IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF DELAWARE

In re:	Chapter 11
HUDSON 1701/1706, LLC, *et al.*,[1]	Case No. 25-11853 (KBO)
Debtors.	(Jointly Administered)
	Obj. Deadline: November 10, 2026 at 4:00 p.m. (ET)

SUMMARY OF NINTH MONTHLY APPLICATION OF MORRIS JAMES LLP, CO-COUNSEL TO THE OFFICIAL COMMITTEE OF UNSECURED CREDITORS, FOR ALLOWANCE OF COMPENSATION AND REIMBURSEMENT OF EXPENSES FOR THE PERIOD FROM AUGUST 1, 2026 THROUGH SEPTEMBER 30, 2026

Name of Applicant	Morris James LLP
Authorized to provide professional services to:	Official Committee of Unsecured Creditors of Hudson 1701/1706, LLC., *et al*.
Date of retention order:	January 9, 2026, effective as of December 5, 2025
Period for which compensation and reimbursement sought:	August 1, 2026 through September 30, 2026
Compensation sought as actual, reasonable, and necessary:	$16,419.60 (80% of $20,524.50)
Expense reimbursement sought as actual, reasonable, and necessary:	$1,532.91

This is a(n): X monthly ___ interim ___ final

[1] The Debtors in these chapter 11 cases, along with the last four digits of each Debtors' federal tax identification number, are Hudson 1701/1706, LLC (0281) and Hudson 1702, LLC (0190). The Debtors' mailing address is c/o FTI Consulting, Inc. Attn: Alan Tantleff, 1166 Avenue of the Americas, 15th Floor, New York, NY 10036.

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Previous Applications:

Fee Application Filing Date & Docket No.	Period Covered	Total Fees Requested	Total Expenses Requested	CNO Filing Date & Docket No.	Amount of Fees Authorized to be Paid	Amount of Expenses Authorized to be Paid
1/23/2026 [D.I. 273]	December 5, 2025 – December 31, 2025	$60,702.00	$806.55	2/16/2026 [D.I. 326]	$60,702.00	$806.55
2/20/2026 [D.I. 338]	January 1, 2026 – January 31, 2026	$43,763.00	$3,778.25	3/16/2026 [D.I. 372]	$43,763.00	$3,778.25
3/23/2026 [D.I. 381]	February 1, 2026 – February 28, 2026	$17,416.00	$518.74	4/14/2026 [D.I. 413]	$17,416.00	$518.74
5/1/2026 [D.I. 455]	March 1, 2026 – March 31, 2026	$20,271.50	$107.76	6/2/2026 [D.I. 527]	$20,271.50	$107.76
6/3/2026 [D.I. 532]	April 1, 2026 – April 30, 2026	$17,154.00	$1,452.80	6/30/2026 [D.I. 569]	$17,154.00	$1,452.80
6/18/2026 [D.I. 561]	May 1, 2026 – May 31, 2026	$9,866.50	$421.94	7/14/2026 [D.I. 590]	$9,866.50	$421.94
7/30/2026 [D.I. 612]	June 1, 2026 – June 30, 2026	$8,237.50	$0.00	8/21/2026 [D.I. 649]	$8,237.50	$0.00
8/26/2026 [D.I. 653]	July 1, 2026 - July 31, 2026	$11,538.50	$211.81	9/17/2026 [D.I. 698]	$9,230.80	$211.81
TOTALS		**$188,949.50**	**$7,297.85**		**$186,641.30**	**$7,297.85**

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	Obj. Deadline: November 10, 2026 at 4:00 p.m. (ET)

NINTH MONTHLY APPLICATION OF MORRIS JAMES LLP, CO-COUNSEL TO THE OFFICIAL COMMITTEE OF UNSECURED CREDITORS, FOR ALLOWANCE OF COMPENSATION AND REIMBURSEMENT OF EXPENSES FOR THE PERIOD FROM AUGUST 1, 2026 THROUGH SEPTEMBER 30, 2026

Morris James LLP ("Morris James"), co-counsel to the Official Committee of Unsecured Creditors (the "Committee") of Hudson 1701/1706, LLC, *et al*., the above-captioned debtors (the "Debtors"), hereby submits its monthly fee application (the "Application") pursuant to sections 330 and 331 of title 11 of the United States Code, 11 U.S.C. §§101 et seq, as amended (the "Bankruptcy Code") for allowance of compensation in the amount of $20,524.50 and reimbursement of expenses in the amount $1,532.91 for the period from August 1, 2026 through September 30, 2026 (the "Compensation Period"), and in support thereof, Morris James respectfully represents as follows:

JURISDICTION AND VENUE

1. This Court has jurisdiction over this Application pursuant to 28 U.S.C. §1334. This is a core proceeding pursuant to 28 U.S.C. §157(b)(2)(A) and (B).

