

Susan G. Komen Race for the Cure

The Susan G. Komen Race for the Cure starts in Sam Houston Park downtown. Help Marathon Oil Tower in supporting the fight against breast cancer. Contact the Management Office for details.

Saturday, October 6

Giftwave Lobby Sale

Giftwave will be selling jewelry, candles, bath and body products, art, fragrances, and more.

Wednesday, October 24
Thursday, October 25
First Floor Lobby
9 a.m. to 6 p.m.

Gulf Coast Regional Blood Center Blood Drive

Give the gift of life and help the Blood Center get ready for the busy holiday season. Please contact the Management Office at (832) 369-5800 to schedule your appointment. Walk-ins are also welcome!

Monday, October 29
Level P10
Houston Private Dining Room

Flu Shots

Methodist Wellness Services will be giving flu shots in the first floor lobby for \$22/each. Please contact the Management Office at (832) 369-5800 to schedule your appointment.

Tuesday, October 30

Books Are Fun Book Fair

You won't want to miss this opportunity to pick up books and gift items for the holidays.

Wednesday, November 7
Thursday, November 8
First Floor Lobby
9 a.m. to 4 p.m.

Holiday Music

Enjoy the sounds of the holidays with a variety of musicians each morning.

Monday, December 3 through
Friday, December 14

Holiday Craft Market

Marathon Oil Tower tenants, their family, and friends, will be selling handmade gift wares in this first annual Marathon Oil Tower event! For more information, please contact the Management Office at (832) 369-5800.

Wednesday, December 5
Thursday, December 6
First Floor Lobby
9 a.m. to 3 p.m.

Toys for Tots Toy Drive

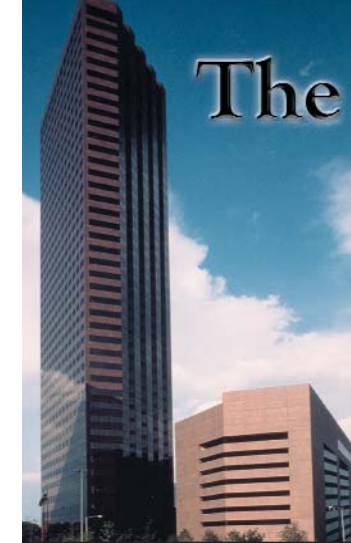
Donate new, unwrapped toys and help the Marine Corps in bringing a Merry Christmas to Houston area children. Look for the collection barrels in the lobby.

Monday, December 3 through
Wednesday, December 12

Tenant Holiday Celebration

Join the management team and fellow tenants for music, refreshments, and fun.

Thursday, December 13



The

Tower View

The Newsletter for Marathon Oil Tower Tenants

October - December 2007

RECYCLING PROGRAM COMES TO THE TOWER

Transwestern is proud to announce Marathon Oil Tower's pursuit of the LEED Certification. The Leadership in Energy and Environmental Design (LEED) Green Building rating system is the national benchmark for green construction, design, and building maintenance. "Green Building" benefits can be derived from improving energy efficiency, encouraging the use of alternative transportation and energy sources, reducing water consumption, using materials that reduce environmental impact, and effectively managing waste. Only about 5% of today's buildings incorporate Green Building features.

Of the numerous steps necessary to obtain LEED Certification, Marathon Oil Tower is already on its way with the completion of several energy saving projects. As you may recall, Transwestern recently installed a new Energy Management System and performed a complete

lighting retrofit throughout the Tower. Marathon Oil Tower has also received the EPA Energy Star designation each year for the past two years.

The arrival of the new recycling program at Marathon Oil Tower is the next step in the LEED Certification process. This program will recycle paper, plastic bottles, and aluminum cans, greatly reducing the amount of waste removed from the building, lowering operating expenses associated with waste removal, and benefiting the environment in numerous ways.

Everyone's participation is crucial in making the recycling program a success. The program is expected to kick-off by mid-October. Please consider joining the Marathon Oil Tower recycling program. It will benefit each participating company, the building, and the environment. Please contact the Management Office at (832) 369-5800 for more details regarding this great program.

DID YOU KNOW?

Buildings in America use 70% of the nation's electricity, generate 65% of our waste output, and use 12% of our water. They also cause 30% of the environmentally harmful greenhouse gases.

Green buildings can change that and save money at the same time. Operating costs can be lowered by reducing energy up to 30%, carbon emissions by up to 35%, water usage 30-50%, and waste 50-90%.

One ton of recycled paper saves 17 trees, 7,000 gallons of water, 380 gallons of oil, 587 pounds of air pollution, 3 cubic yards of landfill space, and 4,000 kilowatt hours of energy!

One ton of recycled plastic saves the equivalent of 1,000 - 2,000 gallons of gasoline!

Recycling aluminum saves 95% of the energy needed to make aluminum from bauxite ore, saves enough energy to run your TV for 3 hours, saves 2 billion pounds in landfills each year, and creates 95% less air pollution and 97% less water pollution than producing new metal from ore!

