

FRISCO FAVORITE BONNIE RUTH'S CAFÉ TROTTOIR ET PATISSERIE EXPANDS AT THE SHOPS AT STARWOOD *WITH A 2,137 SQUARE FOOT ADDITION TO SERVE BREAKFAST, BAKERY, PRIVATE DINING AND MORE*

FRISCO, TEXAS – July 28, 2009 – Bonnie Ruth's Café Trottoir et Patisserie is a destination restaurant and local favorite meeting place. On any day guests will be dining on the secluded patio, gathering at the bar or joining parties for lunch or dinner. After a successful three years and growing demand, Bonnie Ruth's will expand into the 2,137 square foot space next door to their existing restaurant at The Shops at Starwood. The new addition will allow for a breakfast menu, additional bar seating, a private dining area for groups and parties, quick meal take-out area and an expanded bakery which Chef Bonnie Ianace is known throughout the Metroplex for her pastry skills. Construction is expected to be finished by September 1.

"We are thrilled to grow Bonnie Ruth's and meet the needs of our community with more space for private events, more bakery and quick take-out meals," states Ernie Ianace, Chef Bonnie's partner.

"Bonnie Ruth's has been a strategic partner to create the destination atmosphere at The Shops at Starwood. We look forward to their expansion and driving more business for all the tenants," states Kirk Hermansen, owner of The Shops at Starwood.

The Shops at Starwood has been named an award-winning center by North Texas media and has been awarded numerous accolades from D Magazine, CitySearch, Frisco STYLE, Star Community Newspapers, WFAA-TV and more. This Mediterranean-designed, vibrant collection of specialty retail boutiques, services and one-of-a-kind restaurants is located on the Dallas North Tollway at Lebanon Road in Frisco, an affluent suburb of Dallas.

ABOUT THE SHOPS AT STARWOOD: The Shops at Starwood is a one-of-a-kind mixed use center featuring specialty dining, boutique retailers, luxury office space and upscale personal service amenities. Its timeless architecture, pedestrian plazas and signature fountain make it a distinctive and elegant Frisco destination for Frisco. With many of the retail owners having roots in Frisco, the atmosphere

is much like a neighborhood. Phase III is planned to break ground in 2009. This Phase will offer Frisco's only Class AA Luxury office tower, with structured parking, additional specialty retail, and world class dining.

The Shops at Starwood opened in November 2006 and has received rave reviews from the media and community. Awards for the center and its tenants include: 2009 WFAA A-List Award Winners, The Gent's Place for Best Barber and Pappagallo Classiques for Best in Women's Shoes, 2008 Development/Developer of the Year by Frisco Chamber of Commerce, 2007 Finalist for Developer of the Year by Frisco Chamber of Commerce, TruFire Kitchen & Bar Best Restaurant by D Magazine, Kotta Sushi Lounge Best of the Burbs by D Magazine and Best Sushi by Citysearch, Little Heiress Best of the Burbs by D Magazine, Bonnie Ruth's Café Trottoir et Patisserie Best Neighborhood Restaurant by D Magazine, It's A Grind Coffeehouse named a finalist in 2007 and 2008 for Small Business of the Year by Frisco Chamber of Commerce and named Best Coffee by Citysearch, green peridot Aveda lifestyle salon owner, Daniel Lewis named national Fan Favorite on BRAVO TV's Shear Genius and numerous Aveda concept awards, Sweeney Media Group named 2008 Community Partner of the Year by the Frisco Chamber of Commerce, 2007 Best of Business by Frisco STYLE Magazine and Century 21 Judge Fite Company Fine Homes & Estates was named one of the Best Places to Work by Texas Monthly Magazine and is the largest Century 21 franchise in Texas.

Tenants include: Bonnie Ruth's Café Trottoir et Patisserie, It's A Grind, Kotta Sushi Lounge, TruFire Kitchen & Bar, green peridot Aveda Lifestyle Salon, Century 21 Judge Fite Company Fine Homes and Estates, Panache at Home, Champion4Fitness, The Gent's Place, Pappagallo Classiques, Petra Essence of Mexico, The Cupcakery, and Plum Crazy along with the original tenants DFW Diamond Design Studio, Learning Express Toys, Piccomolo Italian Ice Cream, and Nationwide Insurance. For more information, visit www.theshopsatstarwood.com