2. Venue of this proceeding and this Application is proper in this District pursuant to 28 U.S.C. §§1408 and 1409.

[1] The Debtors in these chapter 11 cases, along with the last four digits of each Debtors' federal tax identification number, are Hudson 1701/1706, LLC (0281) and Hudson 1702, LLC (0190). The Debtors' mailing address is c/o FTI Consulting, Inc. Attn: Alan Tantleff, 1166 Avenue of the Americas, 15th Floor, New York, NY 10036.

3. The statutory predicate for the relief sought herein is sections 1103 and 331 of the Bankruptcy Code, Bankruptcy Rule 2016, and Local Rule 2016-1.

BACKGROUND

4. On October 22, 2025, (the "Petition Date"), the above-captioned debtors (the "Debtors") filed voluntary petitions for relief under chapter 11 of the Bankruptcy Code (collectively the "Chapter 11 Cases"). The Chapter 11 Cases are being jointly administered for procedural purposes only pursuant to Bankruptcy Rule 1015(b).

5. The Debtors have continued in the possession of their property and have continued to operate and manage their business as Debtors in possession pursuant to sections 1107(a) and 1108 of the Bankruptcy Code. No trustee or examiner has been appointed in the Chapter 11 Cases.

6. On November 21, 2025, the Debtors filed its *Motion of the Debtors for Entry of Order Establishing Procedures for Interim Compensation and Reimbursement of Expenses of Professionals* (the "Interim Compensation Motion") [Docket No. 100], and on December 10, 2025, the Court entered an Order approving the Interim Compensation Motion (the "Interim Compensation Order") [Docket No. 152].

7. On November 25, 2025, the United States Trustee for the District of Delaware (the "United States Trustee") filed its *Notice of Appointment of Committee of Unsecured Creditors* [Docket No. 104] of the three (3) member Committee pursuant to section 1102(a)(1) of the Bankruptcy Code.[2] On December 4 and 5, 2025, respectively, the Committee selected Seward & Kissel LLP as its lead counsel and Morris James LLP as its Delaware co-counsel. On December 8, 2025, the Committee selected Province, LLC as its financial advisor.

[2] The Committee members are the following: (1) 356W58 Ground Lessor LLC; (2) The Abadi Group; and (3) AJP Contracting Corp.

8. On December 23, 2025, the Committee filed the *Application for Entry of an Order Authorizing the Retention and Employment of Morris James LLP as Co-Counsel to the Official Committee of Unsecured Creditors Effective as of December 5, 2025* (the "Retention Application") [Docket No 186]. On January 9, 2026, the Court entered an order approving the Retention Application, effective as of December 5, 2025 [Docket No. 233].

9. A chart detailing the fees during the Compensation Period, by professional and by category and a full and detailed statement describing the services rendered during the Compensation Period, by each professional and paraprofessional at Morris James are both attached as **Exhibit A**.

10. The total sum due to Morris James for professional services rendered on behalf of the Committee during the Compensation Period is $20,524.50. Morris James submits that the professional services it rendered on behalf of the Committee during this time were reasonable and necessary.

11. Morris James incurred $1,532.91 of expenses during the Compensation Period. A chart detailing the specific disbursements is attached hereto as **Exhibit B**.

12. The undersigned hereby attests that they have reviewed the requirements of Local Rule 2016-1, and this Application conforms to such requirements, including that travel time was not billed at more than half rate, copying charges were only $0.10 per page for black and white copies and $0.80 for color copies, and computer-assisted legal research charges does not to exceed actual cost.

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WHEREFORE, Morris James hereby requests pursuant to the procedures allowed in the Interim Compensation Order: (i) interim allowance of compensation for necessary and valuable professional services rendered to the Committee in the amount of $20,524.50 and reimbursement of expenses in the amount of $1,532.91 for the period from August 1, 2026 through September 30, 2026; (ii) payment in the total amount of $17,952.51 (representing 80% of the total fees ($16,419.60) billed and 100% of the expenses ($1,532.91) incurred during the Compensation Period); and (iii) such other relief as this Court deems just and proper.

