

**Exhibit 1: Storefront Vacancy Assistance Program Summary**

| Category   | Description   | # Properties            | Strategy and Approach   | Actions and Outcomes  |
|--|---|-------------------------|---|---|
| <p><b>Almost There</b> - Getting across the finish line</p>    | <p>Desirable properties that have been vacant for less than a year. Space is ready to go and actively being marketed. ED work will center around assistance with the marketing strategy and finding a tenant.</p>   | <p align="center">7</p> | <p><b>Monitor, Support and Report:</b> Touch base with brokers to monitor progress, provide support as necessary and report out on timeframe/status of deals</p>  | <p>ED continues to monitor and provide support for "Almost There" properties. This includes:</p> <ul style="list-style-type: none"> <li>-outreach to three commercial property brokers, resulting in two meetings</li> <li>- sharing marketing materials with brokers as requested</li> <li>-regular status monitoring, including meetings with the Building Department, DABA and WABA. Of the seven properties currently categorized as "Almost There," three have businesses currently in the zoning/permitting process.</li> </ul> <p>Since late 2024, five new business have opened in formerly vacant downtown spaces, including:</p> <ul style="list-style-type: none"> <li>-Secret Garden Skincare (1402 Webster)</li> <li>- Anchor Strength (1432 Webster)</li> <li>- Replenish (1503 Webster)</li> <li>- Tacos Fina (1508 Park Street)</li> <li>- Hayashi Japanese Cuisine (1518 Park Street)</li> </ul> |
| <p><b>Work in Progress</b> - Keep the project moving along</p> | <p>Properties which are actively being improved, either in preparation for a new tenant or to bring the property to market. ED work will center around troubleshooting any planning/building issues and working with the owner on an outreach strategy.</p>   | <p align="center">8</p> | <p><b>Monitor and Assist:</b> Touch base with property or business owners to monitor progress and troubleshoot any problems that come up</p>  | <p>ED has monitored outstanding permits and met regularly with the Building Department to discuss status.</p> <ul style="list-style-type: none"> <li>- six of the eight "works in progress" have active building permits on which they are making progress on or are in active environmental remediation</li> </ul>   |
| <p><b>Project Stalled</b></p>                                  | <p>Properties which have been vacant for more than a year, but which owners have made active efforts to fill. Typical situations include:</p> <ul style="list-style-type: none"> <li>-Unusual building layout or size</li> <li>-Owner does not have funds or ran out of funds</li> <li>-Possible tenant deal fell through</li> </ul> <p>ED work will focus on uncovering and addressing issues in order to get a project back on track</p>  | <p align="center">5</p> | <p><b>Targeted Outreach:</b> Outreach to two targeted properties per month, with goal of getting the project back on track</p> <p><b>Window Cling Program:</b> Outreach to all property owners in this category to offer window clings</p>  | <p>Since January of 2025, ED has met with representatives from four "stalled" properties. Since that time, three of the properties have made progress in moving towards project completion and lease, including:</p> <ul style="list-style-type: none"> <li>-successfully applying to extend an expiring permit deadline</li> <li>- issuance of a building permit</li> <li>- a use permit application for a new restaurant venue</li> </ul>   |
| <p><b>Unmotivated Owner</b></p>                                | <p>Property owner is unmotivated/unwilling to fill a vacant space for a variety of reasons, that typically include:</p> <ul style="list-style-type: none"> <li>-Unrealistic rent expectations</li> <li>-Unwillingness/inability to fix/address space issues</li> <li>-Absentee owner</li> <li>-Complex ownership arrangements</li> <li>-Environmental remediation</li> </ul> <p>ED work will center on:</p> <ul style="list-style-type: none"> <li>-Outreach to the property owner</li> <li>-Determining extent of building /code enforcement issues</li> <li>-Exploring zoning alternatives</li> </ul> | <p align="center">6</p> | <p><b>Outreach Letter:</b> WABA/DABA and ED send letter to all unmotivated owners stating need to move forward with filling the vacancy and outlining areas of assistance</p> <p><b>Outreach Meetings with Willing Owners:</b> Meet with any willing owners to discuss next steps, clean-up of property and installation of window clings</p> | <p>In January of 2025, ED sent out letters to eight "unmotivated" property owners. Since that time three of owners having taken active steps towards leasing their properties, including:</p> <ul style="list-style-type: none"> <li>- listing their long-term vacant property as available for lease</li> <li>- reducing the asking rent on a long-term vacant property</li> <li>- initiating conversations with the City around the potential for redevelopment</li> </ul>  |