

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|   |                    |                     |                           |
|---|--------------------|---------------------|---------------------------|
| <b>Project Name:</b> Wildwood Presbyterian Church               | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 1</b>          |
| <b>General Type:</b> Commercial                                 | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 59.72                                       | <b>SF:</b> 75,901  | <b>Type:</b> Church | <b>Review:</b> Type B     |
| <b>Tax ID:</b> 14-07-20-401-0000                                | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Approved   |
| <b>Additional IDs:</b> 14-07-20-608-0000      14-18-20-207-0000 |                    |                     |                           |

**Location/Address:** Northeast corner of the intersection of North Meridian and Ox Bottom Roads  
**Comments:** Site Plan (TSP070010) approved 08/13/2007; PUD approved 08/30/2006; 5 buildings in total

|  |                    |                     |                             |
|--|--------------------|---------------------|-----------------------------|
| <b>Project Name:</b> Killlearn Lakes Plantation Comm. Center Phase 2 | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 2</b>            |
| <b>General Type:</b> Commercial                                      | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 4.80   | <b>SF:</b> 30,585  | <b>Type:</b> Retail | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 14-03-50-0011   | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Under Review |
| <b>Additional IDs:</b>   |                    |                     |                             |

**Location/Address:** 6800 Thomasville Road  
**Comments:** Site Plan (LSP070060) applied 11/14/2007

|  |                    |                     |                             |
|--|--------------------|---------------------|-----------------------------|
| <b>Project Name:</b> Bradfordville Road Parcel | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 3</b>            |
| <b>General Type:</b> Commercial                | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 8.00                       | <b>SF:</b> 58,500  | <b>Type:</b> Retail | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 14-22-26 C0010                  | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Proposed     |
| <b>Additional IDs:</b> 14-22-26 C0020          |                    |                     |                             |

**Location/Address:** South side of Bradfordville Road, across from existing Target store  
**Comments:** Pre-Application (LPA08004) completed 02/20/2008; 54,500 sq. ft. general retail space, 4,000 sq. ft. fast food restaurant

|  |                       |                        |                             |
|--|-----------------------|------------------------|-----------------------------|
| <b>Project Name:</b> Velda Oaks Plantation | <b>Lots/Units:</b> 74 | <b>Type:</b> Townhouse | <b>Map ID: 4</b>            |
| <b>General Type:</b> Residential           | <b>Lots/Units:</b>    | <b>Type:</b>           | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 12.13                  | <b>SF:</b>            | <b>Type:</b>           | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 14-22-20-036-0000           | <b>SF:</b>            | <b>Type:</b>           | <b>Status:</b> Approved     |
| <b>Additional IDs:</b>                     |                       |                        |                             |

**Location/Address:** 6480 Velda Woods Drive  
**Comments:** PUD Concept Plan (LSP050045) approved 06/29/2006; Type B Site Plan (LSP060017) completed 09/21/2006

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                        |                            |                                   |
|--|------------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Centerville - A Conservation Community                          | <b>Lots/Units:</b> 200 | <b>Type:</b> Single Family | <b>Map ID:</b> 5                  |
| <b>General Type:</b> Residential   | <b>Lots/Units:</b>     | <b>Type:</b>               | <b>Jurisdiction:</b> County       |
| <b>Total Acres:</b> 975.82   | <b>SF:</b>             | <b>Type:</b>               | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 15-19-20-001-0010   | <b>SF:</b>             | <b>Type:</b>               | <b>Status:</b> Under Construction |
| <b>Additional IDs:</b> 15-20-20-034-0000      15-17-20-224-0000                      |                        |                            |                                   |
| <b>Location/Address:</b> Northwest corner of Pisgah Church Road and Centerville Road |                        |                            |                                   |
| <b>Comments:</b> Community pavilion and meeting hall under construction              |                        |                            |                                   |

|   |                        |                            |                                   |
|---|------------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Bull Run   | <b>Lots/Units:</b> 345 | <b>Type:</b> Single Family | <b>Map ID:</b> 6                  |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>     | <b>Type:</b>               | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 427.00  | <b>SF:</b>             | <b>Type:</b>               | <b>Review:</b> PUD                |
| <b>Tax ID:</b> 14-28-20-224-0100  | <b>SF:</b>             | <b>Type:</b>               | <b>Status:</b> Under Construction |
| <b>Additional IDs:</b>  |                        |                            |                                   |
| <b>Location/Address:</b> General area west of Thomasville Road and north of Ox Bottom Road  |                        |                            |                                   |
| <b>Comments:</b> Unit 3: 36 units; 4 U/C.; Unit 4: 11 units completed, 18 units U/C; Units 5&6, Preliminary Plat for 167 units approved 05/2006 |                        |                            |                                   |

|  |                       |                            |                                 |
|--|-----------------------|----------------------------|---------------------------------|
| <b>Project Name:</b> Ox Bottom Meadows   | <b>Lots/Units:</b> 86 | <b>Type:</b> Single Family | <b>Map ID:</b> 7                |
| <b>General Type:</b> Residential   | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> City       |
| <b>Total Acres:</b> 36.36  | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Preliminary Plat |
| <b>Tax ID:</b> 14-28-20-401-0000   | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Clearing Site    |
| <b>Additional IDs:</b>   |                       |                            |                                 |
| <b>Location/Address:</b> Northwest corner of Ox Bottom Road and Thomasville Road               |                       |                            |                                 |
| <b>Comments:</b> Preliminary Plat (TSD060024) signed 05/18/2007; Part of Ox Bottom Meadows PUD |                       |                            |                                 |

|   |                        |                            |                              |
|---|------------------------|----------------------------|------------------------------|
| <b>Project Name:</b> Ox Bottom Crest  | <b>Lots/Units:</b> 204 | <b>Type:</b> Single Family | <b>Map ID:</b> 8             |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>     | <b>Type:</b>               | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 52.96   | <b>SF:</b>             | <b>Type:</b>               | <b>Review:</b> Type B        |
| <b>Tax ID:</b> 14-28-20-402-0000  | <b>SF:</b>             | <b>Type:</b>               | <b>Status:</b> Clearing Site |
| <b>Additional IDs:</b>  |                        |                            |                              |
| <b>Location/Address:</b> Northwest corner of Ox Bottom Road and Thomasville Road      |                        |                            |                              |
| <b>Comments:</b> Site Plan (TSP060040) signed 08/08/2007; Part of Ox Bottom Hills PUD |                        |                            |                              |