Dated: October 20, 2026

MORRIS JAMES LLP

/s/ Eric J. Monzo

Eric J. Monzo (DE Bar No. 5214)
Samantha L. Rodriguez (DE Bar No. 7524)
3205 Avenue North Blvd., Suite 100
Wilmington, DE 19803
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Counsel to the Official Committee of Unsecured Creditors

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF DELAWARE

In re:	Chapter 11
HUDSON 1701/1706, LLC, *et al.*,[1]	Case No. 25-11853 (KBO)
Debtors.	(Jointly Administered)
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NOTICE OF NINTH MONTHLY APPLICATION OF MORRIS JAMES LLP, CO-COUNSEL TO THE OFFICIAL COMMITTEE OF UNSECURED CREDITORS, FOR ALLOWANCE OF COMPENSATION AND REIMBURSEMENT OF EXPENSES FOR THE PERIOD FROM AUGUST 1, 2026 THROUGH SEPTEMBER 30, 2026

PLEASE TAKE NOTICE that on October 20, 2026, Morris James LLP filed its ninth monthly application (the "Application") seeking compensation for services rendered and reimbursement of expenses incurred as co-counsel to the Official Committee of Unsecured Creditors appointed in the above-referenced bankruptcy case (the "Committee") for the period from August 1, 2026 through September 30, 2026 with the United States Bankruptcy Court for the District of Delaware (the "Court").

PLEASE TAKE FURTHER NOTICE that if you object to the relief sought by the Application, you are required to file a response to the Application, on or before **November 10, 2026 at 4:00 p.m. (ET)** (the "**Objection Deadline**") with the Clerk of the United States Bankruptcy Court for the District of Delaware, 824 N. Market Street, 3rd Floor, Wilmington, Delaware 19801. At the same time, you must also serve a copy of the response upon undersigned counsel to the Committee.

PLEASE TAKE FURTHER NOTICE THAT IF NO OBJECTIONS ARE FILED AND SERVED IN ACCORDANCE WITH THE ABOVE PROCEDURES, THEN 80% OF FEES AND 100% OF THE EXPENSES REQUESTED IN THE APPLICATION MAY BE PAID PURSUANT TO THE INTERIM COMPENSATION ORDER WITHOUT FURTHER HEARING OR ORDER OF THE COURT.

IF YOU FAIL TO RESPOND IN ACCORDANCE WITH THIS NOTICE, THE COURT MAY GRANT THE RELIEF DEMANDED BY THE APPLICATION WITHOUT FURTHER NOTICE OR HEARING.

[1] The Debtors in these chapter 11 cases, along with the last four digits of each Debtors' federal tax identification number, are Hudson 1701/1706, LLC (0281) and Hudson 1702, LLC (0190). The Debtors' mailing address is c/o FTI Consulting, Inc. Attn: Alan Tantleff, 1166 Avenue of the Americas, 15th Floor, New York, NY 10036.

Dated: October 20, 2026

MORRIS JAMES LLP

/s/ Eric J. Monzo

Eric J. Monzo (DE Bar No. 5214)
Samantha L. Rodriguez (DE Bar No. 7524)
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-and-

SEWARD & KISSEL LLP
Robert J. Gayda (admitted *pro hac vice*)
Catherine V. LoTempio (admitted *pro hac vice*)
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Telephone: (212) 574-1200
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hooper@sewkis.com

Counsel to the Official Committee of Unsecured Creditors

EXHIBIT A

Compensation By Category – Ninth Monthly Compensation Period

Project Category	Total Hours	Total Fees
B110 Case Administration	5.90	$2,753.50
B120 Asset Analysis and Recovery	2.70	$1,687.50
B150 Meetings/Communications with Committee and/or Creditors	0.40	$410.00
B165 Retention Applications (Others)	0.90	$442.50
B170 Fee Applications (MJ)	4.00	$1,700.00
B175 Fee Applications (Others)	5.10	$2,287.50
B185 Assumption/Rejection of Leases and Contracts	2.20	$2,255.00
B190 Other Contested Matters (excluding assumption/rejection motions)	2.30	$977.50
B196 Litigation	3.00	$2,755.50
B230 Financing/Cash Collateral	3.50	$1,804.50
B320 Plan and Disclosure Statement	0.60	$375.00
B430A Court Hearings: Attendance and Preparation	6.20	$3,076.00
Totals	**36.80**	**$20,524.50**

