

DEVELOPMENT STATEMENT

May 13, 2022

RE: 6505 Dublin Center Dr, Dublin, OH 43017 (PIN: 273010406)

About First Watch

First Watch is an award-winning Daytime Dining concept serving made-to-order breakfast, brunch and lunch using fresh ingredients. A recipient of hundreds of local “Best Breakfast” and “Best Brunch” accolades, First Watch’s chef-driven menu includes elevated executions of classic favorites along with First Watch specialties such as the protein-packed Quinoa Power Bowl®, Farm Stand Breakfast Tacos, Avocado Toast, Chickichanga, Morning Meditation (juiced in-house daily), Vodka Kale Tonic and its famous Million Dollar Bacon.

Design Ethos

As First Watch continues to scale its operations nationwide, every restaurant contains a consistent set of core brand elements that create a sense of familiarity and comfort. These are augmented by the introduction of unique, site-specific features such as larger, **enhanced patios, indoor and outdoor bars**, dedicated to-go entrances and back-of-house improvements. These features allow First Watch to serve more demand and provide a seamless experience for customers and employees.

Project Details

This restaurant will serve breakfast, brunch, and lunch (including the sale of alcohol for on-premises consumption) 7 days a week, 363 days a year (closed Thanksgiving and Christmas), from 7:00am – 2:30pm, and will create an estimated 35 jobs within the City of Dublin. The proposed use of this project is consistent with the previous use, Mellow Mushroom.

Thank you in advance for your consideration. We look forward to reviewing this project with your team. Please feel free to reach out to me if you have any questions.

Sincerely,

Steven Jacobson
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Director of Development Management
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