

2007 REVIEW / 2008 PREVIEW



ACCOMPLISHMENTS IN 2007 INCLUDE:

- Tasty Baking, Inc. broke ground on their new 350,000 Square Foot baking and distribution facility in The Navy Yard Commerce Center on 26th Street. The facility will be completed in the first quarter of 2009.
- On October 31, 2007 Liberty Property Trust held a ground breaking ceremony for a new 95,000 Square Foot, multi-tenant office building, Three Crescent Drive. Located just off Broad Street at the entrance to The Navy Yard, the building will overlook Crescent Park and will be completed in the winter of 2009.
- The Navy Yard welcomed 15 new companies in 2007.

LOOKING AHEAD TO 2008, VARIOUS PROJECTS ARE ALREADY UNDERWAY, INCLUDING:

- Liberty Property Trust is developing 170,000 Square Feet of new lab, office, manufacturing and distribution flex space at The Commerce Center, located at the 26th Street entrance.
- PIDC will continue our program of renovating our historic buildings, creating office space for our existing tenants' expansion and the attraction of new companies.
- PIDC will also complete an additional \$40 Million in infrastructure investment, including new streets, utilities, parks and landscaping in the Historic Core and at The Commerce Center along 26th Street.
- A number of initiatives are underway to add additional convenience amenities to accommodate our current and expanding tenant base.
- Philadelphia Sport and Social Club will expand the sports leagues at The Navy Yard. New participants are encouraged and additional sports leagues will be added.
- A new Navy Yard website will be launched, making it a useful tool for both our existing tenants and attracting new prospects.

- PNC Bank opened the first full service banking branch at The Navy Yard on the ground floor of One Crescent Drive.
- PIDC completed several infrastructure projects in the Historic Core, extending League Island Blvd. to the Delaware River; the completion of Normandy Place, and the restoration of 13th street between Intrepid and Constitution.
- A feasibility study has begun examining the possible extension of the Broad Street Subway to The Navy Yard. This will provide PIDC with cost estimates and implementation strategies. The study should be completed in the summer of 2008.
- The Philadelphia Sport and Social Club organized sports leagues for The Navy Yard businesses, played on the Marine Parade grounds on Broad Street. Over 200 Navy Yard employees played Football, Soccer, and Softball in the inaugural season.
- PIDC completed new marketing materials, including a new brochure and video, designed to express the diverse product offerings, activity and energy of The Navy Yard. These materials are available at Quarters A, PIDC's marketing office on Langley Ave for any business that would like to use them in its own marketing.
- The newly renovated Building 100 Innovation Center opened in November. The building, a joint venture between Ben Franklin Technology Partners and DVIRC, brings together private industry, academic institutions and government research in a single location to spur innovation and commercialization.



Building 500, located at the front gate, is ideal for restaurant development.

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THE NAVY YARD WELCOMES

BUILDING 100 INNOVATION CENTER

The newly renovated Building 100 Innovation Center, designed to create a collaborative business model for technology development, opened its doors this winter. Building 100 will bring together industry and academic institutions to drive economic growth. A building dedication will be held this Spring. For more information on office space available at Building 100, please contact Adare McMillan at 215.972.6700.



For 25 years, Ben Franklin Technology Partners of Southeastern Pennsylvania (BFTP/SEP) has served as a catalyst for *Stimulating Entrepreneurial Potential* by developing systems to

accelerate the transition of scientific discovery and technology development to commercialization. Part of a statewide network in Pennsylvania, BFTP/SEP provides entrepreneurs and established businesses with the *Capital, Knowledge and Networks* they need to compete in the global marketplace.

For more information, visit www.sep.benfranklin.org.



Smart Genetics is a web-based provider of genetic risk assessment and genetic counseling services. Smart Genetics provides easily accessible, confidential and

socially responsible genetic risk assessment services to meet consumer needs. To ensure quality, tests are performed in CLIA certified labs and customer information is disclosed by certified genetic counselors. Protecting customers' privacy is paramount. Smart Genetics' methodology is based upon the latest clinical research and guided by scientific leaders of the field.

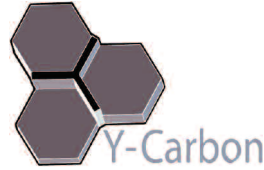
For more information, visit www.smartgenetics.com.



DVIRC will expand its growth-oriented consulting work with advanced manufacturers and continue to provide results for its clients. Last year alone DVIRC generated over \$170 million in value-added impact for our clients.

To continue supporting client revenue growth, including their need for talent with the math and science skills required to innovate and compete in the global economy, the DVIRC is going to pilot new services at The Navy Yard. DVIRC works closely with the Ben Franklin Technology Partners program, area universities, federal laboratories and research institutions to drive economic growth through the transfer of commercially viable technologies to small and medium-sized enterprises (SMEs).

For additional information, visit www.dvirc.org.