Timekeeper Summary – Ninth Monthly Compensation Period

Timekeeper	Position	Rate	Hours	Amount
Eric J. Monzo	Member of the Delaware Bar since 2008; Partner in Bankruptcy Department since 2014	$1,025.00	7.70	$1,025.00
Jason S. Levin	Member of the Delaware Bar since 2017; Associate in Bankruptcy Department since 2020	$560.00	1.50	$840.00
Samantha L. Rodriguez	Member of the Delaware Bar since 2025; Associate in Bankruptcy Department since 2025	$435.00	6.20	$2,697.00
Douglas J. Depta	Paralegal in Bankruptcy Department since 2020	$425.00	9.70	$4,122.50
Jessica M. O'Connor	Paralegal in Bankruptcy Department since 2025	$425.00	11.70	$4,972.50
		Totals	**36.80**	**$20,524.50**
Blended Rate $537.73				

Morris James LLP

3205 Avenue North Blvd., Suite 100
P. O. Box 2306
Wilmington, Delaware 19899-2306
(302) 888-6800
Facsimile (302) 571-1750
Federal Tax I.D. 51-0023480

Hudson 1701/1706, LLC;
Official Committee of Unsecured Creditors
Nicole Vaknin (Chairperson of the Committee)
Nicole.vaknin@theabadigroup.com
The Abadi Group
151 Industrial Way East, Suite A5
Eatontown, NJ 07724

October 9, 2026
Invoice 632478

Matter Name:	Hudson 1701/1706, LLC; Case No 25-11853
Matter Number:	147481-0001
Attorney:	Eric J. Monzo

For Professional Services through September 30, 2026

Fees	**$20,524.50**
Disbursements	**$1,532.91**
Total Charges	**$22,057.41**

Fee Recap

		Hours	Rate/Hours	Amount
Eric J. Monzo	Partner	7.70	1,025.00	7,892.50
Jason S. Levin	Associate	1.50	560.00	840.00
Samantha L. Rodriguez	Associate	6.20	435.00	2,697.00
Douglas J. Depta	Paralegal	9.70	425.00	4,122.50
Jessica M. O'Connor	Paralegal	11.70	425.00	4,972.50
	Totals	**36.80**		**20,524.50**

Services by Task Code

		Hours	Amount
B110	Case Administration	5.90	2,753.50
B120	Asset Analysis and Recovery	2.70	1,687.50
B150	Meetings/Communications with Committee and/or Creditors	0.40	410.00
B165	Retention Applications (Others)	0.90	442.50
B170	Fee Applications (MJ)	4.00	1,700.00
B175	Fee Applications (Others)	5.10	2,287.50
B185	Assumption/Rejection of Leases and Contracts	2.20	2,255.00
B190	Other Contested Matters (excluding assumption/rejection motions)	2.30	977.50
B196	Litigation	3.00	2,755.50
B230	Financing/Cash Collateral	3.50	1,804.50
B320	Plan and Disclosure Statement	0.60	375.00
B430A	Court Hearings: Attendance and Preparation	6.20	3,076.00
	Totals	**36.80**	**$20,524.50**

Fees

Date	Atty	Description	Hours	Rate	Amount
B110 Case Administration					
08/18/26	SXR	Email re hearing coverage (.1); review notice of hearing re letter request (.1).	0.20	435.00	87.00
08/19/26	JMO	Review notice of agenda for August 21 hearing; circulate same and coordinate hearing attendance.	0.20	425.00	85.00
08/20/26	JMO	Review amended notice of agenda for August 21 hearing; circulate same to internal team.	0.20	425.00	85.00
08/24/26	JMO	Review July MORs.	0.20	425.00	85.00
08/25/26	SXR	Review proposed Order (.2); emails re same (.1); emails re fee application (.1).	0.40	435.00	174.00
09/08/26	JMO	Communications with Seward and internal team re September 9 hearing attendance and prep of same.	0.60	425.00	255.00
09/08/26	DJD	Emails with S. Rodriguez and J. O'Connor re September 9 hearing coordination.	0.30	425.00	127.50
09/08/26	JMO	Review 356W58 Ground Lessor's W&E list for September 9 hearing.	0.10	425.00	42.50
09/08/26	JMO	Review Debtors W&E list for September 9 hearing.	0.10	425.00	42.50
09/08/26	JMO	Review notice of amended agenda for September 9. hearing.	0.10	425.00	42.50
09/09/26	DJD	Review and update hearing materials and emails, J. O'Connor, and coordinate delivery.	0.80	425.00	340.00

