

Kemper Lakes Business Center

WHERE BUSINESS COMES TO LIFE

Volume 4 – Spring 2010

Amenity Upgrades at Kemper Lakes

Demonstrating an ongoing commitment to a first-class business environment, BPG Properties and Cushman & Wakefield are constantly evaluating services and amenities offered at Kemper Lakes. Read on to learn about recent amenity enhancements designed to improve the tenant experience.

A'viands, a culinary company specializing in food and services management, has recently been introduced as the new cafeteria operator. A'viands believes in "beginning every day from scratch" which translates into high-quality food and an expanded menu for Kemper Lakes tenants.



A'viands Food Service Team

In conjunction with the new operator, the cafeteria has been freshly painted and carpeted and a new soft seating area will soon be installed for tenants to relax and chat with co-workers or clients. Also on the horizon is private dining service, which will be offered adjacent to the cafeteria. Watch for a grand opening event in May.

To encourage use of the fitness center, the membership fee has been reduced to \$20.00 per year. The state-of-the-art facility features treadmills, ellipticals, strength training machines, free weights, etc. Group fitness classes, including Pilates, Spinning, and Zumba, are also held daily in the exercise room and the outdoor adventure class will soon be reinstated now that the weather is getting nice. Just contact the management office to become a member and start taking advantage of the on-site fitness center—it's an outstanding value.

TAKE NOTE OF THE UPCOMING DATES:

Memorial Day
Monday, May 31
(Building Holiday)

Independence Day
Sunday, July 4

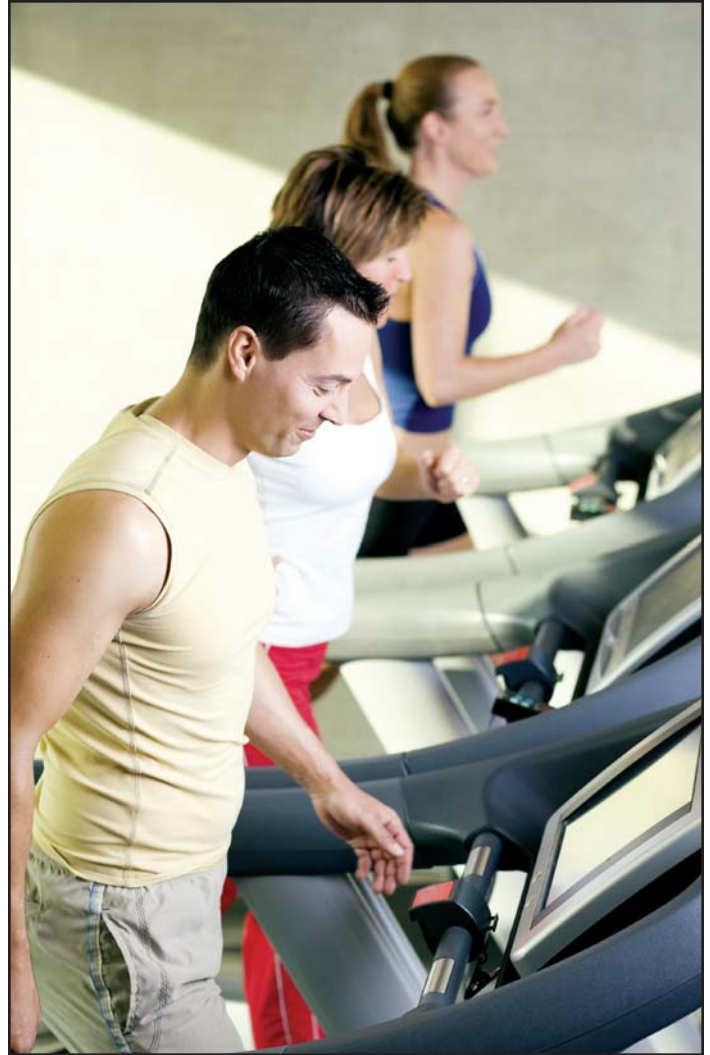
Get Moving for Good Health

Did you know that May is National Physical Fitness and Sports Month? This year, join the President's Council on Physical Fitness and Sports (PCPFS) to challenge yourself to get active and fit during the month of May.

It's not easy being active in today's world. But studies show that you're most likely to get and stay fit if you pick a convenient activity that you enjoy, set realistic goals, record your progress, and seek out recognition when you meet your goals. That's why the PCPFS initiated the President's Challenge—to help Americans of all ages, with and without disabilities, set and reach their health and fitness goals.

Use the President's Challenge to keep a log of your physical activities and you'll qualify for a Presidential Active Lifestyle Award. The award is a wonderful goal to achieve, and something you can do with your family, friends and co-workers. And remember to take advantage of the on-site fitness center while you're at work to pursue your fitness goals!

For more information about the PCPFS, visit www.fitness.gov. To start a fitness program, log on to www.presidentschallenge.org and sign up to participate in the President's Challenge.



