

Tenant Application

Section I: Company Information

Company Name (Applicant): _____

Company Address: _____

Street

City _____ State _____ Zip Code _____

Phone: _____ Fax: _____

E-Mail: _____ Website: _____

Contact Person: _____

	<u>Name</u>	<u>Title</u>
<u>Legal Structure of Business:</u> _____		
<u>Industry:</u> _____	<u>Biotechnology</u>	<u>Healthcare</u>
	<u>Chemical</u>	<u>Material Sciences</u>
	<u>Computer Hardware</u>	<u>Microelectronics</u>
	<u>Computer Software</u>	<u>Pharmaceuticals</u>
	<u>Environmental Sciences</u>	<u>Telecommunications</u>
<u>Specify Other:</u> _____		
<u>Present Number of Employees:</u> _____		
<u>Name of Parent Company:</u> _____		
<u>Parent Company Address:</u> _____		
<u>Street</u>		
<u>City</u> _____ <u>State</u> _____ <u>Zip Code</u> _____		

Section II: Proposed Activities of Tenant

What is your Desired Date of Occupancy: _____

What is the Net Rentable Square Footage (NRSF) Desired: _____

What Share of NRSF Will be Utilized for:

_____	<u>Customer Relations</u>
_____	<u>Fabrication</u>
_____	<u>Lab (Wet & Dry)</u>
_____	<u>Office</u>
_____	<u>Research & Development</u>
_____	<u>Shipping & Receiving</u>
_____	<u>Other (Specify)</u>

Projected Number of Employees at Premises: Professional _____ Other _____

Provide a Brief Description of Anticipated Truck Servicing Requirements: _____

Section III: General Information

Provide a Brief Description of Your Product/Business:

Provide a Brief Description of Research That Will be Conducted on the Premises:

What Type of Relationship Do You Have With the University (If None, Please Enter Type You Are Interested in Establishing):

This Tenant Application is submitted on behalf of Applicant this ____ day of _____, 20__ . It is Applicant's intention to be in compliance with the Permitted and Prohibited Uses of the Research Park during its tenancy. The Permitted Uses and the list of Pre-approved and Prohibited Uses are attached to this Tenant Application.

By: _____
Signature

Name: _____

Title: _____

Approval:

The Tenancy of Applicant as set forth in this Tenant Application is approved this ____ day of _____, 20__ by the University of Illinois, or its designee, subject to Applicant's compliance with the Permitted and Prohibited Uses and the Declaration of the University of Illinois Research Park.

By: _____
Signature

Name: _____

Title: _____

Permitted Uses

The operations or functions of Tenants to be located in the Research Park shall be substantially research and technology oriented, and desirably have a demonstrable and on-going relationship to the University. Such uses shall include: (1) the conduct of activities that are substantially "research"; (2) the conduct of activities that are primarily "product development"; (3) the conduct of activities that are primarily "high technology"; (4) the conduct of prototype manufacturing, carried out in support of the activities enumerated above; (5) the conduct of assembly of components compatible with the kind of activities enumerated above; (6) the conduct of office and administrative functions related to any of the above activities; (7) activities clearly having a primary educational orientation; and (8) other uses requiring substantial interaction with the University in the form of agreements or contracts for University services or resources.

The University may authorize the following special uses by Tenants for occupancy in the Research Park when it determines that such occupancy will be beneficial to the objectives of the Research Park: (1) activities that are technologically oriented and have a high degree of compatibility with the Research Park uses outlined above; (2) service activities, including business and employee services, that are related primarily to research, development and technical manufacturing, and that would benefit other Research Park occupants by being located in the Research Park; (3) offices of high quality companies or agencies whose location in

the Research Park is deemed beneficial to the purpose of the Research Park. The list of pre-approved Office Uses below shall be deemed to be permitted, subject to the review and approval of Leases by the University.

The University may authorize auxiliary uses that will clearly serve the everyday needs of the Tenants in the Research Park, including auxiliary services, provided the space devoted to auxiliary uses, including retail uses, comply with the University Credit and Retail Sales Act. The list of pre-approved Auxiliary Uses below shall be deemed to be permitted, subject to the review and approval of Leases by the University.

List of Pre-approved Uses

(a)Office Uses Accountants; advertising; architects; engineers; attorneys; banks; business consultants; computers; data system consultants; employment agencies; financial planning; internet providers; management consultants; marketing consultants; travel agencies.

Retail Uses Convenience stores under 1,600 square feet of floor area; bakery stores; barbers; beauty salons; book stores; candy, ice cream, dessert and confectionery stores; caterers; copy and duplicating; dry cleaners; florists; gift shops; health and diet food stores; health clubs; drug stores under 1,600 square feet of floor area; photo finishing shops; restaurants; travel agencies; coffee shops; packaging and shipping; and daycare facilities. Drive through facilities and large external signage will not be permitted.

Prohibited Uses

Notwithstanding the above descriptions of permitted uses characteristics, the following uses are prohibited as not being consistent with the stated mission for the Research Park, including: warehouse and distribution, heavy manufacturing or manufacturing not related to primary research and development operations in the Research Park, initiative or reactive telephone marketing centers, insurance, bank and other "back office" processing centers, retail uses, other than those permitted as "auxiliary uses", medical and health facilities and residential uses.