



Reunion Tower

DALLAS, TEXAS

Height: 560 feet; 50 stories

Restaurant: Five Sixty by Wolfgang Puck

Opened: 1978

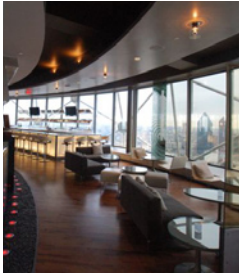
Reopened: 2009

Reunion Tower changed and defined the Dallas skyline with its distinctive geodesic dome and iconic lighting system. The landmark was repositioned in 2008-09, undergoing a \$23-million renovation. Woodbine is developer, project/construction manager and asset manager of Reunion Tower, which is owned by an entity affiliated with Hunt-Woodbine Realty Corporation. We're proud of our long-standing partnership with Ray L. Hunt on this project, and we're proud of the many relationships we've built along this journey from a start-up enterprise with a dream to an experienced real estate developer, owner and asset manager of special destinations – Places Where People Want to Be™.



REUNION TOWER

300 Reunion Boulevard,
Dallas, Texas 75207
Tower information line:
214.571.5744
Event space information:
214.741.7825
Restaurant: Five Sixty by
Wolfgang Puck, phone:
214.741.5560
Five Sixty fax:
214.571.5787
www.reuniontower.com
www.wolfgangpuck.com/
restaurants/fine-dining/3917
www.dallasunionstation.com



PROJECT DESCRIPTION

Dallas' skyline has changed quite a bit in the past 30 years, but Reunion Tower's design has proven timeless, remaining a landmark and focal point that identifies the city. Adjoining Reunion Tower is the glittering 1,120-room Hyatt Regency Dallas, which also opened in 1978.

Reunion Tower is supported by four slender, reinforced-concrete cylinders and is topped by three levels of activity. Those three floors are encircled by a geodesic dome with more than 260 lights on its exterior. The Reunion Tower Light Show was launched with a holiday ceremony in December 1977 and continues nightly. Until it closed for renovation in November 2007, the tower was home to three unique spaces operated by Hyatt: Top of the Dome lounge, Antares Restaurant, and a 360-degree observation level.

A \$23-million renovation in 2008-09 transformed the sphere's interior spaces. The top level now is home to a fine-dining restaurant and lounge, Five Sixty by Wolfgang Puck; the middle level is now event space managed by Wolfgang Puck Catering. Both levels retain revolving floors. The bottom level will continue to offer indoor and outdoor observation decks featuring the Dallas skyline.

The tower's renovation and Woodbine's deal with Wolfgang Puck were honored as among the Best Real Estate Deals of 2008 by the *Dallas Business Journal*.

The tower, hotel and Union Station are part of the 50-acre Reunion District, which was Woodbine's first development project. Woodbine continues to serve as developer, construction manager and asset manager for the properties.

ACCESSIBILITY

Within the Reunion District, on the west side of Dallas' central business district, between Reunion Boulevard and Hyatt Regency Hotel Drive. Near the historic West End entertainment district, Dallas Convention Center, Union Station and Old Red Museum.

FACILITIES

<i>Gross area</i>	19,459 square feet on 48th, 49th and 50th floors
<i>Height</i>	560 feet (50 stories)
<i>Elevators</i>	3
<i>Inside "The Ball"</i>	3 levels of usable space with 360-degree viewing
	50th floor revolving restaurant 6,862 square feet
	Five Sixty by Wolfgang Puck 124 seats (restaurant); 54 (lounge)
	49th floor function space 6,932 square feet
	Rotating floor, event space can divide into four separate areas
	Managed by Wolfgang Puck Catering
	48th floor Observation Deck 6,008 square feet
<i>Parking</i>	Valet at tower base; self-parking in surrounding lots

ORIGINAL PROJECT TEAM

ARCHITECT	Welton Becket Associates (now Ellerbe Becket)	Los Angeles
INTERIOR DESIGNER	Howard Hirsch and Associates	Beverly Hills, California
GENERAL CONTRACTOR	Henry C. Beck Company (now The Beck Group)	Dallas
DEVELOPER, CONSTRUCTION AND ASSET MANAGER	Woodbine Development Corporation	Dallas
TOWER OPERATOR/PROPERTY MANAGER	Hyatt Hotels and Resorts	Chicago
RESTAURANT OPERATOR	Hyatt Regency Dallas	Dallas

OWNERSHIP

Affiliates of Hunt-Woodbine Realty Corporation of Dallas.

RENOVATION PROJECT TEAMS

1995-96: Interior renovation		
ARCHITECT/DESIGNER	Deborah Lloyd Forrest (now ForrestPerkins)	Dallas
PROJECT MANAGER, GENERAL CONTRACTOR	Woodbine Development Corporation	Dallas

2008-09: Repositioning		
PROJECT MANAGER	Woodbine Development Corporation	Dallas
GENERAL CONTRACTOR	The Beck Group	Dallas
ARCHITECTS/DESIGNER	EDG	San Rafael, California
	McCall Design Group	San Francisco
RESTAURANT OPERATOR	Wolfgang Puck Fine Dining	Las Vegas
EVENT SPACE OPERATOR	Wolfgang Puck Catering	Los Angeles