



Applying for a Commercial Space at 41 E 8th Market in National City

Cyrus & Emilia Inc is the Leasing Manager of the upcoming Market on 8th in National City. The market's mission is to promote South Bay as a new destination of small owner-operated shops, food, arts and crafts and other enterprises, and activities and services that are essential to the functioning of the Public Market.

The application process to lease commercial space is competitive and space availability is generally very limited. Application review/approval takes approximately 4-6 weeks and is a multi-step process. While all applications welcome specialty businesses that appeal to the needs of the immediate community, regional shoppers that will increase the diversity of the Market will be prioritized. After an application is submitted, we will review and determine space availability, proposed specialty use in relation to the existing Market businesses, and the applicant's ability to operate and adhere to the lease requirements of the public market. Our staff will contact applicants that, in its sole discretion are deemed a successful fit for the available space.

Applicants that do not meet these criteria will be notified and the application will be kept on file for one year for future consideration.

If you need more information, please email Cyrus & Emilia, Inc at emilia@cyrusemilia.com. If you would like to be in the interest list, please submit the attached application immediately and send back to emilia@cyrusemilia.com.

At this time, we are not interested in the following Uses:

- Import items
- Jewelry shops
- Cannabis use
- Tourist souvenirs, T-shirt/sweatshirt stores
- Vape use

Steps to Leasing Commercial Space:

1. Complete and submit a Commercial Space Application. Applications and related attachments can be sent via e-mail or mail to:

E: emilia@cyrusemilia.com

M: Cyrus & Emilia Inc

Attn: 8th on Market

10717 Camino Ruiz Suite 246

San Diego, CA 92126

2. The Commercial Property Management staff will review all space applications and send a response within 2-4 weeks. Applications that provide products or services that appeal to locals and enhance the shopping experience at the Market will be given preference. Wholesalers are not permitted. If an applicant successfully meets commercial requirements and suitable space has been identified, they will be contacted with a request to submit a business plan.
3. Applicants chosen to submit a business plan will be provided a summary outline of requested items and a submittal deadline. Business plans are reviewed and scored based on business financial viability, owners experience/background and financial wherewithal, proposed specialty use, target market, and overall level of completeness. Additional information may be requested as needed. Upon review of the business plan, the applicant will be notified whether or not they've been selected as the proposed business for the space.
4. Lease terms are negotiated with the owner of the proposed business, and reviewed and approved by the Commercial Property Management staff.
5. Use and Design applications are completed by the proposed business owner for review and approval of Ownership.
6. A lease is drafted according to the negotiated terms and conditions. Upon Commercial Property Management staff approvals, the lease will be mailed for review and execution.



Commercial Tenant Application

Submit to: Cyrus & Emilia Inc
10717 Camino Ruiz Suite 246
San Diego, CA 92126

Please complete the following application in its entirety. This application is for information purposes only and is not to be considered in any way a commitment to enter into a Lease Agreement with the applicant.

CONTACT INFORMATION

Name & Title:		Date: / /
Telephone No:	Email:	
Address:		

CONCEPT INFORMATION

Proposed Store Name (Doing Business As):		
Would this be a Franchised/Licensed Operation? <input type="checkbox"/> Yes <input type="checkbox"/> No	Would this be the First Location? <input type="checkbox"/> Yes <input type="checkbox"/> No	
Space Required: Minimum Sq. Ft. _____ Maxium Sq. Ft. _____	Estimate of Additional Storage Space Required: _____ sq. ft.	
Proposed Business Ownership Structure: <input type="checkbox"/> Individual Sole Proprietorship <input type="checkbox"/> Limited Liability Corporation <input type="checkbox"/> Joint Venture <input type="checkbox"/> Partnership <input type="checkbox"/> Corporation <input type="checkbox"/> Other (Explain _____)		
Will Business be Owner Operated: <input type="checkbox"/> Yes <input type="checkbox"/> No		

PROPOSED SPECIALTY USE: Provide a brief description of concept and merchandise/menu. Attach brochures, product list, photos and other supplemental materal to describe proposed concept.

SPECIAL REQUIREMENTS: Describe any special needs for utility or storage, i.e. specific electric, water, sewer, gas and ventilation requirements.

Location Desired:

PLEASE NOTE: This application along with supporting material/documentation will not be returned to the applicant.

OFFICE USE ONLY

Comments:	Date Received:
	Date Reviewed:
	Application Status:
	Correspondence: