

# Key Bank Building

## Vend Provides a Premium Parking Experience at the Key Bank Building

### About

The Key Bank Building, one of the original and most well-respected high-rise buildings on the east side of Bellevue, Washington, is situated in an area of major development and is undergoing its own redevelopment. The property, owned by FANA Key LLC, part of the FANA Group of Companies, hosts a variety of high-profile tenants, ranging from financial services to tech firms. FANA's commitment to providing an exceptional experience extends throughout the property, including its parking operations, which are crucial for tenant and guest satisfaction.

- Location** · Bellevue, WA
- Owner** · FANA Group
- Property type** · Office
- Parking spaces** · 210
- Parking operator** · Vend

### The Challenge

Because the Key Bank Building is committed to offering a premium environment, FANA was looking for ways to stay relevant and compete in a technology-driven community by providing an easy-to-use experience for tenants and clients. The primary challenges were:



#### Outdated equipment

The parking facility's equipment was outdated and required a substantial capital expenditure to upgrade.



#### Need for innovation

Tenants and guests expected a parking experience that matched the building's overall premium standards.



#### Ease of validation

Tenants can easily use the Vend portal to apply validations for guests, streamlining the exit process.



#### Budget constraints

FANA was looking for a solution that offered technological advancement without the need for a significant upfront capital investment.

### Solution

FANA partnered with Vend to revamp the Key Bank Building's parking operations using Vend's innovative technology-driven parking management model. The user-friendly technology provided a seamless parking experience, reinforcing the building's reputation for innovation and excellence. Solution highlights include:



#### Advanced parking technology

Introducing a state-of-the-art parking management system that centralized and streamlined operations and enhanced the user experience.



#### Flexible pricing structure

Vend's financing model eliminated the need for a significant upfront capital investment, making it financially attractive for FANA.



#### Enhanced user experience

The new solution dramatically reduced the number of support calls and monthly parkers loved that they no longer had to search for their RFID card when entering and exiting.

### The Results

The partnership between FANA and Vend has already yielded impressive results at the KeyBank Building, including:



#### \$100,000 in CAPEX savings

Vend's pricing structure saved FANA a substantial amount in capital expenses and allowed them the flexibility to implement a new solution with low upfront costs.



#### Improved tenant satisfaction

The modernized parking system significantly enhanced the parking experience for tenants and guests, aligning it with the building's premium standards. The system eliminated the need for paper tickets and provided monthly parkers with a hands-free experience.



#### Operational efficiency

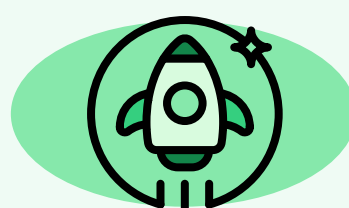
The solution centralized and streamlined operations, reduced maintenance, and alleviated administrative burdens, contributing to overall operational efficiency. The system and reporting are flexible, allowing it to be customized according to feedback from tenants and ownership.



These results not only brought financial savings but also elevated the parking experience to match the high standards of the Key Bank Building, further cementing its status as a prominent space in Bellevue.

### The Future

Looking ahead, FANA and Vend are focused on sustaining and enhancing the improvements at the Key Bank Building. Future initiatives include:



#### Technology integration

Continuously upgrading the parking management system to incorporate the latest technological advancements.



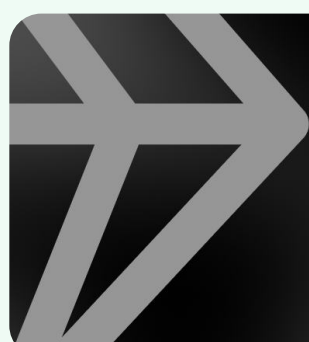
#### Data-driven insights

Use the rich data collected by the parking system to improve pricing, staffing, and marketing.



#### Scalability

Exploring opportunities to implement Vend's solutions across other properties owned by FANA, ensuring consistent, high-quality parking experiences throughout their portfolio.



The successful collaboration between FANA and Vend has transformed the parking operations at the Key Bank Building, aligning it with the property's overall premium experience. By prioritizing innovation and financial efficiency, they have set a new benchmark for parking management.