1ST ANNUAL HOLIDAY MARKET

The holiday season will be here before you know it, and that means finding special gifts for teachers, friends, relatives, neighbors, co-workers . . . Never fear, Transwestern is hosting a Holiday Craft Market right here at Marathon Oil Tower to help you with your holiday shopping.

Marathon Oil Tower tenants, their relatives, and friends are invited to take advantage of this opportunity to display handmade wares to thousands of people during the two-day craft show.

The [First Annual Marathon Oil Tower Holiday Craft Market](#) will be held December 5th and 6th from 9 a.m. to 3 p.m. each day in the Marathon Oil Tower first floor lobby.

Transwestern is providing all Marathon Oil Tower tenants with an early opportunity to reserve a display table. Space is limited, and display table reservations will be given on a first-come, first-serve basis, so don't delay. Each display table is 6 x 3 feet, with a

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HOLIDAY CRAFT MARKET

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tablecloth provided. The cost for both days is \$50 for your first table, with each additional table costing \$35. Participants must either be a Marathon Oil Tower tenant or be sponsored by a tenant. Proceeds from the rental of display tables will go to The Fire Fighters Foundation of Houston.

Please note - to participate in the Marathon Oil Tower Holiday Craft Market, one must have handmade items such as artwork, baskets, ornaments, jewelry, etc. No product lines such as Pampered Chef, Southern Living, etc., please.

If you are interested in participating, you can pick up an application form in the Management Office. Please turn in a check attached with the form and return to the Management Office, Suite 210. The Management Office will be advertising the event, so we're looking forward to a great show.

If you have any questions, please call the Management Office at (832) 369-5800. Details will be mailed to participants in early November.

RECENTLY . . .



Tenants joined the property management staff in the main lobby for the Marathon Oil Tower Summer Celebration on July 26th. Tenants were treated to ice cream sundaes as a steel drum band brought the sounds of summer to the Tower. Of course, summer is not complete without baseball. The winner of the Marathon Oil Tower Astros Ticket Giveaway was announced during the Celebration.

The Marathon Oil Tower Management Office held a 4th of July Drawing for our tenants. Congratulations to our winner, Jennifer Enos of Marathon Oil. Jennifer won four club tickets to the July 4th Astros game!

Thank you to everyone that donated blood at the Gulf Coast Regional Blood Center Blood Drive on July 11th. Your generosity saved as many as 27 lives! See the building events calendar on page four for information about an upcoming opportunity to give the gift of life.

The Books Are Fun Book Fair held at the end of July was a huge success. We've got another one coming soon - just in time for the holidays. Check out the building events calendar for more information. You won't want to miss it.

TEAM EFFORT, PARTNERSHIPS & NEW TECHNOLOGIES RESULT IN REAL ENERGY SAVINGS

Wow, it's that time again! As I stumble through writing this article, I realize that we have not discussed Tenant Based Energy Conservation Initiatives. Well, rather than get into a definition, let me give you an example.

Marathon Oil Company has partnered with Transwestern (building management company) and Hanover Real Estate Partners (building owners) in our never ending quest to conserve energy. Marathon Oil Company has implemented a Corporate Energy Conservation Policy which encourages employees to turn-off the following at the end of each business day:

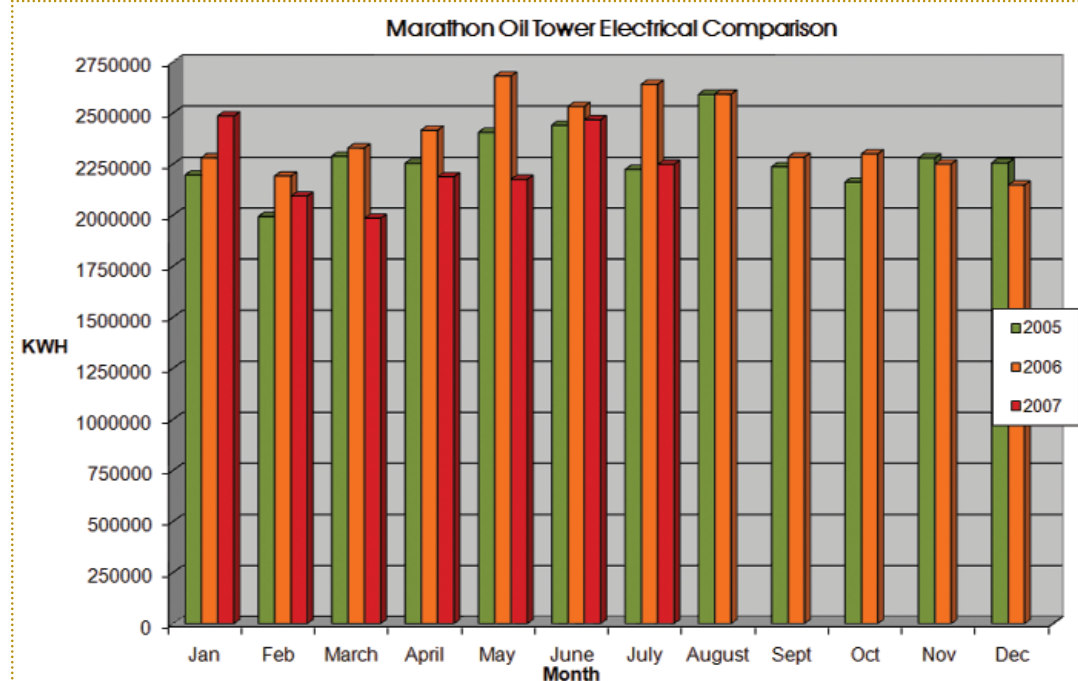
1. CPUs and monitors
2. Lights in individual offices
3. Task lighting and desk lighting

