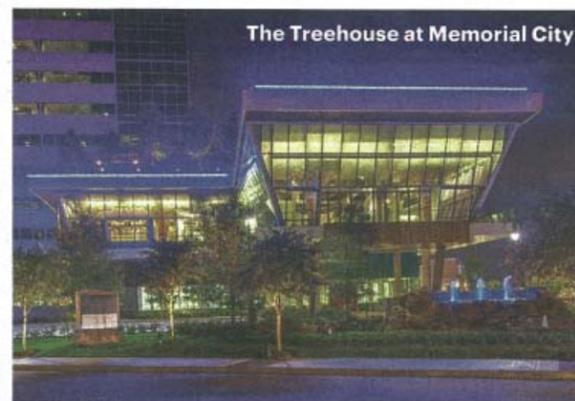




Blvd Place



The Treehouse at Memorial City

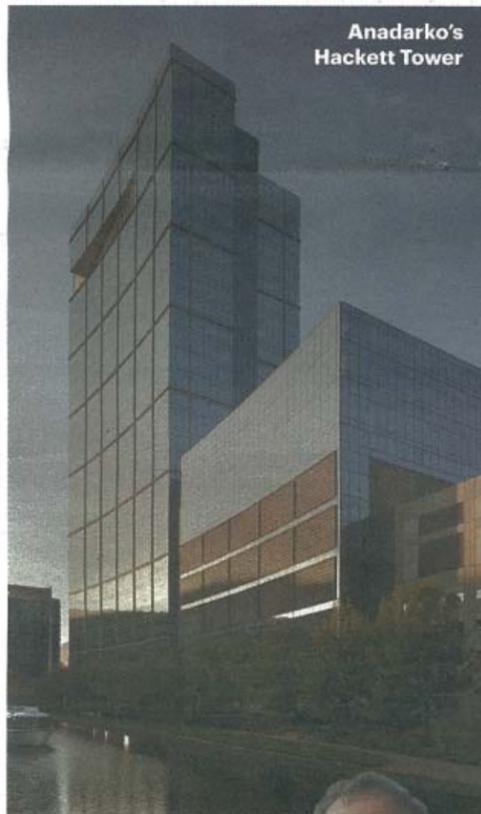
HBJ 2015 LANDMARK AWARDS

APRIL 10-16, 2015 • SECTION B



HCC's San Jacinto High School

HONORING THE HOUSTON AREA'S MOST INFLUENTIAL REAL ESTATE PROJECTS



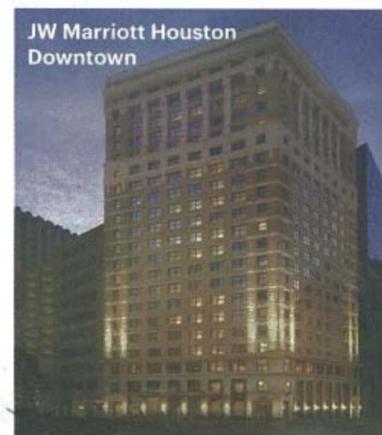
Anadarko's Hackett Tower



UH's TDECU Stadium



Southwestern Energy



JW Marriott Houston Downtown



IAH Terminal B



PLUS: MARVY FINGER, 2015 LIFETIME ACHIEVEMENT AWARD RECIPIENT

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By Nora Olabi
Houston Business Journal

Houston is a pragmatic city founded on change, progress and innovation.

Although the oil slump might have hit Houston hard in the latter part of last year, the city still finished strong in 2014. And today, cranes can be found towering over the greater Houston area in almost every direction.

The Houston Business Journal's annual Landmark Awards recognize real estate projects that make a significant impression on the Houston landscape and improve the look, feel and image of the city. This year's winners stay true to that.

Judges whittled down the list of nearly 40 Landmark Awards finalists to just 13 winners.

The award-winning projects were recognized at the Landmark Awards event April 9 and will appear in a special section of HBJ on April 10.

Videos profiling the winners also will be available on HoustonBusinessJournal.com on April 10.

Award-winning projects are marked by excellence in land planning, design, construction, economics, marketing and management. Nominations were open to all real estate activity occurring in the greater Houston area from Jan. 1, 2014, through Dec. 31, 2014. Projects must have been substantially completed, financially viable and open to the public.