Date	Atty	Description	Hours	Rate	Amount
09/10/26	JMO	Communications with G. Matthews re September 9 hearing transcript.	0.20	425.00	85.00
09/11/26	JMO	Review agenda for September 15 hearing; circulate same to Seward and internal teams; coordinate hearing attendance re same.	0.30	425.00	127.50
09/14/26	JMO	Coordinate September 15 hearing attendance.	0.30	425.00	127.50
09/14/26	JMO	Communications with G. Matthews re September 9 hearing transcript; review same.	0.20	425.00	85.00
09/14/26	JMO	September 15 hearing prep.	0.50	425.00	212.50
09/15/26	JMO	Review amended notice of agenda for September 15 hearing; circulate same to Seward & internal teams.	0.20	425.00	85.00
09/15/26	JMO	Review notice of cancellation of September 15 hearing; communications with Seward and internal teams re same.	0.20	425.00	85.00
09/21/26	EJM	Review monthly operating reports.	0.20	1,025.00	205.00
09/21/26	JMO	Review August MORs.	0.20	425.00	85.00
09/21/26	EJM	Updates internally re case update.	0.10	1,025.00	102.50
09/25/26	EJM	Review administrative filings re scheduling omnibus hearings and scheduling.	0.10	1,025.00	102.50
09/28/26	JMO	Review order scheduling omnibus hearing dates; update hearing calendar re same.	0.20	425.00	85.00
		Task Code Subtotal	**5.90**		**2,753.50**
B120 Asset Analysis and Recovery					
08/03/26	JMO	Review Order approving stipulated pretrial schedule; update deadline calendar re same.	0.20	425.00	85.00
08/14/26	JMO	Review letter to Judge Owens re motion to compel.	0.10	425.00	42.50
08/17/26	JMO	Review notice of service re expert rebuttal report.	0.10	425.00	42.50
08/18/26	JMO	Review notice of hearing re letter request; circulate same to Seward and internal teams.	0.20	425.00	85.00
08/18/26	JMO	Update hearing and objection deadline calendar re notice of hearing on letter request.	0.10	425.00	42.50
08/20/26	JMO	Review response letter re motion to compel.	0.10	425.00	42.50
08/20/26	JMO	Review letter in opposition to motion to compel.	0.10	425.00	42.50
09/04/26	JMO	Review motion to enter into preconstruction services agreement.	0.10	425.00	42.50
09/04/26	JMO	Review motion to shorten notice on motion to enter into preconstruction services agreement.	0.10	425.00	42.50
09/04/26	JMO	Review order granting motion to shorten notice on motion to enter into preconstruction services agreement; circulate same to internal and Seward teams.	0.20	425.00	85.00
09/04/26	JMO	Update hearing and objection deadline calendar re order granting motion to shorten notice on motion to enter into preconstruction services agreement.	0.10	425.00	42.50
09/04/26	JMO	Review notice of hearing on motion to enter into preconstruction services agreement.	0.10	425.00	42.50
09/14/26	JMO	Review declaration iso motion to enter Into preconstruction services agreement.	0.10	425.00	42.50
09/14/26	EJM	Review Debtor filing in support of motion to enter into pre construction agreement and matters on agenda.	0.50	1,025.00	512.50

Date	Atty	Description	Hours	Rate	Amount
09/15/26	JMO	Review order authorizing entry into preconstruction services agreement; circulate same to Seward and internal teams.	0.20	425.00	85.00
09/15/26	EJM	Review notice canceling hearing and updates re construction services agreement and review Order approving same.	0.40	1,025.00	410.00
		Task Code Subtotal	**2.70**		**1,687.50**
B150 Meetings/Communications with Committee and/or Creditors					
08/05/26	EJM	Updates with committee and review scheduling Order.	0.30	1,025.00	307.50
08/11/26	EJM	Emails with committee and co-counsel re case update.	0.10	1,025.00	102.50
		Task Code Subtotal	**0.40**		**410.00**
B165 Retention Applications (Others)					
09/22/26	EJM	Confer with financial advisors and internally re retention declaration supplement.	0.10	1,025.00	102.50
09/22/26	DJD	Review, update and file declaration iso Province retention application, draft CoS, email counsel for service, arrange mail service, and update case folder.	0.70	425.00	297.50
09/24/26	JMO	Review notice of increase of hourly rates for FTI.	0.10	425.00	42.50
		Task Code Subtotal	**0.90**		**442.50**
B170 Fee Applications (MJ)					
08/11/26	DJD	Review and update July invoice and emails internally re updates.	0.40	425.00	170.00
08/12/26	DJD	Draft eighth monthly application.	0.80	425.00	340.00
08/20/26	DJD	Draft CNO re combined seventh monthly and third interim application and review docket re same.	0.30	425.00	127.50
08/21/26	DJD	Update and file CNO re combined seventh monthly and third interim monthly fee application, circulate, and update case folder.	0.30	425.00	127.50
08/25/26	DJD	Review proposed draft interim fee Order and email internally re same.	0.20	425.00	85.00
08/26/26	DJD	Update and file eighth monthly application, email counsel for service, and update case folder and calendar.	0.50	425.00	212.50
08/28/26	DJD	Begin drafting ninth monthly application.	0.40	425.00	170.00
09/08/26	DJD	Review and update August invoices and emails internally re updates.	0.30	425.00	127.50
09/16/26	DJD	Draft CNO re eighth monthly application and review docket re same.	0.30	425.00	127.50
09/17/26	DJD	File CNO re eighth monthly application, circulate, and update case folder.	0.30	425.00	127.50
09/18/26	DJD	Emails with FTI re outstanding fees.	0.20	425.00	85.00
		Task Code Subtotal	**4.00**		**1,700.00**
B175 Fee Applications (Others)					
08/05/26	DJD	Emails with UST re LEDES data.	0.10	425.00	42.50

