



Resnick & Sons inks lease renewal with Writers Guild of America East

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Manhattan, NY Jack Resnick & Sons completed a 16,749 s/f, 16-year lease renewal with the Writers

Guild of America East Inc. (WGAE) at its reimagined 250 Hudson St. office tower.

WGAE, which has held offices at 250 Hudson St. since 2010, will continue to occupy part of the 7th floor of the 400,000 s/f building. Founded in 1954, the Writers Guild of America East represents over 7,400 members who are responsible for writing content for motion pictures, television, news and online media. The Writers Guild negotiates and administers contracts that protect the creative and economic rights of its members; conducts programs, seminars and events on issues of interest to writers; and presents writers' views to various bodies of government.

"Fifteen years ago, we saw the potential for Hudson Square to become a hub for New York's most innovative and creative companies," said Jonathan Resnick, president of Jack Resnick & Sons. "The Writers Guild of America East was among the first of those tenants to sign on at 250 Hudson."

David Hoffman and Sam Hoffman of Cushman & Wakefield represented the WGAE in the transaction. Jack Resnick & Sons was represented in-house by Adam Rappaport and Brett Greenberg.

"We were delighted to arrange this lease for WGAE, a prominent, well-known union that we have had the great pleasure of representing for many years," said Hoffman. "After extensive consideration of other office properties in Hudson Square, Midtown West and FiDi, the excellent relationship the Guild enjoys with the Resnick's and compelling renewal terms made staying in place the clear best choice."

250 Hudson St. is one of two former printing and manufacturing buildings in the area that have been redeveloped by Resnick. The property features a limestone and marble lobby, high ceilings, polished terrazzo floors, and a landscaped rooftop with views of the Hudson River and downtown. The building was redeveloped in 2009 and has achieved LEED Gold and WiredScore certification along with the EPA's Energy Star designation.

Resnick also subsequently redeveloped 250 Hudson's sister property at 315 Hudson St. That building is now primarily leased to Google, which has incorporated the property into its larger Hudson Sq. campus. Resnick purchased both buildings in the 1960s.

The Writers Guild of America East is joined at 250 Hudson St. by such top tier tenants as Edelman, TMRW, Walmart and Lieff Cabraser Heinmann & Bernstein.

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