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|   |                    |              |                                |
|---|--------------------|--------------|--------------------------------|
| <b>Project Name:</b> St. Peters Anglican Church, Inc. | <b>Lots/Units:</b> | <b>Type:</b> | <b>Map ID: 9</b>               |
| <b>General Type:</b> Commercial                       | <b>Lots/Units:</b> | <b>Type:</b> | <b>Jurisdiction:</b> City      |
| <b>Total Acres:</b> 8.24                              | <b>SF:</b> 66,000  | <b>Type:</b> | <b>Review:</b> Pre-Application |
| <b>Tax ID:</b> 14-33-20-138-0000                      | <b>SF:</b>         | <b>Type:</b> | <b>Status:</b> Proposed        |

**Additional IDs:**

**Location/Address:** 4784 Thomasville Road

**Comments:** Pre-Application (TPA080023) received 03/03/2008; proposed 36,000 sq. ft. church and 30,000 sq. ft. multi-use building

|   |                    |                     |                                   |
|---|--------------------|---------------------|-----------------------------------|
| <b>Project Name:</b> Leon County Middle School "CC" | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 10</b>                 |
| <b>General Type:</b> Public Facility                | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 122.88                          | <b>SF:</b> 100,000 | <b>Type:</b> School | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 14-36-20-002-0000                    | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** 5777 Centerville Road

**Comments:** 100,000 sq. ft. middle school building adjacent to 100,000 sq. ft. Roberts Elementary School

|   |                    |                     |                                |
|---|--------------------|---------------------|--------------------------------|
| <b>Project Name:</b> Celebration Baptist Church | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 11</b>              |
| <b>General Type:</b> Commercial                 | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> City      |
| <b>Total Acres:</b> 12.44                       | <b>SF:</b> 35,000  | <b>Type:</b> Church | <b>Review:</b> Pre-Application |
| <b>Tax ID:</b> 11-02-20-003-0000                | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Proposed        |

**Additional IDs:**

**Location/Address:** 3300 Shamrock East

**Comments:** Pre-Submittal (TPA080016) completed 02/21/2008; Additional 35,000 sq. ft. to existing church

|                                       |                       |                            |                             |
|---------------------------------------|-----------------------|----------------------------|-----------------------------|
| <b>Project Name:</b> Palafox Preserve | <b>Lots/Units:</b> 19 | <b>Type:</b> Single Family | <b>Map ID: 12</b>           |
| <b>General Type:</b> Mixed Use        | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 28.05             | <b>SF:</b> 12,600     | <b>Type:</b> Commercial    | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 11-08-51-009-0910      | <b>SF:</b> 42,000     | <b>Type:</b> Hotel         | <b>Status:</b> Under Review |

**Additional IDs:** 11-08-51-010-1000      11-08-51-011-1100

**Location/Address:** Northwest corner of the intersection of Martin Hurst Road and Timberlane Road

**Comments:** Site Plan (LSP070038) applied 07/03/2007, 27,950 sq. ft. commercial; Site Plan (LSP060005) issued 08/24/2006

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|                                   |                    |                            |                              |
|-----------------------------------|--------------------|----------------------------|------------------------------|
| <b>Project Name:</b> Market Plaza | <b>Lots/Units:</b> | <b>Type:</b>               | <b>Map ID: 13</b>            |
| <b>General Type:</b> Commercial   | <b>Lots/Units:</b> | <b>Type:</b>               | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 4.40          | <b>SF:</b> 54,000  | <b>Type:</b> Office/Retail | <b>Review:</b> Type A        |
| <b>Tax ID:</b> 11-08-51-006-0600  | <b>SF:</b>         | <b>Type:</b>               | <b>Status:</b> Clearing Site |

**Additional IDs:**

**Location/Address:** North side of Timberlane Road, between Market Street and Martin Hurst Road

**Comments:** Site Plan (TSP070032) signed 08/14/2007; 3 buildings total; 4,400 sq. ft. for Atlanta Bread Co., 8,000 sq. ft. and 30,000 sq. ft. retail & office space

|  |                    |                     |                           |
|--|--------------------|---------------------|---------------------------|
| <b>Project Name:</b> Metropolitan Center Lot 8 and 9 | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 14</b>         |
| <b>General Type:</b> Commercial                      | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 27.54                            | <b>SF:</b> 109,954 | <b>Type:</b> Office | <b>Review:</b> Type B     |
| <b>Tax ID:</b> 11-08-36-000-0080                     | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Approved   |

**Additional IDs:** 11-08-36-000-0090

**Location/Address:** East side of Metropolitan Blvd., approx. 1,150 feet west of Thomasville Road

**Comments:** Lot 8, permit for 57,000 sq. ft. office bldg. applied 02/05/2008; Site Plan (TSP070052) for Lot 9 signed 11/15/2008, 57,368 sq. ft. office bldg.

|   |                        |                           |                             |
|---|------------------------|---------------------------|-----------------------------|
| <b>Project Name:</b> Florencia at Hermitage | <b>Lots/Units:</b> 119 | <b>Type:</b> Condominiums | <b>Map ID: 15</b>           |
| <b>General Type:</b> Residential            | <b>Lots/Units:</b>     | <b>Type:</b>              | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 10.96                   | <b>SF:</b>             | <b>Type:</b>              | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 11-17-20-004-0000            | <b>SF:</b>             | <b>Type:</b>              | <b>Status:</b> Under Review |

**Additional IDs:**

**Location/Address:** Northwest corner of Hermitage Blvd. and Lonbladh Road

**Comments:** Site Plan (TSP060077) resubmittal rec. 05/14/2007; proposed five-story condo/parking garage and 2-story clubhouse; within the Hermitage PUD

|  |                    |                     |                                   |
|--|--------------------|---------------------|-----------------------------------|
| <b>Project Name:</b> Regional Center Office Park | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 16</b>                 |
| <b>General Type:</b> Commercial                  | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 11.00                        | <b>SF:</b> 77,000  | <b>Type:</b> Office | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 11-16-20-433-0000                 | <b>SF:</b> 91,000  | <b>Type:</b> Office | <b>Status:</b> Under Construction |

**Additional IDs:** 11-15-20-604-0000

**Location/Address:** East side of Centerville Road, at the intersection of Settlement Road

**Comments:** Under Construction; 9 buildings completed totaling approx. 117,000 sq. ft., 4 buildings under construction totaling approx. 51,000 sq. ft.