Y-Carbon Inc. is a nanotechnology start-up spun off from A.J. Drexel Nanotechnology Institute, Drexel University. Its core mission is to develop and promote an innovative method of making novel nanostructured carbon

materials with precisely defined structure, porosity, and surface chemistry. The ability to tailor the properties of porous carbon material is unique to Y-Carbon technology and thus provides a quantum leap in performance in many applications such as supercapacitors, gas (hydrogen, methane and chlorine) storage, protein filtration, water purification, fuel cell catalysts, etc.

For more information about Y-Carbon, contact Ranjan Dash at RDash@Y-Carbon.US.



Penn State Great Valley is now occupying the ground floor of Building 100 Innovation Center. Graduate courses in systems

engineering and software engineering are offered in the evenings by full-time faculty members, so that engineers can earn a Penn State master's degree at The Navy Yard.

For more information, contact Amanda Neill at 610.725.5382 or visit www.psunavyyard.org.

THE NAVY YARD ALSO WELCOMES



Lopez McHugh, LLP is a national law firm devoted to the representation, with unprecedented excellence, of individuals suffering serious injuries at the hands of others. While the firm's focus is protecting individuals from injuries caused by product and pharmaceutical manufacturers, diversity is essential to successful

growth and the attorneys of Lopez McHugh possess knowledge and experience in a variety of professions and legal fields far beyond products liability. For additional information, visit www.lopezmchugh.com or contact James J. McHugh, Jr., Esquire, at 215.952.6910.

NAVY YARD SPORTS LEAGUES GET IN THE GAME!



With two very successful 2007 seasons under our belt, plans for the 2008 Navy Yard Sports Leagues are already underway.

Last year, a total of 22 teams, comprised of more than 200 players, played in The Navy Yard Sports Leagues, as we fielded ten softball teams, seven soccer teams, and five touch football teams. With an early start this season we expect twice as many participants!

PIDC won the Football League Championship game with a 13-7 win over AppTec. BuckyBalls beat the AppTec soccer team 4-2 to win the Soccer League Championship and our neighbors from center city, Deloitte, joined the league and took home the much coveted Softball League Championship Title with a victory over PIDC.



Upcoming Spring Leagues:

Tuesday Night Grass Volleyball
Begins on Tuesday, April 15th

Thursday Night Softball on the Marine Parade Grounds
Begins on Thursday, April 17th

Philadelphia Sport and Social Club (PSSC) will again be operating the leagues in 2008. If you have any questions or would like to register a team, please contact PSSC Director Tim Horan at tim@sportandsocialclubs.com or 484.919.8547.

Hope to see you all on the field!

**STAY TUNED – Upcoming Fall Leagues:
Fall soccer and football will begin in
early August.**

PNC BANK OPENS GREEN BRANCH® AT THE NAVY YARD; CONTINUES INVESTMENT IN ENVIRONMENTAL RESPONSIBILITY



The sustainability of the environment shapes the quality of life for today and future generations as well as the economy on which we all depend. Recognizing the importance of wise investments, The PNC Financial Service Group strives to integrate its day-to-day business practices with environmental responsibility. PNC's nationally recognized commitment to environmentally friendly business practices has enabled it to lower costs, increase efficiency and productivity as well as improve the

health and vitality of the communities where people live, work and play.

With 47 environmentally friendly buildings, 45 LEED-certified by the U.S. Green Building Council (two pending LEED certifications), PNC has more certified "green" buildings than any other company in the world. PNC was also the first major U.S. bank to design and build "green" branches, and just recently the U.S. Patent & Trademark Office granted PNC a trademark for the term "Green Branch®".

More than 50 percent of each PNC Bank Green Branch, now based upon an innovative prototype design for enhanced efficiency, is made from recycled or green materials, such as counter tops made of pressed paper. Using recycled and local products saves PNC approximately \$100,000 per building on construction costs. Operating costs are also reduced by nearly 45 percent with maximum use of natural light plus the super-efficient HVAC system, which is powered by natural gas and electricity based on seasonal pricing benefits.

For customers, the open and airy environment is well received and is complemented by other features such as a concierge desk and internet café to help them bank with ease and confidence. For employees, benefits include higher satisfaction, retention and fewer absences.

PNC Bank
One Crescent Drive
Monday–Wednesday, 8am–5pm
Thursday & Friday, 8am–6pm
Drive-through service open during banking hours

**For more information, stop by The Navy Yard Green Branch,
call 888-PNC-BANK or visit www.pnc.com.**



HAPPENINGS AT THE YARD



THE PHILADELPHIA ANTIQUES SHOW MOVES TO THE NAVY YARD

The 2008 Philadelphia Antiques Show, an annual exhibition and sale that draws the nation's leading arts and antiques dealers, will be held at the Philadelphia Cruise Terminal at Pier One in The Navy Yard from April 12 - 15. The Show is widely recognized as the premier American antiques and decorative arts show in the country and attracts thousands of visitors each year from around the globe.

Proceeds from the Show, now in its 47th year, will be donated to the Penn Lung Center, which will be located in The Perelman Center for Advanced Medicine, scheduled to open in the fall of 2008. The Philadelphia Antiques Show is the major fundraiser for the University of Pennsylvania Health System (UPHS) and has raised more than \$15 million since 1962, supporting innovative programs with direct impact on patient care.