Date	Atty	Description	Hours	Rate	Amount
08/20/26	JMO	Review tenth monthly fee statement of Chipman; update objection deadline calendar re same.	0.20	425.00	85.00
08/20/26	DJD	Draft CNO re S&K seventh monthly application and review docket re same.	0.30	425.00	127.50
08/20/26	DJD	Draft CNO re S&K third interim application and review docket re same.	0.30	425.00	127.50
08/21/26	DJD	Update and file CNO re S&K seventh monthly fee application, circulate, and update case folder.	0.30	425.00	127.50
08/21/26	DJD	Update and file CNO re S&K third interim fee application, circulate, and update case folder.	0.30	425.00	127.50
08/24/26	JMO	Review ninth monthly staffing report of FTI; update objection deadline calendar re same.	0.20	425.00	85.00
08/26/26	DJD	Review, update and file S&K eighth monthly application, redact exhibit, email counsel for service, and update case folder and calendar.	0.90	425.00	382.50
08/28/26	DJD	Email UST re LEDES re eighth monthly applications.	0.10	425.00	42.50
08/31/26	JMO	Review seventh monthly fee statement of Boies; update objection deadline calendar re same.	0.20	425.00	85.00
09/01/26	EJM	Review and authorize filing of interim fee applications.	0.10	1,025.00	102.50
09/10/26	JMO	Review eighth monthly fee statement of Boies Schiller; update objection deadline calendar re same.	0.20	425.00	85.00
09/16/26	JMO	Review August monthly fee statement of Chipman; update objection deadline calendar re same.	0.20	425.00	85.00
09/16/26	DJD	Draft CNO re S&K eighth monthly application and review docket re same.	0.30	425.00	127.50
09/17/26	DJD	File CNO re S&K eighth monthly application, circulate, and update case folder.	0.30	425.00	127.50
09/18/26	EJM	Updates re fee applications.	0.10	1,025.00	102.50
09/21/26	DJD	Review update and file S&K ninth monthly application, redact exhibit, email counsel for service and update case folder and calendar.	0.90	425.00	382.50
09/22/26	DJD	Email UST re LEDES data.	0.10	425.00	42.50
		Task Code Subtotal	**5.10**		**2,287.50**
B185 Assumption/Rejection of Leases and Contracts					
09/04/26	EJM	Review ground lessor memorandum in support of position.	0.70	1,025.00	717.50
09/04/26	EJM	Review Debtors' filings re pre construction agreement and response to ground lessor positions.	1.50	1,025.00	1,537.50
		Task Code Subtotal	**2.20**		**2,255.00**
B190 Other Contested Matters (excluding assumption/rejection motions)					
09/04/26	JMO	Review Debtors' supplemental memo iso motion determining amount of post-petition rent.	0.10	425.00	42.50
09/04/26	JMO	Review ground lessor's rent motion pre-hearing brief.	0.10	425.00	42.50
09/04/26	JMO	Review notice of agenda for September 9. hearing; circulate same and coordinate hearing attendance.	0.30	425.00	127.50
09/04/26	JMO	Review notice of service of sealed declaration iso rent motion pre-hearing brief.	0.10	425.00	42.50