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                          |                          |                             |
|--|--------------------------|--------------------------|-----------------------------|
| <b>Project Name:</b> CNL Mixed Use PUD   | <b>Lots/Units:</b> 1,572 | <b>Type:</b> Residential | <b>Map ID:</b> 17           |
| <b>General Type:</b> Mixed Use           | <b>Lots/Units:</b>       | <b>Type:</b>             | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 508.00               | <b>SF:</b> 162,927       | <b>Type:</b> Commercial  | <b>Review:</b> PUD          |
| <b>Tax ID:</b> 11-14-20-405-0000         | <b>SF:</b>               | <b>Type:</b>             | <b>Status:</b> Under Review |
| <b>Additional IDs:</b> 11-15-20-405-0000 |                          |                          |                             |

**Location/Address:** South side of Centerville Road, part of Welaunee Plantation  
**Comments:** PUD (PRZ070015) applied 06/22/2007; on 03/10/2008 DRC Agenda

|  |                        |                          |                             |
|--|------------------------|--------------------------|-----------------------------|
| <b>Project Name:</b> The Pinnacle at Cross Creek DRI   | <b>Lots/Units:</b> 400 | <b>Type:</b> Residential | <b>Map ID:</b> 18           |
| <b>General Type:</b> Mixed Use   | <b>Lots/Units:</b>     | <b>Type:</b>             | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 174.80   | <b>SF:</b> 300,000     | <b>Type:</b> Office      | <b>Review:</b> DRI          |
| <b>Tax ID:</b> 12-18-20-001-0000   | <b>SF:</b> 1,200,000   | <b>Type:</b> Retail      | <b>Status:</b> Under Review |
| <b>Additional IDs:</b> 12-18-20-007-0000    12-18-05-000-0110    12-18-05-000-0100    12-18-20-212-0000    12-18-20-202-0000 |                        |                          |                             |

**Location/Address:** Southwest quadrant of Interstate 10 and US Highway 90 (Mahan Drive)  
**Comments:** Proposed mixed use project: 1,134,000 sq. ft. shopping ctr., 66,000 sq. ft. movie theater, 300,000 sq. ft. office, 200 hotel rooms, 400 res. Units

|   |                    |                    |                                   |
|---|--------------------|--------------------|-----------------------------------|
| <b>Project Name:</b> Country Inn & Suites | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Map ID:</b> 19                 |
| <b>General Type:</b> Commercial           | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 2.75                  | <b>SF:</b> 31,852  | <b>Type:</b> Hotel | <b>Review:</b> Type A             |
| <b>Tax ID:</b> 12-18-15-A0030             | <b>SF:</b>         | <b>Type:</b>       | <b>Status:</b> Under Construction |

**Additional IDs:**  
**Location/Address:** West side of Walden Road, approx. 500 feet south of Mahan Drive  
**Comments:** Under Construction; 60 room, 3-story hotel

|   |                       |                            |                                   |
|---|-----------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Adiron Woods Subdivision | <b>Lots/Units:</b> 84 | <b>Type:</b> Single Family | <b>Map ID:</b> 20                 |
| <b>General Type:</b> Residential              | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 39.75                     | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Preliminary Plat   |
| <b>Tax ID:</b> 12-17-20-214-0000              | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Under Construction |

**Additional IDs:**  
**Location/Address:** East side of Walden Circle, approx. 100 feet north of Atascadero Drive  
**Comments:** Under Construction, 5 units under construction, 29 units completed as of 02/25/2007

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                    |                     |                                   |
|--|--------------------|---------------------|-----------------------------------|
| <b>Project Name:</b> Summit East Cornerview Building | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 21</b>                 |
| <b>General Type:</b> Commercial                      | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 8.05                             | <b>SF:</b> 86,000  | <b>Type:</b> Office | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 12-17-26-000-0020                     | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** Southwest corner of Summit Lake Drive and Futura Drive

**Comments:** Under Construction: Shell building permit issued 01/15/2008; 4-story building

|   |                       |                            |                                   |
|---|-----------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Mission San Miguel | <b>Lots/Units:</b> 86 | <b>Type:</b> Single Family | <b>Map ID: 22</b>                 |
| <b>General Type:</b> Residential        | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County       |
| <b>Total Acres:</b> 258.77              | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 12-15-20-040-0000        | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** 2235 Chaires Crossing Road

**Comments:** Under Construction; 2 units completed, 7 under construction as of 02/25/2008

|  |                       |                            |                                |
|--|-----------------------|----------------------------|--------------------------------|
| <b>Project Name:</b> Black Creek Highlands | <b>Lots/Units:</b> 81 | <b>Type:</b> Single Family | <b>Map ID: 23</b>              |
| <b>General Type:</b> Residential           | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County    |
| <b>Total Acres:</b> 247.03                 | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Pre-Application |
| <b>Tax ID:</b> 12-11-20-202-0000           | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Proposed        |

**Additional IDs:** 12-02-20-602-0000

**Location/Address:** 10660 Mahan Drive

**Comments:** Pre-Application (LPA07024) completed 10/26/2007

|   |                    |                    |                              |
|---|--------------------|--------------------|------------------------------|
| <b>Project Name:</b> TCC Ghazvini Center for Health Education | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Map ID: 24</b>            |
| <b>General Type:</b> Commercial                               | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 81.46                                     | <b>SF:</b> 85,000  | <b>Type:</b> Other | <b>Review:</b> Pre-Submittal |
| <b>Tax ID:</b> 11-20-20-603-0000                              | <b>SF:</b>         | <b>Type:</b>       | <b>Status:</b> Proposed      |

