

# Raleigh-Durham International Airport National Guard Drive/Aviation Parkway Development Area

## Fast-Food Restaurant



The development site is located at the intersection of National Guard Drive and Aviation Parkway.

The Raleigh-Durham Airport Authority is developing approximately six (6) acres of land situated at the intersection of National Guard Drive and Aviation Parkway. The development site is depicted on the attached area and location maps. The following uses are planned for this area:

- Service Station and Convenience Center
- ATM
- Fast Food Restaurant
- Casual Dining Restaurant

The Phase I Service Station, Convenience Center and ATM sites are leased. The Fast-Food Restaurant ( $\pm 1.5$  acres) and Casual Dining Restaurant sites will be developed in Phase II. The developed sites will be available for lease only, not purchase. The operator awarded this opportunity must design, develop, build and operate a Fast-Food Restaurant.

## General Business Opportunity

### Services Offered

The Fast-Food Restaurant operator must offer a regionally or nationally branded fast-food concept that features breakfast, lunch, dinner, and dessert menus. The local and commuter nature of this site requires a food concept with a strong breakfast component. The fast-food operation must include counter, drive-thru and carry-out services. Additional amenities including a children's play area and an outside dining area are desirable. The Fast-Food Restaurant must operate seven days of the week for a minimum of 16 hours per day.

### Site Work

The Authority will prepare the Fast-Food Restaurant site to rough grade. The Fast-Food Restaurant operator will be required to plan, design and build, at its sole cost, all improvements in accordance with the Development Standards and the Lease. Building permits issued by Wake County are required as set forth in the Development Standards.

### Term

15 years

### Rent

Ground rent based on proposal.

### Minimum Qualifications

At a minimum, interested parties should have five or more years of continuous experience within the last ten years in the ownership, management or operation of one or more fast-food restaurants similar in the size and scope to the proposed Fast-Food Restaurant, and that have generated at least \$1.5 million in average annual sales in the last three years. Background and credit history checks will be performed.

### Communications, Questions and Comments

Please direct all communications regarding this business opportunity to:

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