

From the Houston Business Journal:

<https://www.bizjournals.com/houston/news/2016/08/05/exclusive-third-law-firm-grabs-space-in.html>

Exclusive: Third law firm grabs space in downtown's 609 Main

Aug 5, 2016, 1:59pm CDT Updated: Feb 27, 2017, 2:31pm CST

San Francisco-based Orrick, Herrington & Sutcliffe has leased nearly 57,000 square feet at downtown trophy tower 609 Main, which has turned into a law firm hot spot.

Orrick will join other law firms Chicago-based Kirkland & Ellis and Washington, D.C.-based Hogan Lovells as tenants in the more than 1-million-square foot tower under construction in downtown Houston.

Orrick signed a 12-year lease for 56,731 square feet on floors 40 and 41. Houston-based PDR and San Francisco-based Studios Architecture are doing the interior design for Orrick. Charles Gordon, Paul Penland and Stephen Bay with CBRE represented Orrick in the lease, and Michael Anderson and Damon Thames with Colvill Office Properties represented Hines, which is the developer of the building.

Orrick opened its first Houston office in January in temporary space in Fulbright Tower on the 41st and 42nd floors. At the time, the law firm said it was looking for a more permanent space.

"We are thrilled to build Orrick's Houston office with a world-class team of lawyers in a world-class building," said Carlos Treistman, Orrick's Houston office leader, in a statement.



GITTINGS PHOTOGRAPHY

"We are thrilled to build Orrick's Houston office with a world-class team of lawyers in a world-class

The 48-story tower, which is being built by D.E. Harvey Builders and topped out in June, is now 50 percent preleased, according to a statement from Hines. However, that percentage includes 138,000 square feet that is still in lease negotiations and has not been announced yet, according to Mark Clegg, a spokesman for Hines.

The tower's largest publicly-announced tenant, Chicago-based United Airlines, told the HBJ in February it would take 225,000 square feet on floors 12 through 19. Some of United's space is adjacent to the building's rooftop gardens, which are on floors 12 and 13. Sanford Criner, Charles Gordon, Brandon Clarke, Ryan Roth and John Curtis with CBRE represented United in the lease, and Anderson and Thames with Colvill again represented the landlord.

United will consolidate employees into 609 Main from 600 Jefferson, which is undergoing a renovation, and 1600 Smith St.

The tower, which was designed by Connecticut-based Pickard Chilton, is expected to be completed in early 2017.

Downtown's Central Business District has 13.9 percent of office space vacant when accounting for direct and sublease space, according to Transwestern's second-quarter office market report.

Joe Martin
Reporter
Houston Business Journal