**Additional IDs:**

**Location/Address:** Between Centerville and Miccosukee Roads with direct access off of Surgeons Drive

**Comments:** Pre-Submittal (TPA070076) completed 08/16/2007; 3-story health education facility

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                        |                         |                                   |
|--|------------------------|-------------------------|-----------------------------------|
| <b>Project Name:</b> Victoria Grand Apartments | <b>Lots/Units:</b> 320 | <b>Type:</b> Apartments | <b>Map ID:</b> 25                 |
| <b>General Type:</b> Residential               | <b>Lots/Units:</b>     | <b>Type:</b>            | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 20.20                      | <b>SF:</b>             | <b>Type:</b>            | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 11-29-20-033-0000               | <b>SF:</b>             | <b>Type:</b>            | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** Southwest corner of Phillips Road and North Blair Stone Road

**Comments:** Under Construction; 11 buildings + clubhouse; proposed 124 1br units, 140 2br units and 56 3br units

|  |                    |                      |                              |
|--|--------------------|----------------------|------------------------------|
| <b>Project Name:</b> Radiology Associates Addition | <b>Lots/Units:</b> | <b>Type:</b>         | <b>Map ID:</b> 26            |
| <b>General Type:</b> Commercial                    | <b>Lots/Units:</b> | <b>Type:</b>         | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 10.87                          | <b>SF:</b> 61,935  | <b>Type:</b> Medical | <b>Review:</b> Pre-Submittal |
| <b>Tax ID:</b> 11-28-20-201-0000                   | <b>SF:</b>         | <b>Type:</b>         | <b>Status:</b> Proposed      |

**Additional IDs:** 11-28-20-628-0000

**Location/Address:** 1600 Phillips Road

**Comments:** Pre-Submittal (TPA070107) completed 12/13/2007; proposed 3-story, 61,935 sq. ft. building and 4-floor, 296 space parking garage

|  |                       |                         |                              |
|--|-----------------------|-------------------------|------------------------------|
| <b>Project Name:</b> Evergreens at Mahan III | <b>Lots/Units:</b> 44 | <b>Type:</b> Apartments | <b>Map ID:</b> 27            |
| <b>General Type:</b> Residential             | <b>Lots/Units:</b>    | <b>Type:</b>            | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 5.00                     | <b>SF:</b>            | <b>Type:</b>            | <b>Review:</b> Pre-Submittal |
| <b>Tax ID:</b> 11-28-20-602-0000             | <b>SF:</b>            | <b>Type:</b>            | <b>Status:</b> Proposed      |

**Additional IDs:** 11-28-20-603-0000

**Location/Address:** 913 Concord Road

**Comments:** Pre-Submittal (TPA080017) completed 02/28/2008; proposed 3 buildings (22 1BR units, 22 2 BR units), to connect Evergreens at Mahan II (U/C)

|   |                        |                         |                                   |
|---|------------------------|-------------------------|-----------------------------------|
| <b>Project Name:</b> Evergreens at Mahan II | <b>Lots/Units:</b> 203 | <b>Type:</b> Apartments | <b>Map ID:</b> 28                 |
| <b>General Type:</b> Residential            | <b>Lots/Units:</b>     | <b>Type:</b>            | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 12.82                   | <b>SF:</b>             | <b>Type:</b>            | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 11-28-29 A-0010              | <b>SF:</b>             | <b>Type:</b>            | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** Southwest corner of Mahan Drive and Riggins Road

**Comments:** Under Construction: ten 3-story buildings

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

**Project Name:** Evening Rose **Lots/Units:** 99 **Type:** Residential **Map ID: 29**  
**General Type:** Residential **Lots/Units:** **Type:** **Jurisdiction:** City  
**Total Acres:** 22.50 **SF:** **Type:** **Review:** Preliminary Plat  
**Tax ID:** 11-28-20-012-0000 **SF:** **Type:** **Status:** Under Construction  
**Additional IDs:** 11-28-20-013-0000 11-28-20-015-0000 11-28-20-026-0000 11-28-20-027-0000 11-28-20-043-0000  
**Location/Address:** General area north of Mahan Drive and north of Jaydell Circle  
**Comments:** Under Construction: 3 units completed, 7 u/c, 3 under rev. as of 02/28/2008; Also I.D.s 11-28-20-045, 046, 047, 048, 051, 059, 063, 064-0000

**Project Name:** Alexis Capital Commerce Center **Lots/Units:** **Type:** **Map ID: 30**  
**General Type:** Commercial **Lots/Units:** **Type:** **Jurisdiction:** City  
**Total Acres:** 4.07 **SF:** 40,000 **Type:** Office/Retail **Review:** Type A  
**Tax ID:** 11-21-20-418-0000 **SF:** **Type:** **Status:** Under Construction  
**Additional IDs:**  
**Location/Address:** East side of Capital Circle NE, approx. 280 feet south of Alexis Lane  
**Comments:** Under Construction: five buildings in total, approx. 8,000 sq. ft. each, foundation permits for two buildings issued

**Project Name:** Evening Rose Town Center **Lots/Units:** 33 **Type:** Residential **Map ID: 31**  
**General Type:** Mixed Use **Lots/Units:** **Type:** **Jurisdiction:** City  
**Total Acres:** 13.51 **SF:** 122,500 **Type:** Commercial **Review:** Type A  
**Tax ID:** 11-28-03-000-0010 **SF:** **Type:** **Status:** Clearing Site  
**Additional IDs:** 11-28-20-016-0000 11-28-20-008-0000 11-28-20-009-0000 11-28-20-010-0000 11-28-20-011-0000  
**Location/Address:** West side of Capital Circle Northeast, approx. 500 feet north of Mahan Drive  
**Comments:** Phase 2A, 27,400 sq. ft. retail, 11,600 sq. ft. office and bank U/C; Phase 2B signed 02/26/2008, 33 res units, 83,500 sq. ft. commercial, Add'l ID's

**Project Name:** Mahan Walk Shopping Center **Lots/Units:** **Type:** **Map ID: 32**  
**General Type:** Commercial **Lots/Units:** **Type:** **Jurisdiction:** County  
**Total Acres:** 8.86 **SF:** 39,990 **Type:** Retail **Review:** Type A  
**Tax ID:** 11-27-20-234-0010 **SF:** **Type:** **Status:** Under Review  
**Additional IDs:**  
**Location/Address:** 3465 Mahan Drive  
**Comments:** Site Plan (LSP060074) applied 11/29/2006