A Gala Preview Reception, to be held on Friday, April 11, 2008, from 4:30 – 10:00 pm at the Philadelphia Cruise Terminal at Pier One in The Navy Yard, will inaugurate the four-day show and sale.

For times and ticket information, please call 610.902.2109 or visit www.philaantiques.com.



The Philadelphia Invitational Furniture Show focuses on the work of 70 artisans who work in many genres. The craft aficionado will find the best in wood furniture, utilizing the finest domestic and foreign timbers. But they also will find artfully fabricated metal furniture, hand loomed floor and wall coverings, wheel thrown ceramic tableware, hand made lighting, blown glass vases and goblets, and highly imaginative wall art.

The PIFS returns to the Cruise Ship Terminal in The Navy Yard with the added benefit of free parking. Access is quite easy off of exit 17 of I-95.

March 15-16, 2008
Saturday 11-7, Sunday 11-5
Preview party 6-9PM, Friday March 14th
Wine seminar and tasting on both days.

The preview party will benefit 5 area arts groups:

The Wharton Esherick Museum
The Wood Turning Center
The Clay Studio
Inliquid.com
The Chester Springs Studio

In an age of store-bought design the PIFS offers a commodity unavailable elsewhere - collaboration with an artist on work exactly customized to your needs. Visitors will find items from \$50 to \$15,000.

For more information, visit: www.PhilalFS.com.

KIZ COORDINATOR'S WELCOME

I have recently joined the Philadelphia Industrial Development Corporation (PIDC) with the mission to grow energy, life science-related, and high-tech industry in Philadelphia generally. I am delighted to be, in addition, The Navy Yard KIZ coordinator.

As many of you may know, The Navy Yard is a state-designated Keystone Innovation Zone (KIZ). Currently, there are thirteen KIZ companies located at The Navy Yard. If your company is located anywhere in The Navy Yard, is fewer than 8 years old, and does business primarily in one of our core designated industries, you are eligible for a number of special state programs designed to help you grow. These include special low interest financing opportunities, state tax credits of up to \$100K per year, free consulting services related to federal funding programs and access to our network of private funders, in addition to several others.

If there is anything that I can do to help your company be more successful, please do not hesitate to contact me at 215.496.8157 or at ACathcart@pidc-pa.org.

Alice Cathcart
Vice President, PIDC



The Navy Yard KIZ Core Industries:
Power & Energy • Advanced Manufacturing • Homeland Security • Nanotechnology • Communications & IT • Life Sciences

THE NAVY YARD BUSINESSES



Aker Philadelphia Shipyard, Inc.
American Shipping Corporation
AMSEC
Anthropologie
AppTec Laboratory Services
Barthco International, Inc.
Ben Franklin Technology Partners
Canadian Pacific Railway
Changing World Technologies
Chapel of the Four Chaplains
Collegiate Consortium for Workforce and Economic Development
Connolly Consulting
Cushman and Wakefield of PA, Inc.
Del-San Environmental, Inc.
DiNic's of Snyder Ave., Inc.
Duke Energy Generation
DVIRC
EDO Corporation
EG&G
Excel Welding

Free People
Freedom Sciences, LLC
Geo-Centers, Inc.
General Dynamics Corporation
George Young Company
Gibbs & Cox, Inc.
Hargrove, Inc.
Healthmark Incorporated
International Cruise Terminal
iofy corporation
Iroko Pharmaceuticals LLC
Jamie Record Company
K-Sea Transportation
Landmar Enterprises, Inc.
Life Cycle Engineering
Living Naturally, LLC
Lockheed Martin
Lopez McHugh, LLP
McAllister Towing of Philadelphia, Inc.
McKean Defense Group
MetroKids Publications
Menasha Packaging Company, LLC
MinusNine Technologies
Moran Towing of Pennsylvania
Mothers Work, Inc.
Nason Construction, Inc.
NAVMAR Applied Sciences Corp.
Northrop Grumman Systems Corp.
P&A Associates
Penn State Great Valley
Pennsylvania Horticultural Society
PennShip Services, LLC

Philadelphia Industrial Development Corp.
Philadelphia Shipyard Development Corp.
PNC Bank
Port of Philadelphia & Camden
Potomac Navy Yard, LLC
Printcrafters, Inc.
Q.E.D. Systems, Inc.
Quaker Electrical & Mechanical Contractors, Inc.
Rebellion Pictures, LLC
Resource America, Inc.
Rhoads Industries
River Associates
Rotem Company
Sautter's Café
Securitas Security Services USA, Inc.
Smart Genetics
Steven L. Gershman, Esquire
Stonehenge Advisors, Inc.
Tasty Baking, Inc.
Team Clean
Torcon Incorporated
Thackray Crane Rental, Inc.
Unique Industries
Urban Outfitters, Inc.
U.S. Dept. of Agriculture
U.S. Navy
Vericom Technologies
VITETTA
WHYY, Inc.
Wilmington Steel Processing Co.
Y Carbon Inc.