

234 room Hyatt Place hotel located in the heart of downtown San Jose

CHICAGO (February 2, 2012) – Hyatt Hotels & Resorts and Dinapoli Capital Partners today announce the opening of Hyatt Place San Jose/Downtown, the first Hyatt Place hotel in San Jose. Catering to business and leisure travelers alike, Hyatt Place San Jose/Downtown offers both complimentary continental breakfast, featuring the signature a.m. Kitchen Skillet™, as well as complimentary Wi-Fi in all public spaces and guestrooms.

“As San Jose continues to grow and thrive economically, we are excited to add to the momentum by welcoming the first Hyatt Place property to the city,” said Gabi Quinoz, general manager of Hyatt Place San Jose/Downtown. “Whether we are catering to business travelers, leisure travelers or groups and meetings, we know that our guests will appreciate the comfortable and functional amenities offered at our hotel, such as free Wi-Fi, made-to-order fresh food around the clock and the StayFit@Hyatt fitness center.”

The opening of Hyatt Place San Jose/Downtown comes at an opportune time for the City of San Jose and Team San Jose (an innovative effort unifying the San Jose Convention and Visitors Bureau, hotels, arts, labor and venues) with the recently approved 125,000 square foot expansion of the Convention Center, which sits directly across the street from Hyatt Place San Jose/Downtown. Construction is underway with an anticipated completion in Fall 2013.

“The opening of Hyatt Place is exciting news for San Jose as a great destination for business and leisure travelers,” said Bill Sherry, CEO of Team San Jose and Director of Aviation at Mineta San Jose International Airport. “This is an industry indicator of tourism growth in San Jose. With the Convention Center project moving forward, having Hyatt Place right across the street strengthens San Jose’s hotel offerings and destination attributes to attract more conventions and meetings to the city.”

As the capital of Silicon Valley, San Jose is well positioned for continued success as a meetings and convention destination, especially with the recent completion of a \$1.3 billion airport modernization project and the launch of the convention center expansion. Diverse in the city’s appeal, San Jose recently played host to the U.S. Figure Skating Championships and is looking forward to hosting the 2012 U.S. Olympic Team Trials in June.

About Hyatt Place San Jose/Downtown

Located just four and a half miles from the Mineta San Jose International Airport, Hyatt Place San Jose/Downtown is easily accessible to San Jose McEnry Convention Center and many popular tourist destinations, including the Tech Museum, the San Jose Museum of Art, and the Children’s Discovery Museum. The hotel is also easily accessible to all major freeways and adjacent to light rail and train stations.

For sports enthusiasts, Hyatt Place San Jose/Downtown is within close proximity to notable sporting locations, such as the HP Pavilion, which is home to the NHL San Jose Sharks and is one of the country’s premier concert and entertainment complexes. The hotel is also only a few short miles from several local companies including Adobe, PricewaterhouseCoopers, Deloitte, Ernst & Young, Cisco, Intel, Yahoo!, Google, and Hewlett-Packard.

While in town, guests can enjoy a day of shopping at Santana Row or Westfield Valley Fair Mall. Hyatt Place San Jose/Downtown offers easy walking access to over 150 restaurants, including both well-known branded chains, as well as independent jewels authentic to San Jose. The downtown area also includes many entertainment options, museums, art galleries, shopping, comedy clubs and more.

Hyatt Place San Jose/Downtown features:

- 234 spacious guestrooms, all of which feature a 42-inch HDTV, the plush Hyatt Grand Bed® and an eight-foot sectional sofa sleeper
- Complimentary Wi-Fi access throughout the hotel
- Complimentary continental breakfast featuring a.m. Kitchen Skillet™ with hot breakfast sandwiches, as well as a variety of fresh fruits, hot and cold cereal, yogurt, breads, premium coffee and an assortment of juices
- Over 6,500 square feet of flexible, high-tech meeting/function space
- 24/7 Guest Kitchen serving made-to-order snacks and entrees
- Intimate Bakery Café featuring Starbucks® specialty coffees, premium beers and wines and cocktails

“Hyatt Place will be the perfect addition to downtown San Jose, and it will cater to travelers who are looking for a hassle-free place to stay with state-of-the-art technology that offers true convenience, for both business and leisure guests alike” said Matthew DiNapoli, president and CEO of DiNapoli Capital Partners.

HYATT PLACE SAN JOSE/DOWNTOWN LEADERSHIP

Hyatt Place San Jose/Downtown is under the leadership of general manager Gabi Quiroz and director of sales Tasha Silver. In

her role, Quiroz is directly responsible for managing the day-to-day operations of the hotel, including overseeing the hotel's 70 associates and ensuring guests encounter the purposeful service for which Hyatt Place is known. Quiroz is joined by Silva, director of sales, who is responsible for providing sales service and support to travelers and meeting planners frequenting the San Jose area.

HYATT PLACE BACKGROUND

Hyatt PLace brings the authentic hospitality for which Hyatt is known to the upscale select-service category of hotels. Inspired by multitasking travelers' 24/7 lifestyle, combines stylish design, practical amenities, forward-thinking technology and purposeful service so guests can remain connected and productive while traveling. Features include complimentary Wi-Fi access, a StayFit@Hyatt fitness center, a coffee and wine bar serving Starbucks® specialty coffees and premium wine and beer, and the Grab 'n Go case stocked with freshly made sandwiches and salads. The Guest Kitchen offers made-to-order breakfast, lunch and dinner entrées around the clock, in addition to the a.m.Kitchen Skillet™, a complimentary continental breakfast served daily. Specially trained Hosts are on hand to offer assistance with everything from directions to check-in to a freshly made meal.

About Hyatt Place

Spacious guestrooms feature multiple areas to work and relax, and include the Cozy Corner, an eight-foot sectional sofa sleeper; plush Hyatt Grand Bed; and ergonomic work center. Every guestroom is also equipped with a state-of-the-art media center that allows electronic devices to plug directly into the 42-inch, high-definition television, giving guests instant access to the technological amenities they're accustomed to accessing at home or in the office.

Hyatt Place, a brand of Hyatt Hotels Corporation, offers more than 160 locations throughout the United States. For information or to make a reservation, call 1-888-HYATT-HP (888-492-8847) or visit www.HyattPlace.com.

About Dinapoli Capital Partners

DiNapoli Capital Partners (DCP) is a privately held real estate investment firm engaged in the acquisition, development and management of hotels and commercial real estate assets. The firm was established by F. Matthew DiNapoli, a founding principal of the successful Maritz-Wolff Hotel Equity Funds. The firm employs a disciplined investment approach focused on value creation and capital preservation. DCP's investments are characterized by direct principal involvement and a meaningful contribution of its principals' capital which effectively aligns the interests of the firm and its financial partners. For more information, visit www.dinapolicapital.com.

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