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

**Project Name:** Fallschase **Lots/Units:** 1,514 **Type:** Residential **Map ID: 33**  
**General Type:** Mixed Use **Lots/Units:** **Type:** **Jurisdiction:** County  
**Total Acres:** 188.00 **SF:** 750,000 **Type:** Retail **Review:** Type B  
**Tax ID:** 11-26-20-006-0000 **SF:** 35,000 **Type:** Office **Status:** Under Construction  
**Additional IDs:** 11-27-20-002-0000 11-27-20-003-0000 11-27-20-004-0000 11-27-20-008-0000 11-27-20-009-0000  
**Location/Address:** Between US Hwy. 90 and Buck Lake Rd. on north, Weems Rd. on west, and Lake Lafayette on south  
**Comments:** Wal Mart and Costco under construction; Residential Phase 1 approved 08/02/2007, 165 townhouse and 82 single-family detached units

**Project Name:** Observation Pointe Subdivision **Lots/Units:** 63 **Type:** Single Family **Map ID: 34**  
**General Type:** Residential **Lots/Units:** **Type:** **Jurisdiction:** City  
**Total Acres:** 26.73 **SF:** **Type:** **Review:** Preliminary Plat  
**Tax ID:** 12-30-20-408-0000 **SF:** **Type:** **Status:** Under Construction  
**Additional IDs:**  
**Location/Address:** South end of Nabb Road  
**Comments:** 6 units completed, 8 units under construction as of 02/26/2008

**Project Name:** Lake Lafayette Property **Lots/Units:** 50 **Type:** Single Family **Map ID: 35**  
**General Type:** Residential **Lots/Units:** **Type:** **Jurisdiction:** County  
**Total Acres:** 174.00 **SF:** **Type:** **Review:** Pre-Application  
**Tax ID:** 12-29-20-104-0000 **SF:** **Type:** **Status:** Proposed  
**Additional IDs:** 12-29-20-460-0000  
**Location/Address:** Behind 6727 and 6735 Chevy Way  
**Comments:** Pre-Application (LPA07018) completed 08/22/2007

**Project Name:** Elk's Club Redevelopment PUD **Lots/Units:** 125 **Type:** Residential **Map ID: 36**  
**General Type:** Mixed Use **Lots/Units:** **Type:** **Jurisdiction:** City  
**Total Acres:** 8.70 **SF:** 31,710 **Type:** Commercial **Review:** PUD  
**Tax ID:** 11-31-20-038-0001 **SF:** **Type:** **Status:** Under Review  
**Additional IDs:**  
**Location/Address:** 276 North Magnolia Drive  
**Comments:** PUD (PRZ070010) to Planning Commission on 05/01/2008; Proposed retail, ofc., restaurant, new Elks Club bldg., 8-story senior residence facility

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|                                       |                    |                            |                              |
|---------------------------------------|--------------------|----------------------------|------------------------------|
| <b>Project Name:</b> Lafayette Center | <b>Lots/Units:</b> | <b>Type:</b>               | <b>Map ID: 37</b>            |
| <b>General Type:</b> Commercial       | <b>Lots/Units:</b> | <b>Type:</b>               | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 6.81              | <b>SF:</b> 108,000 | <b>Type:</b> Office/Retail | <b>Review:</b> Pre-Submittal |
| <b>Tax ID:</b> 11-31-20-417-0000      | <b>SF:</b>         | <b>Type:</b>               | <b>Status:</b> Proposed      |

**Additional IDs:**

**Location/Address:** 1235 East Lafayette Street

**Comments:** Pre-Submittal (TPA070085) completed 09/13/2007; proposed 7 office/retail buildings

|                                     |                        |                           |                                   |
|-------------------------------------|------------------------|---------------------------|-----------------------------------|
| <b>Project Name:</b> Brighton Place | <b>Lots/Units:</b> 209 | <b>Type:</b> Condominiums | <b>Map ID: 38</b>                 |
| <b>General Type:</b> Residential    | <b>Lots/Units:</b>     | <b>Type:</b>              | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 45.94           | <b>SF:</b>             | <b>Type:</b>              | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 31-09-20-205-0000    | <b>SF:</b>             | <b>Type:</b>              | <b>Status:</b> Under Construction |

**Additional IDs:** 31-09-20-206-0000    31-09-20-208-0000    31-09-20-221-0000    31-09-20-224-0000    31-09-20-273-0000

**Location/Address:** East side of Paul Russell Road, approx. 200 feet south of Treeo Lane

**Comments:** Under Construction; 113 units completed as of 02/27/2008; 48 buildings in total

|  |                    |                    |                                   |
|--|--------------------|--------------------|-----------------------------------|
| <b>Project Name:</b> Springhill Suites | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Map ID: 39</b>                 |
| <b>General Type:</b> Commercial        | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 1.70               | <b>SF:</b> 54,006  | <b>Type:</b> Hotel | <b>Review:</b> Type A             |
| <b>Tax ID:</b> 31-04-40- A0010         | <b>SF:</b>         | <b>Type:</b>       | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** 1300 Executive Center Drive

**Comments:** Under Construction; 4-story, 88 room hotel; site of former Kogerama Building

|  |                       |                        |                                 |
|--|-----------------------|------------------------|---------------------------------|
| <b>Project Name:</b> Bay Tree Cottages | <b>Lots/Units:</b> 62 | <b>Type:</b> Townhouse | <b>Map ID: 40</b>               |
| <b>General Type:</b> Residential       | <b>Lots/Units:</b>    | <b>Type:</b>           | <b>Jurisdiction:</b> City       |
| <b>Total Acres:</b> 14.74              | <b>SF:</b>            | <b>Type:</b>           | <b>Review:</b> Preliminary Plat |
| <b>Tax ID:</b> 31-04-20-218-0000       | <b>SF:</b>            | <b>Type:</b>           | <b>Status:</b> Approved         |

