



DOWNTOWN BURBANK NEWSLETTER - FEBRUARY 2006
THE COLLECTION IN DOWNTOWN BURBANK

Champion Development's \$80 million mixed-use development in Downtown Burbank is set to begin construction during the 1st quarter of 2006 with completion scheduled for the 2nd quarter of 2008. Called "The Collection," this major addition to downtown completes phase II of the AMC project, with 118 residential units and 40,000 square feet of retail and restaurant space.



The Collection will occupy the lot immediately adjacent to AMC 16, with retail uses on ground level and residential units above. Residential units will range from 600 to 2,200 square feet with a mixture of studios, 1-, 2- and 3-bedrooms and lofts. Finishes in many of the units will feature granite countertops, hardwood cabinets, walk-in closets, spa baths, stainless steel appliances, and floor to

ceiling glass. Prices are anticipated to range from \$350,000 to \$1.2 million. Fifteen of the units will qualify as affordable, with the rest at market rate.

The retailer Urban Home has signed a letter of intent for 14,000 square feet. The store currently has five locations, and is similar to Pottery Barn. Hip shoe store Skechers has also signed a letter of intent for the property.

As part of the development, Champion is fully providing for the parking needs of the project's residents and retailers, while adding an additional 278 for general downtown use. Total number of new spaces that the Collection will add to downtown's parking inventory is 723.

"Downtown Burbank is a phenomenon that I'm extremely pleased to be a part of," says Robert Champion, President of Champion Development Group. "I've been watching the area evolve into something great, and am glad to be contributing to its future success."

EQ3 FURNITURE AND ACCENTS OPENS IN DOWNTOWN BURBANK

EQ3 Furniture and Accents, a new concept in contemporary home furnishings, is celebrating its grand opening and ribbon cutting in Downtown Burbank from 6:00 P.M. to 9:00 P.M. on Wednesday, February 8. Located at 308 N San Fernando Blvd, EQ3 brings nine major design collections with supporting accessories, carpets, and lamps.

Franchise partner Doug Smith is excited about EQ3 and this new adventure. "I have been in the retail furniture business for 20 years and I am proud to be associated with this exciting product line. I love the contemporary design and variety in the different collections. I have a unique opportunity to help launch a cool brand in Los Angeles that one day will be recognized worldwide." Smith plans to open more EQ3 stores in LA as well as in Phoenix, AZ.



For further information, please call 818.841.8110 or visit www.eq3.com.

SPACE OPPORTUNITIES IN DOWNTOWN BURBANK

Downtown Burbank offers many great retail opportunities. If you know of a tenant who might be interested in any of the below spaces, please contact the broker or landlord directly:

LOCATION	SIZE	DESCRIPTION	CONTACT
301 N. San Fernando	11,000 sq. ft.	Space currently occupied by A&S Books	Len Borden, (310) 446-4560
AMC Phase I	Various	Retail/restaurant	Cypress Retail Group, (818) 325-0370
AMC Phase II	Various	Mixed-use project opening	Cypress Retail Group, (818) 325-0370
Burbank Civic Plaza	6,200 sq. ft.	Retail/restaurant - ground floor	Charles Cusumano, (818) 841-5800
Burbank Town Center	Various	Regional Shopping Center	Jim O'Neil, (818) 845-8706
Burbank Village Walk	Various	Mixed-use project opening	Ted Slaught, (213) 534-3238
Magnolia frontage	Up to 30,000 sq. ft.	Demisable space suitable for restaurant	Mark Gangi, (818) 845-3170
101 N. San Fernando	9,600 sq. ft.	Former Kinko's space	Bill Leiger, (213) 627-1214
220 N. San Fernando	6,100 sq. ft.	Space currently occupied by Tony Roma's	Daniel Sanchez, (818) 332-2052
325 N. San Fernando	5,700 sq. ft.	Space currently occupied by Cardsmart	Bill Tucker, (818) 223-9499
218 E. Orange Grove	3,300 sq. ft.	Office/retail space	Scott Cox, (818) 244-3000

GRANVILLE OPENS FIRST LOCATION IN DOWNTOWN BURBANK

Construction begins this month on Downtown Burbank's newest restaurant, Granville, slated to open summer 2006 at 121 North San Fernando Boulevard in the space formerly occupied by After Five.

Granville is a casual gourmet café that will offer breakfast, lunch and dinner and will feature artisan-style breads, rich home-style soups, fresh crisp salads, gourmet pizzas & pastas, premium coffees and desserts. The focus of this new concept will be a casual dining experience with gourmet-quality food at a more affordable price point than traditional full-service restaurants. Granville is anticipated to offer the best of all worlds: upscale yet unpretentious, satisfying yet healthy, gourmet yet generous.

The Granville™ development team at Encino-based California Crave, Inc., is made up of industry veterans who have experience working with nationally successful restaurant chains such as Applebee's®, Marie Callenders®, California Pizza Kitchen®, Claim Jumper®, Taco Bell®, TGI Friday's®, Outback Steakhouse® and others.

Granville's goal is to build 30 restaurants in Southern California within the next five years, and to expand nationwide to 500 locations in 10 years. www.granvillecafe.com.



DO YOU WI-FI?

Surfing the web in Downtown Burbank is as easy as 1-2-3. And best of all, it is free. All a customer needs is a laptop with a wireless card (most models built after 2002 have them already

HOTSPOT

installed. Even without a built-in receiver, it is easy to buy and install a "wireless card" from any major computer store.)

Downtown's Wi-Fi coverage area extends from the Holiday Inn to Burbank Boulevard, and from the Metrolink Station to Glenoaks. The hotspot offers many opportunities for users to access the Internet on laptops, notebooks, smart phones, personal digital assistants (PDAs) or hand-held game devices.

If you haven't tried using this latest step in computer technology, please check out the complete "how-to" on the Downtown Burbank website, www.downtown-burbank.org.



FARMERS' MARKET IN DOWNTOWN BURBANK
Saturdays, 8:00 a.m. to 12:30 p.m.
3rd Street & Orange Grove - Ample free parking.

For further information, contact:
Market Manager Carolyn Hill
(626) 308-0457

For events, shop and restaurant listings, film times, parking information or to contact us, visit
www.downtown-burbank.org
Downtown Burbank's official website.

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