$	\$	
	Sector				Select	\$	\$	\$	\$	\$	\$	

TENANT AT RISK

Tenant	Unit No.	GLA	GROC	Sales/SF	Rolling 12 Sales	AR YTD	Comments
			%	\$	\$	\$	
			%	\$	\$	\$	
			%	\$	\$	\$	
			%	\$	\$	\$	
			%	\$	\$	\$	
			%	\$	\$	\$	
			%	\$	\$	\$	

TENANT CLOSURE

Tenant	Sector	GLA	Date Of Closure	Reason Of Closure	AR	Occupancy	Co-Tenancy Risk	TI Unamortized	LLW Unamortized	Comments and special provisions
	Sector			Select	\$	Select	Select	\$	\$	
	Sector			Select	\$	Select	Select	\$	\$	
	Sector			Select	\$	Select	Select	\$	\$	
	Sector			Select	\$	Select	Select	\$	\$	
	Sector			Select	\$	Select	Select	\$	\$	

Speciality Leasing

Tenant	Sector	Unit No.	GLA	Term	Gross Rent Budget	Gross Rent Actual	% of Sales	Comments
	Sector				\$	\$	\$	
	Sector				\$	\$	\$	
	Sector				\$	\$	\$	
	Sector				\$	\$	\$	
	Sector				\$	\$	\$	
	Sector				\$	\$	\$	

SPECIAL PROJECTS

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Financial Loan

Phase	Lender	Loan Balance (M\$) 31 March 2019	Rate	Term	Expiry Term
I-II					
I-II					
I-II					
II					
III					
III-S2					
III-S11					
IV - VI					
IV - VI (5C&7A)					
Total					