**Additional IDs:** 31-04-20-224-0000

**Location/Address:** East end of Bay Tree Lane

**Comments:** Environmental Permit (TEM070017) issued 04/26/2007; Preliminary Plat (TSD060016) approved 09/11/2006

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|   |                        |                           |                           |
|---|------------------------|---------------------------|---------------------------|
| <b>Project Name:</b> Avonley Condominiums                       | <b>Lots/Units:</b> 102 | <b>Type:</b> Condominiums | <b>Map ID:</b> 41         |
| <b>General Type:</b> Residential                                | <b>Lots/Units:</b>     | <b>Type:</b>              | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 11.60                                       | <b>SF:</b>             | <b>Type:</b>              | <b>Review:</b> Type B     |
| <b>Tax ID:</b> 31-03-20-407-0000                                | <b>SF:</b>             | <b>Type:</b>              | <b>Status:</b> Approved   |
| <b>Additional IDs:</b> 31-03-20-408-0000      31-03-20-410-0000 |                        |                           |                           |

**Location/Address:** West side of Idlewild Drive, approx. 800 ft. south of Apalachee Parkway  
**Comments:** Site Plan (TSP060016) signed 12/11/2006; Environmental Permit issued 05/21/2007; nineteen two-story buildings

|                                       |                       |                         |                           |
|---------------------------------------|-----------------------|-------------------------|---------------------------|
| <b>Project Name:</b> Southwood Villas | <b>Lots/Units:</b> 60 | <b>Type:</b> Townhouse  | <b>Map ID:</b> 42         |
| <b>General Type:</b> Mixed Use        | <b>Lots/Units:</b>    | <b>Type:</b>            | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 6.65              | <b>SF:</b> 8,500      | <b>Type:</b> Commercial | <b>Review:</b> Type B     |
| <b>Tax ID:</b> 31-03-20-227-0000      | <b>SF:</b> 1,500      | <b>Type:</b> Retail     | <b>Status:</b> Approved   |
| <b>Additional IDs:</b>                |                       |                         |                           |

**Location/Address:** 3221 Apalachee Parkway  
**Comments:** Site Plan (TSP060036) signed 08/08/2006; Environmental Permit (TEM060156) issued 10/09/2006; No recent activity

|   |                    |                     |                              |
|---|--------------------|---------------------|------------------------------|
| <b>Project Name:</b> Home Place Furniture | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID:</b> 43            |
| <b>General Type:</b> Commercial           | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 2.67                  | <b>SF:</b> 50,000  | <b>Type:</b> Retail | <b>Review:</b> Pre-Submittal |
| <b>Tax ID:</b> 31-03-20-061-0000          | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Proposed      |
| <b>Additional IDs:</b>                    |                    |                     |                              |

**Location/Address:** South side of Apalachee Parkway, approx. one mile east of Capital Circle  
**Comments:** Pre-Submittal (TPA070021) completed 03/15/2007; Proposed 40,000 sq. ft. showroom and 10,000 sq. ft. warehouse space

|   |                       |                           |                           |
|---|-----------------------|---------------------------|---------------------------|
| <b>Project Name:</b> Oak Commons Condominiums | <b>Lots/Units:</b> 94 | <b>Type:</b> Condominiums | <b>Map ID:</b> 44         |
| <b>General Type:</b> Residential              | <b>Lots/Units:</b>    | <b>Type:</b>              | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 7.78                      | <b>SF:</b>            | <b>Type:</b>              | <b>Review:</b> Type A     |
| <b>Tax ID:</b> 31-03-20-004-0000              | <b>SF:</b>            | <b>Type:</b>              | <b>Status:</b> Approved   |
| <b>Additional IDs:</b> 31-03-20-074-0000      |                       |                           |                           |

**Location/Address:** East side of Idlewild Drive, at its termination  
**Comments:** Site Plan (TSP070020) approved 06/07/2007; PUD (PRZ07001) approved 03/28/2007; Redevelopment of existing mobile home park

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|   |                       |                        |                                   |
|---|-----------------------|------------------------|-----------------------------------|
| <b>Project Name:</b> Apalachee East Phase III                               | <b>Lots/Units:</b> 91 | <b>Type:</b> Townhouse | <b>Map ID:</b> 45                 |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>    | <b>Type:</b>           | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b>   | <b>SF:</b>            | <b>Type:</b>           | <b>Review:</b> PUD                |
| <b>Tax ID:</b> 11-35-20-004-0000  | <b>SF:</b>            | <b>Type:</b>           | <b>Status:</b> Under Construction |
| <b>Additional IDs:</b>  |                       |                        |                                   |
| <b>Location/Address:</b> South of Conner Blvd., east of Lincoln High School |                       |                        |                                   |
| <b>Comments:</b> Under Construction; 28 units completed as of 02/26/2008    |                       |                        |                                   |

|   |                       |                        |                                 |
|---|-----------------------|------------------------|---------------------------------|
| <b>Project Name:</b> Garden Oaks Subdivision  | <b>Lots/Units:</b> 78 | <b>Type:</b> Townhouse | <b>Map ID:</b> 46               |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>    | <b>Type:</b>           | <b>Jurisdiction:</b> City       |
| <b>Total Acres:</b> 14.92   | <b>SF:</b>            | <b>Type:</b>           | <b>Review:</b> Preliminary Plat |
| <b>Tax ID:</b> 31-02-20-001-0000  | <b>SF:</b>            | <b>Type:</b>           | <b>Status:</b> Clearing Site    |
| <b>Additional IDs:</b> 31-02-20-043-0000      31-02-20-047-0000                                   |                       |                        |                                 |
| <b>Location/Address:</b> East side of Virgil Road, approx. 200 feet south of Planters Ridge Drive |                       |                        |                                 |
| <b>Comments:</b> Clearing Site; 4 units under review as of 02/27/2008                             |                       |                        |                                 |

|  |                       |                            |                                |
|--|-----------------------|----------------------------|--------------------------------|
| <b>Project Name:</b> Greenbrier  | <b>Lots/Units:</b> 84 | <b>Type:</b> Single Family | <b>Map ID:</b> 47              |
| <b>General Type:</b> Residential   | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County    |
| <b>Total Acres:</b> 23.71  | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Pre-Application |
| <b>Tax ID:</b> 31-01-20-213-0000   | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Proposed        |
| <b>Additional IDs:</b> 31-01-20-217-0000      31-01-20-213-0000      31-01-20-220-0000      31-01-20-221-0000      31-01-20-222-0000 |                       |                            |                                |
| <b>Location/Address:</b> 1120, 1130, 1140 and 1172 March Road  |                       |                            |                                |
| <b>Comments:</b> Pre-Application (LPA07020) completed 09/26/2007   |                       |                            |                                |

|  |                       |                            |                             |
|--|-----------------------|----------------------------|-----------------------------|
| <b>Project Name:</b> March Creek   | <b>Lots/Units:</b> 71 | <b>Type:</b> Single Family | <b>Map ID:</b> 48           |
| <b>General Type:</b> Residential   | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 17.19  | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Type C       |
| <b>Tax ID:</b> 31-01-20-204-0000   | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Under Review |
| <b>Additional IDs:</b> 31-01-20-214-0000   |                       |                            |                             |
| <b>Location/Address:</b> 1242 March Road   |                       |                            |                             |
| <b>Comments:</b> Site Plan (LSP060057) resubmittal applied 02/22/2007; Single-family detached, zero-lot line |                       |                            |                             |

