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RIVERVIEW REALTY PARTNERS



411 Named Building of the Year

After nearly two years of renovations and upgrades, organizations are beginning to take note of the Class A standards at 411 East Wisconsin Center. In the last six months, the building has been awarded:

The Outstanding Building of the Year (TOBY) Award –

BOMA's TOBY Awards are one of the most prestigious honors in the commercial real estate industry, highlighting building quality and superior management. 411 East Wisconsin Center was recognized in the *Over 500,000 Sq. Ft. Office Building* category for the state of Wisconsin. Evaluation criterion included building personnel training, community impact, emergency preparedness, energy management, environmental & regulatory, and tenant relations.



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Additional Accolades



BOMA 360 Performance Building® – Recognized by the Building Owners and Managers Association (BOMA) for excellence in building operations and management. A BOMA 360 label demonstrates that a building is outperforming peer properties across all areas of operations and management.

Platinum Wired Certification – The *WiredScore* Certification program is the nation's preeminent program that rates the infrastructure, technology and connectivity of office buildings. Earlier this year, 411 East Wisconsin Center joined an elite class of buildings by receiving a Wired Certified Platinum rating for scoring 99 out of 100 points.



Renovations Round Out with Revamped Vestibule

Following a multiphase renovation schedule, Riverview Realty Partners is proud to announce renovations are nearly complete. Among the final components is the vestibule area of the parking garage. As tenants and guests enter the building from the parking structure, a large airlock vestibule and modernized entrance area was installed to allow greater accessibility, comfort, and movement in and out of the building.

Other updates this year included monument signage on Wisconsin Avenue, which complemented the new landscaping, benches and LED lighting. By spring 2017, elevator modernization will be finalized, concluding the building's top-to-bottom renovation.

Thank you for your patience throughout all of the improvements. We can now enjoy the first-rate amenities of the award-winning 411 East Wisconsin Center.



Welcome to the Building

Since Riverview Realty Partners purchased 411 East Wisconsin Center in the summer of 2014, it has leased or renewed more than 138,784 square feet of tenant space, including more than 99,084 square feet leased to new tenants in the building. It is with great pleasure that we welcome the following new tenants.

Cleary Gull Inc. – In August, investment banking firm Cleary Gull Inc. moved from 100 East Wisconsin to 411 East Wisconsin to occupy 7,779 square feet on the 18th floor. "411 East Wisconsin offers our employees an exciting place to work," said Ronald Miller, president and managing director of Cleary Gull, Inc. "The amenities, technology, on-site fitness center and location will allow us to maintain a vibrant, active workplace that will help us continue to attract top talent and is welcoming to our clients."

Decision Resources Group (DRG) – In May, DRG moved its Healthcare Business Insights (HBI) operations to the entire 15th floor, approximately 24,000 square feet, of the 411 East Wisconsin Center. HBI provides healthcare analytics, best practice research, and training and consulting services to more than 1,000 hospitals and healthcare systems nationwide. "As a company that values recruiting and developing young professionals, a downtown Milwaukee location puts us closer to the creative and energetic workforce that drives our business," said Mike Doyle, president of HBI. "We plan to continue the rapid growth we've experienced in the last five years, and 411 East Wisconsin Center's location in the heart of the city will enable us to keep adding top talent within all areas of our business."

CoStar Group – Recently named one of *Fortune Magazine's* "100 Fastest Growing Companies," CoStar Group added a Milwaukee location to its list of global offices. As of summer, the company now occupies space on the 22nd floor of 411 East Wisconsin Center. CoStar is the leading provider of commercial real estate information, analytics and online marketplaces.

Like Us on Facebook, Follow Us on Twitter

Find us on Facebook at 411 East Wisconsin Center or on Twitter at @411EastWis for up-to-date company news and events.



Photo by: Eric Oxendorf



Courtyard Fountain Colored for Breast Cancer Awareness Month

In October, the 411 East Wisconsin management team dyed the courtyard fountain pink. The blushing waters recognized Breast Cancer Awareness Month.

411 East Wisconsin Center has participated annually in Breast Cancer Awareness Month with rose-colored touches throughout its lobby. The fountain transformation was a first for the building intending to further promote early detection.



Join in the Season of Giving

411 East Wisconsin Center is hosting a giving tree in the lobby. Choose a gift tag from the large tree and drop off the unwrapped gift at the 5th floor management office by Friday, Dec. 16. Everyone who participates will receive a raffle ticket for a chance to win a prize. All donations will be picked up by COA Youth & Family Center and shared with Milwaukee area families. Thank you in advance for your support and kindness.



Joyful Sights and Sounds Fill the Lobby

Share in the merriment of the season with coworkers and neighbors amid a festive backdrop. 411 East Wisconsin Center will host its tenant appreciation holiday breakfast buffet on Tuesday, Dec. 13 from 7:30 a.m. to 9:30 a.m. in the lobby. Tickets are required to attend and can be obtained from your office administrator.

Catered by Davians, the hearty buffet will include scrambled eggs, bacon, sausage, pastries, juice, coffee, and candy canes, of course! Harpist Gerry Elliot will also return to play Christmas chords.

The lobby will continue to host holiday entertainment December 19 – 21 over the lunch hour.



411 Elves Share Dishes Filled with Delight

Throughout December, tenants of 411 East Wisconsin Center will receive an extra special treat. Candy dishes filled with holiday confections will be delivered to tenants' reception areas. 411 elves will replenish the dishes with chocolates and hard candy throughout the month.



Meet Kevin Poser

A member of the 411 management team since 2003, Kevin Poser is the building's Lead Engineer. Poser enjoys the variety in his day, and is inspired by Riverview Realty Partners' care and attention in creating a first-rate, Class A building. "It's been exciting to be a part of the renovation process," said Kevin. "Aside from new interiors, the upgraded mechanics create a more efficient and comfortable environment for all our tenants and guests."

Outside of work, Kevin can be found fishing, taking in a baseball game or spending time with his son.

Upcoming Downtown Events



- **Jingle Bus Rides**
Thu – Sun, Now Thru December 30
The Shops of Grand Avenue
milwaukeeholidaylights.com

- **Milwaukee Symphony Orchestra: Handel's Messiah**
December 14 – 18 | Various Locations
mso.org

- **Slice of Ice**
December 15 – March 2017 | Red Arrow Park
countyparks.com

- **"A Christmas Carol"**
Now Thru December 24 | The Pabst Theater
milwaukeeep.com

- **"Rudolph The Red-Nosed Reindeer The Musical"**
Now Thru December 31
Marcus Center – Todd Wehr Theater
firststage.org

- **Holiday Treasures & Traditions Exhibition**
Now Thru December 31
Milwaukee County Historical Society
milwaukeehistory.net

- **"The Nutcracker"**
December 10 – 27
Marcus Center – Uihlein Hall
milwaukeeballet.org

- **Grand Avenue Christmas**
Now Thru January 8 | Pabst Mansion
pabstmansion.com

- **Gallery Night and Day**
January 22 & 23 | Downtown Milwaukee
historicthirdward.org

- **Afternoon Tea**
Fri – Sun, Now Thru April 2017
The Pfister Hotel | thepfisterhotel.com