Entries were judged on impact to Houston, such as job creation, innovation, best use of land, site plan, development of surrounding neighborhoods, visual plan, amenities and being environmentally friendly.

Judges included Janis Brackett, vice president and project manager at HOK and president at AIA Houston; William Byrd, principal of Colliers International and immediate past president of SIOR Houston Gulf Coast Chapter; Debra Gilbreath, partner at Dow Golub Remels & Beverly LLP and president at CREW Houston; Edward Griffin of Griffin Partners and president of NAIOP Houston Chapter; Elliot Millican, office director at ME Engineers and president at ASHRAE Houston Chapter; and Evelyn Ward, associate vice president of brokerage services at Transwestern and president at CCIM Houston Gulf Coast Chapter.

MIXED-USE

► **WINNER** BLVD PLACE PHASE II

52,000 SF

Size of the Whole Foods grocery store at Blvd Place, which boasts high-tech underground parking

► DEALMAKERS

Developer: Wulfe & Co.

Owner: Bailard Inc.

Architect: Jose Palacios, formerly with AECOM

General contractor: W.S. Bellows Construction Corp.

Landscape architect: SWA Group

Civil engineer: Walter P Moore

Structural engineer: Cardno Haynes Whaley & Associates

Mechanical engineer: Burns DeLatta & McCoy Inc.

Brokerage firm: Colvill Office Properties

Interim financing: Comerica Bank, Wells Fargo Bank, Whitney Bank, Cadence Bank

Attorney: Mayer Brown LLP

The innovative BLVD Place in the Galleria area has set an example for the rest of Houston in terms of utilizing mixed use space with natural light and high-tech, underground parking.

The 284,000-square-foot development by Wulfe & Co. has 160,000 square feet of retail - including Whole Foods Market, which houses the first brewery in a grocery store in the U.S., and 124,000 square feet of office space, like the 55,000 square-foot regional headquarters for Frost Bank.

Other retail includes the Southwest's only Verizon Destination store - a new concept that enhances the consumer experience.

The development, which began assembling land in 2007, struggled during the acquisition phase, and the 2008-2010 economic downturn added its own set of challenges, such as enticing prospective tenants.

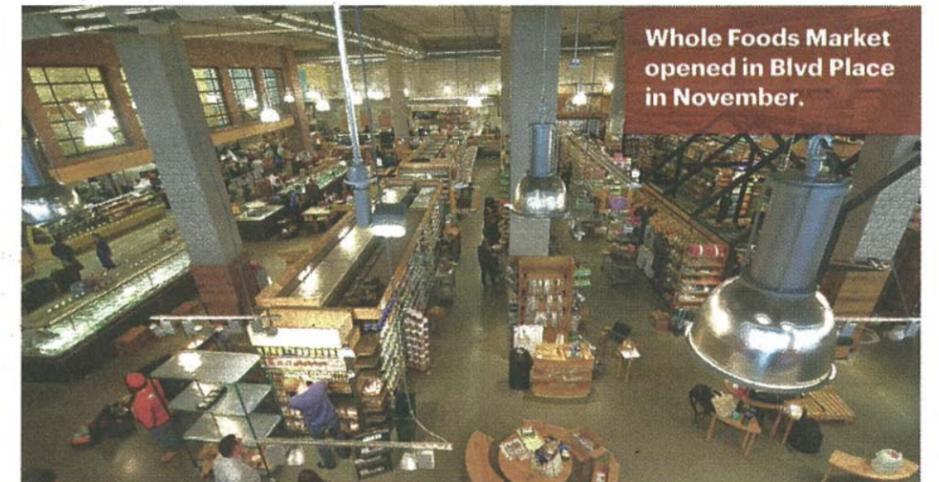
But BLVD Place managed to hold on to its financial partners and bankers, and has since signed on high-end tenants such as Elaine Turner and highly anticipated restaurants such as Peska and North, which join True Food Kitchen in this hot new dining destination.



Blvd Place is off San Felipe and Post Oak in the Galleria area.



Italian restaurant North opened in Blvd Place in March.



Whole Foods Market opened in Blvd Place in November.

COURTESY