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                    |    |                            |                             |
|--|--------------------|----|----------------------------|-----------------------------|
| <b>Project Name:</b> Williamsburg Estates                  | <b>Lots/Units:</b> | 48 | <b>Type:</b> Single Family | <b>Map ID:</b> 49           |
| <b>General Type:</b> Residential                           | <b>Lots/Units:</b> |    | <b>Type:</b>               | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 12.77                                  | <b>SF:</b>         |    | <b>Type:</b>               | <b>Review:</b> Type C       |
| <b>Tax ID:</b> 31-01-20-201-0000                           | <b>SF:</b>         |    | <b>Type:</b>               | <b>Status:</b> Approved     |
| <b>Additional IDs:</b> 31-01-20-202-0000                   |                    |    |                            |                             |
| <b>Location/Address:</b> 1127 March Road                   |                    |    |                            |                             |
| <b>Comments:</b> Site Plan (LSP050069) approved 07/10/2006 |                    |    |                            |                             |

|   |                    |    |                            |                              |
|---|--------------------|----|----------------------------|------------------------------|
| <b>Project Name:</b> Mariana Oaks   | <b>Lots/Units:</b> | 51 | <b>Type:</b> Single Family | <b>Map ID:</b> 50            |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b> |    | <b>Type:</b>               | <b>Jurisdiction:</b> County  |
| <b>Total Acres:</b> 50.00   | <b>SF:</b>         |    | <b>Type:</b>               | <b>Review:</b> Type C        |
| <b>Tax ID:</b> 32-08-20-220-0000  | <b>SF:</b>         |    | <b>Type:</b>               | <b>Status:</b> Clearing Site |
| <b>Additional IDs:</b> 32-08-20-605-0010      32-08-20-214-0000                           |                    |    |                            |                              |
| <b>Location/Address:</b> Old St. Augustine Road, approx. 1,800 feet east of Williams Road |                    |    |                            |                              |
| <b>Comments:</b> Clearing Site; Site Plan (LSP060029) completed 04/12/2007                |                    |    |                            |                              |

|   |                    |    |                        |                                |
|---|--------------------|----|------------------------|--------------------------------|
| <b>Project Name:</b> Sophia's Place   | <b>Lots/Units:</b> | 56 | <b>Type:</b> Townhouse | <b>Map ID:</b> 51              |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b> |    | <b>Type:</b>           | <b>Jurisdiction:</b> County    |
| <b>Total Acres:</b> 7.23  | <b>SF:</b>         |    | <b>Type:</b>           | <b>Review:</b> Pre-Application |
| <b>Tax ID:</b> 32-09-20-207-0000  | <b>SF:</b>         |    | <b>Type:</b>           | <b>Status:</b> Proposed        |
| <b>Additional IDs:</b>  |                    |    |                        |                                |
| <b>Location/Address:</b> West side of Louvinia Drive, approx. 335 feet south of Apalachee Parkway |                    |    |                        |                                |
| <b>Comments:</b> Pre-Application (LPA08005) completed 02/27/2008                                  |                    |    |                        |                                |

|   |                    |         |                     |                                   |
|---|--------------------|---------|---------------------|-----------------------------------|
| <b>Project Name:</b> Leon County School "L"   | <b>Lots/Units:</b> |         | <b>Type:</b>        | <b>Map ID:</b> 52                 |
| <b>General Type:</b> Public Facility  | <b>Lots/Units:</b> |         | <b>Type:</b>        | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 27.64   | <b>SF:</b>         | 108,196 | <b>Type:</b> School | <b>Review:</b> Type A             |
| <b>Tax ID:</b> 31-10-20-851-0000  | <b>SF:</b>         |         | <b>Type:</b>        | <b>Status:</b> Under Construction |
| <b>Additional IDs:</b>  |                    |         |                     |                                   |
| <b>Location/Address:</b> Northside of Orange Ave., approx. 600 feet from the intersection of Four Acres Blvd. and Orange Ave. |                    |         |                     |                                   |
| <b>Comments:</b> Under Construction   |                    |         |                     |                                   |

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|                                    |                    |              |                                   |
|------------------------------------|--------------------|--------------|-----------------------------------|
| <b>Project Name:</b> Southwood DRI | <b>Lots/Units:</b> | <b>Type:</b> | <b>Map ID: 53</b>                 |
| <b>General Type:</b> Mixed Use     | <b>Lots/Units:</b> | <b>Type:</b> | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 3,322.00       | <b>SF:</b>         | <b>Type:</b> | <b>Review:</b> DRI                |
| <b>Tax ID:</b> 31-10-20-012-0000   | <b>SF:</b>         | <b>Type:</b> | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** West and East side of Capital Circle SE, north of Tram Road

**Comments:** Unit 35 Prelim. Plat signed 02/08/2008 (944 multi-family DU's, includes Westcott Lakes); Pre-App. completed 07/13/2007 (199 SF detached lots)

|   |                    |                    |                           |
|---|--------------------|--------------------|---------------------------|
| <b>Project Name:</b> Southwood Self Storage | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Map ID: 54</b>         |
| <b>General Type:</b> Commercial             | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 3.10                    | <b>SF:</b> 110,000 | <b>Type:</b> Other | <b>Review:</b> Type A     |
| <b>Tax ID:</b> 31-10-20-012-0000            | <b>SF:</b>         | <b>Type:</b>       | <b>Status:</b> Approved   |