4. Nearby conference room and team area lighting
5. Coffee bar lights and TVs

Additionally, the team has also completed a mini lighting retrofit project which involved converting 150 incandescent lamps to compact fluorescents, which will reduce energy usage by 350,000 KWH annually. This is truly the definition of a Tenant Based Energy Conservation Initiative. Great job Marathon Oil Company! We are all proud to be your partner.

These types of initiatives helped garner the IREM (Institute of Real Estate Management) Energy Star Award as well as a letter of recognition from Mayor Bill White on behalf of the City of Houston.

*Fair winds and following seas,
The Energy Admiral*



This graph illustrates the comparison of KWH usage from 2005 to 2007. As you can see, beginning in February, after the installation of the EMS system, KWH usage for 2007 has been dramatically less than previous years.

NEW AND RENEWING TENANT WELCOME

We would like to welcome **The Fifth Business** to their new office space in Suite 500. The Fifth Business recently relocated (rather appropriately) to the 5th floor from Suite 750. The Fifth Business is an integrated communications, learning, and digital media design company. For more than 13 years they have been developing an excellent reputation for exciting, engaging, and creative communications aimed at creating real business engagement and change. The Fifth Business has over 100 staff members worldwide and a strong track record of delivering innovative and practical communications within a variety of industries. For more information, visit them on the web at www.fifthbusiness.com.

Please join us in welcoming **CIECO Energy** to Marathon Oil Tower. CIECO Energy recently moved in to Suite 620 here at the Tower. CIECO Energy (U.S.) Ltd. is engaged in upstream exploration and production of oil and gas along with LNG and uranium project developments. CIECO Energy, taking its initials from C. Ito Energy Development Co., is a 100% held subsidiary of ITOCHU Corporation of Japan, one of the top mega-trading firms in Japan. CIECO was established in January of this year for the purpose of holding upstream oil and gas interests in the Gulf of Mexico. CIECO will also assume the role in charge over ITOCHU's investments in oil and gas as well as uranium development projects in the U.S., Canada, and South America.

DON'T FORGET!

Daylight Saving Time ends on Sunday, November 4th. Don't forget to set your clocks back one hour at 2:00 a.m.

HOLIDAY BUILDING CLOSURES

Thanksgiving
Thursday, November 22
Friday, November 23

The building and Management Office will be closed in observance of the Thanksgiving holiday.

Christmas
Tuesday, December 25

The building and Management Office will be closed in observance of Christmas Day.

New Years
Tuesday, January 1

The building and Management Office will be closed in observance of New Years Day.

Please contact the Management Office to set up overtime air conditioning and building access during these closures.

Have Safe and Happy Holidays!

LET US INTRODUCE



Marathon Oil Tower is pleased to welcome administrative associate, Stephanie Scott and security director, Elton Worsham.

Transwestern is pleased to welcome two familiar faces to new positions with the Marathon Oil Tower Property Management Team.

Joining the Marathon Oil Tower administrative staff is **Stephanie Scott**, our new administrative associate. Some of you may already be familiar with Stephanie from her previous position as a security officer here at the Tower. Stephanie brings more than ten years of outstanding customer service experience and a working knowledge of the building. She is currently pursuing her education in business.

Another familiar face taking on a new position in the management office is our new security director, **Elton Worsham**. Elton has coordinated traffic control and special events here at Marathon Oil Tower for the past seven years. He is a retired law enforcement officer, serving over 26 years as a Deputy with the Harris County Sheriff's Department.

During their tenure, Stephanie and Elton have each provided excellent service to our tenants and visitors. We welcome them to their new positions and are confident they will continue to be valuable assets here at Marathon Oil Tower.

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The Tower View is published by the building owners and management for the tenants of Marathon Oil Tower. If you have any questions or comments regarding the publication, you may contact Heather McMillon, 5555 San Felipe, Suite 210, Houston, TX 77056 or call (832) 369-5800.