Date	Atty	Description	Hours	Rate	Amount
09/04/26	JMO	Review motion to file under seal declaration iso rent motion pre-hearing brief; update hearing and objection deadline calendar re same.	0.20	425.00	85.00
09/04/26	JMO	Review redacted declaration iso rent motion pre-hearing brief.	0.10	425.00	42.50
09/08/26	JMO	September 9 hearing prep.	1.30	425.00	552.50
09/09/26	JMO	Review order granting motion to seal declaration iso rent motion pre hearing brief.	0.10	425.00	42.50
		Task Code Subtotal	**2.30**		**977.50**
B196 Litigation					
08/05/26	JMO	Review Order from Third Circuit denying appeal.	0.10	425.00	42.50
08/05/26	EJM	Review Third Circuit Order denying appeal.	0.10	1,025.00	102.50
08/07/26	JMO	Review CoC re 9019 motion.	0.10	425.00	42.50
08/07/26	JMO	Review 9019 Order.	0.10	425.00	42.50
08/07/26	EJM	Review motion to approve settlement with Smekes and Parkview and Debtors.	0.80	1,025.00	820.00
08/20/26	JSL	Review letters regarding discovery dispute.	0.20	560.00	112.00
08/21/26	JSL	Draft and review emails to and from internal team regarding depositions.	0.10	560.00	56.00
08/24/26	EJM	Review District Court Order re appeal and decision of Third Circuit.	0.10	1,025.00	102.50
09/21/26	EJM	Review appellant briefing.	1.40	1,025.00	1,435.00
		Task Code Subtotal	**3.00**		**2,755.50**
B230 Financing/Cash Collateral					
08/06/26	JSL	Review challenge stipulation (.3); draft and review emails to and from co-counsel and other parties regarding same (.2).	0.50	560.00	280.00
08/06/26	SXR	Emails re extending challenge period.	0.20	435.00	87.00
08/07/26	JMO	Communications with internal team re filing CoC of challenge stipulation extension.	0.20	425.00	85.00
08/07/26	JMO	Finalize and file CoC re sixth stipulation extending challenge deadline; circulate same.	0.50	425.00	212.50
08/07/26	JMO	Review Order approving sixth stipulation extending challenge period; update deadline calendar re same.	0.20	425.00	85.00
09/25/26	JMO	Communications with J. Levin re stipulation extending challenge period and filing of same.	0.30	425.00	127.50
09/25/26	JMO	Communications with J. Levin re filing COC re seventh stipulation extending challenge period; finalize and file same; circulate same.	0.50	425.00	212.50
09/25/26	EJM	Emails with co-counsel re challenge period extension and review stipulation.	0.30	1,025.00	307.50
09/25/26	JSL	Draft and review emails to and from co-counsel, internal team, and professionals regarding challenge deadline extension (.3); review, revise, and file same (.2).	0.50	560.00	280.00
09/28/26	JMO	Review order approving seventh stipulation extending challenge period; circulate same.	0.20	425.00	85.00
09/28/26	JMO	Update deadline calendar re order approving seventh stipulation extending challenge period.	0.10	425.00	42.50

Date	Atty	Description	Hours	Rate	Amount
		Task Code Subtotal	**3.50**		**1,804.50**
B320 Plan and Disclosure Statement					
08/05/26	JMO	Review Order further extending exclusivity periods; update deadline periods re same.	0.20	425.00	85.00
09/25/26	JMO	Review fourth motion to extend exclusivity periods; update hearing and objection deadline calendar re same.	0.20	425.00	85.00
09/25/26	EJM	Review Debtors' fourth motion to extend exclusivity period to file plan.	0.20	1,025.00	205.00
		Task Code Subtotal	**0.60**		**375.00**
B430A Court Hearings: Attendance and Preparation					
08/18/26	JSL	Draft and review emails to and from internal team regarding hearing (.1); review agenda and related materials (.1).	0.20	560.00	112.00
08/21/26	SXR	Attend hearing via zoom (.3); review documents re same prior to hearing (.6).	0.90	435.00	391.50
09/04/26	EJM	Review agenda for hearing.	0.30	1,025.00	307.50
09/08/26	EJM	Emails with co-counsel re hearing status and attendance.	0.10	1,025.00	102.50
09/08/26	SXR	Emails re hearing preparations and logistics.	0.20	435.00	87.00
09/09/26	EJM	Updates with S. Rodriguez re hearing on lease issues.	0.20	1,025.00	205.00
09/09/26	SXR	Attend hearing.	3.30	435.00	1,435.50
09/09/26	SXR	Review documents prior to hearing.	1.00	435.00	435.00
		Task Code Subtotal	**6.20**		**3,076.00**
			Sub-Total Fees:		**20,524.50**