Pay Tribute This Memorial Day

America would not be the country it is today without the commitment, capability, and dedication of our armed forces. In 1868, in the wake of the Civil War, a holiday called Decoration Day was created to honor patriots that had died. On Decoration Day, graves of fallen soldiers were remembered with flowers and other tokens. In 1882, Decoration Day became Memorial Day, but the purpose remained the same—to pay tribute to the brave men and women that gave their lives in service to our country.

For many, Memorial Day has become the unofficial beginning of summer and the day isn't always observed as intended—for actively remembering those who have given the ultimate sacrifice. This Memorial Day, Monday, May 31, participate in your community's local memorial observance or visit a cemetery to remember ancestors, family members, and loved ones. Also pause for a national moment of remembrance which takes place at 3:00 p.m. local time.



Fight Global Warming Without Leaving Your Desk

The First Earth Day in 1970 saw 20 million Americans rally in support of a sustainable environment. Forty years later more than one billion people in 190 countries are expected to take part in Earth Day.

In honor of the 40th anniversary of Earth Day on Thursday, April 22, learn how you can make many of the same green choices at work as you make at home to save energy and help fight global warming:

- **Give It a Rest**

Use the ENERGY STAR power management settings on your computer and monitor so they go into power save mode when not in use. Also use a power strip as a central "turn off" point when you are using equipment to completely disconnect the power supply.

- **Unplug It**

Unplug electronics such as cell phones and laptops once they are charged. Adapters plugged into outlets use energy even if they are not charging.

- **Light Up Your Work Life**

Replace the light bulb in your desk lamp with an ENERGY STAR qualified bulb. It will last up to 10 times longer and use about 75 percent less energy. Turn off the lights when you leave, especially at the end of the day.

- **Let It Flow**

Keep air vents clear of paper, files, and office supplies. It takes as much as 25 percent more energy to pump air into the workspace if the vents are blocked.

- **Team Up**

Create a Green Team with your co-workers, help build support for energy efficiency in your workplace, and reduce office waste. Set a goal to make your building an ENERGY STAR qualified building.

High utility costs are often a result of paying for energy that is wasted by lights, equipment, and heating/air conditioning systems that are left on for long

periods while not in use. Office buildings, for example, waste up to one-third of the energy they consume.

The energy saving actions we take as individuals in the workplace can make a big difference in the overall energy performance of a building and can help in the fight against climate change. From changing a desk lamp bulb to unplugging a power charger, the EPA's animated tool – ENERGY STAR@Work (illustrated in the below poster) – shows how we can all do our part.

Visit www.energystar.gov/work to explore the animated workstation and a wealth of other information available on how to promote energy efficiency while at work.

Bring Your GREEN TO WORK
ENERGY STAR with ENERGY STAR®

The small steps you take at work to save energy can make a big difference in the fight against global warming.

desk lamp
Replace the bulbs in desk lamps with ENERGY STAR qualified bulbs.

monitor/computer
Enable power management settings so they automatically enter a low-power mode when not in use.

power strip
Use a power strip as a central "turn off" point when you are done using office equipment to completely disconnect the power supply.

cellphone
Unplug electronics when not in use.

you
Create a green team with your co-workers to help save energy and reduce office waste.

Take a virtual tour at energystar.gov/work and see what else you can do.

ENERGY STAR® is a U.S. Environmental Protection Agency program helping businesses and individuals fight global warming through superior energy efficiency.

EPA

Kemper Lakes Is Event Central

Numerous events are held at Kemper Lakes throughout the year in an effort to create a sense of community for the property's tenants. Following are highlights from several events and community-related initiatives:

Health Fair – HPM Wellness offered free chair massages, posture analysis, and blood pressure screenings along with BMI checks in the fitness center. Vendors such as Costco, Weight Watchers, BCU, DeVry University, and Bright Horizons were also on hand to provide tenants with information on their services. A variety of prizes were also given away at the fair.



Valentine's Day – Trays of cookies and candy were delivered to all of the tenants by building management as a gesture of appreciation.

Blood Drive – Life Source held a blood drive in the Kemper Lakes auditorium and collected enough blood to help 75 patients in the local area.

Book Fair – Books are Fun hosted a book fair in the cafeteria with more than 250 book titles as well as music collections, stationery, scrapbooking materials, early learning products, etc. A portion of the proceeds from the book fair was donated to the American Cancer Society.

Ice Cream Social – Stay tuned for additional details on this upcoming summer tenant appreciation event.

Kemper Lakes also donated approximately \$13,000 in furniture to the Community and Economic Development Association of Cook County (CEDA) to help furnish their offices. One of the largest private non-profit organizations in the country, CEDA serves more than 200,000 Cook County residents annually. To learn more about CEDA, visit the agency's web site at www.cedaorg.net.

About BPG Properties, Ltd.

BPG Properties, Ltd. is one of the nation's leading private equity real estate fund managers. BPG's portfolio consists of over 20 million square feet of office, retail, student housing, and industrial properties and more than 24,000 apartment units in more than 100 communities located throughout the United States. The firm is headquartered in the Philadelphia area with regional offices in Los Angeles, Chicago, Washington DC, Boston, Atlanta and Raleigh-Durham. For additional information, please visit the company's website at www.bpgltd.com.

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