For Disbursements through September 30, 2026

Disbursements

Date	Description	Amount
09/22/26	Postage	53.46
09/08/26	Reproduction 12132	1,213.20
09/09/26	Reproduction 580	58.00
09/14/26	Reproduction 57	5.70
09/22/26	Reproduction 243	24.30
09/09/26	Vendor: Jimmy Johns: Date: 9/9/2026 - Lunch after hearing (2 people)	22.25
09/09/26	Delivery - Innovative Driven	52.00
09/09/26	Delivery - Innovative Driven	52.00
09/09/26	Delivery - Innovative Driven	52.00
Total Disbursements		**1,532.91**

Total Services and Disbursements this period	**$22,057.41**
Balance Due	**$22,057.41**

EXHIBIT B

Summary of Expenses – Ninth Monthly Compensation Period

	Total
Postage	$53.46
Reproduction	$1,301.20
Innovative Driven (Delivery)	$156.00
Working Meals	$22.25
TOTAL:	**$1,532.91**

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF DELAWARE

In re:	Chapter 11
HUDSON 1701/1706, LLC, *et al.*,[1]	Case No. 25-11853 (KBO)
Debtors.	(Jointly Administered)

DECLARATION OF ERIC J. MONZO IN SUPPORT OF NINTH MONTHLY APPLICATION OF MORRIS JAMES LLP, CO-COUNSEL TO THE OFFICIAL COMMITTEE OF UNSECURED CREDITORS, FOR ALLOWANCE OF COMPENSATION AND REIMBURSEMENT OF EXPENSES FOR THE PERIOD FROM AUGUST 1, 2026 THROUGH SEPTEMBER 30, 2026

STATE OF DELAWARE :
: SS
COUNTY OF NEW CASTLE :

I, Eric J. Monzo, after being sworn according to law, deposes and says:

1. I am a partner at the firm of Morris James LLP ("Morris James"), co-counsel to the Official Committee of Unsecured Creditors (the "Committee").

2. I have read the foregoing *Ninth Monthly Application of Morris James LLP, Co-Counsel to the Official Committee of Unsecured Creditors, for Allowance of Compensation and Reimbursement of Expenses for the Period from August 1, 2026 through September 30, 2026* and know the contents thereof. The same contents are true to the best of my knowledge, except as to matters therein alleged to be upon information and belief, and as to those matters, I believe them to be true. I have personally performed many of the legal services rendered by Morris James and am thoroughly familiar with all other work performed on behalf of the Committee by the attorneys and paraprofessionals in Morris James.

[1] The Debtors in these chapter 11 cases, along with the last four digits of each Debtors' federal tax identification number, are Hudson 1701/1706, LLC (0281) and Hudson 1702, LLC (0190). The Debtors' mailing address is c/o FTI Consulting, Inc. Attn: Alan Tantleff, 1166 Avenue of the Americas, 15th Floor, New York, NY 10036.

3. In accordance with Rule 2016(a) of the Federal Rules of Bankruptcy Procedure and Section 504 of the Title 11, United States Code, no agreement or understanding exists between Morris James and any other person for the sharing of compensation to be received in connection with the above-captioned case.

4. I have reviewed the requirements of Local Rule 2016-1 of the United States Bankruptcy Court for the District of Delaware, and to the best of my knowledge, information and belief, this Application complies with Local Rule 2016-1.

Pursuant to 28 U.S.C. § 1746, I declare under penalty of perjury that the foregoing is true and correct to the best of my knowledge and belief.

Dated: October 20, 2026

/s/ Eric J. Monzo
Eric J. Monzo (DE Bar No. 5214)

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF DELAWARE

In re:	Chapter 11
HUDSON 1701/1706, LLC, *et al.*,[1]	Case No. 25-11853 (KBO)
Debtors.	(Jointly Administered)

CERTIFICATE OF SERVICE

I hereby certify that on this 20th day of October, 2026, I caused to be filed with the Court electronically, and I caused to be served a true and correct copy of the *Ninth Monthly Application of Morris James LLP, Co-Counsel to the Official Committee of Unsecured Creditors, for Allowance of Compensation and Reimbursement of Expenses for the Period From August 1, 2026 through September 30, 2026* upon the parties that are registered to receive notice via the Court's CM/ECF notification system, and an additional service was competed via electronic mail on the parties listed on the attached service list.

/s/ Eric J. Monzo
Eric J. Monzo (DE Bar No. 5214)

[1] The Debtors in these chapter 11 cases, along with the last four digits of each Debtors' federal tax identification number, are Hudson 1701/1706, LLC (0281) and Hudson 1702, LLC (0190). The Debtors' mailing address is c/o FTI Consulting, Inc. Attn: Alan Tantleff, 1166 Avenue of the Americas, 15th Floor, New York, NY 10036.

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