**Additional IDs:**

**Location/Address:** North of existing Southwood Publix store

**Comments:** Site Plan (TSP070080) approved 12/06/2007; self-storage facility; Phase 1&2 both 55,000 sq. ft., 2 story, climate controlled

|  |                        |                         |                           |
|--|------------------------|-------------------------|---------------------------|
| <b>Project Name:</b> Alexan Southwood Apartments | <b>Lots/Units:</b> 340 | <b>Type:</b> Apartments | <b>Map ID: 55</b>         |
| <b>General Type:</b> Residential                 | <b>Lots/Units:</b>     | <b>Type:</b>            | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 27.00                        | <b>SF:</b>             | <b>Type:</b>            | <b>Review:</b> Type A     |
| <b>Tax ID:</b> 31-16-20-032-0000                 | <b>SF:</b>             | <b>Type:</b>            | <b>Status:</b> Approved   |

**Additional IDs:**

**Location/Address:** 3120 Capital Circle SE

**Comments:** Site Plan (TSP070081) approved 02/07/2008; 3 stories max.; proposed 132 1-BR units, 170 2-BR units, 38-3BR units, 13 apt. bldgs. & clubhouse

|  |                      |                     |                             |
|--|----------------------|---------------------|-----------------------------|
| <b>Project Name:</b> Capital Circle Office Complex Amended PUD | <b>Lots/Units:</b>   | <b>Type:</b>        | <b>Map ID: 56</b>           |
| <b>General Type:</b> Commercial                                | <b>Lots/Units:</b>   | <b>Type:</b>        | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 149.93                                     | <b>SF:</b> 1,705,000 | <b>Type:</b> Office | <b>Review:</b> PUD          |
| <b>Tax ID:</b> 31-16-20-901-0000                               | <b>SF:</b>           | <b>Type:</b>        | <b>Status:</b> Under Review |

**Additional IDs:** 31-21-20-901-0000    31-21-20-902-0000    31-21-20-904-0000

**Location/Address:** East and west side of Capital Circle Southeast, north of Tram Road in Southwood

**Comments:** PUD (PRZ06022) re-submittal received 01/07/2008; 3 bldgs., 474,000 sq. ft.

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|   |                        |                           |                           |
|---|------------------------|---------------------------|---------------------------|
| <b>Project Name:</b> Parkside at Southwood Towncenter | <b>Lots/Units:</b> 458 | <b>Type:</b> Multi-Family | <b>Map ID:</b> 57         |
| <b>General Type:</b> Mixed Use                        | <b>Lots/Units:</b>     | <b>Type:</b>              | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 17.44                             | <b>SF:</b> 32,434      | <b>Type:</b> Retail       | <b>Review:</b> Type A     |
| <b>Tax ID:</b> 31-15-31-000-0010                      | <b>SF:</b>             | <b>Type:</b>              | <b>Status:</b> Approved   |
| <b>Additional IDs:</b> 31-15-31-000-0020              |                        |                           |                           |

**Location/Address:** Between Grove Park Drive and Copley Lane  
**Comments:** Site Plan (TSP070055) appr. 08/09/2007; Prelim. Plat (TSD070024) signed 02/04/2008, 266 units; within Southwood PUD

|  |                        |                            |                             |
|--|------------------------|----------------------------|-----------------------------|
| <b>Project Name:</b> Pine Dove Estates   | <b>Lots/Units:</b> 130 | <b>Type:</b> Single Family | <b>Map ID:</b> 58           |
| <b>General Type:</b> Residential   | <b>Lots/Units:</b>     | <b>Type:</b>               | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 203.29   | <b>SF:</b>             | <b>Type:</b>               | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 32-20-20-002-0000   | <b>SF:</b>             | <b>Type:</b>               | <b>Status:</b> Approved     |
| <b>Additional IDs:</b> 32-20-20-003-0000    32-20-20-004-0000    32-20-20-005-0000    32-20-20-201-0000    32-20-20-202-0000 |                        |                            |                             |

**Location/Address:** East side of Williams Road, approx. 500 feet south of Yashuntafun Road  
**Comments:** Environmental Permit (LEM0600122) approved 04/12/2007; Site Plan (LSP050046) signed 10/12/2006; Also I.D. 32-21-20-201-0000

|   |                        |                            |                                   |
|---|------------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Tallahassee Ranch Club Subdivision       | <b>Lots/Units:</b> 163 | <b>Type:</b> Single Family | <b>Map ID:</b> 59                 |
| <b>General Type:</b> Residential                              | <b>Lots/Units:</b>     | <b>Type:</b>               | <b>Jurisdiction:</b> County       |
| <b>Total Acres:</b> 1,734.00                                  | <b>SF:</b>             | <b>Type:</b>               | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 34-30-20-002-0000                              | <b>SF:</b>             | <b>Type:</b>               | <b>Status:</b> Under Construction |
| <b>Additional IDs:</b> 33-25-20-020-0000    33-26-20-203-0000 |                        |                            |                                   |

**Location/Address:** Bordered by Old Plank Road on the east, Natural Bridge Road on the north, Wakulla County to the south  
**Comments:** 1 unit completed, 1 unit under construction as of 02/27/2008

|   |                          |                            |                                  |
|---|--------------------------|----------------------------|----------------------------------|
| <b>Project Name:</b> Southside DRI  | <b>Lots/Units:</b> 1,800 | <b>Type:</b> Single Family | <b>Map ID:</b> 60                |
| <b>General Type:</b> Mixed Use  | <b>Lots/Units:</b> 1,000 | <b>Type:</b> Multi-Family  | <b>Jurisdiction:</b> City/County |
| <b>Total Acres:</b> 1,625.21  | <b>SF:</b> 1,040,000     | <b>Type:</b> Retail        | <b>Review:</b> DRI               |
| <b>Tax ID:</b> 31-20-20-001-0000  | <b>SF:</b> 150,000       | <b>Type:</b> Office        | <b>Status:</b> Under Review      |
| <b>Additional IDs:</b> 31-19-20-004-0000    31-29-20-004-0000    31-29-20-006-0000    31-28-20-003-0000    31-30-20-002-0000p |                          |                            |                                  |

**Location/Address:** West of Woodville Highway and North, north and south of Capital Circle SW  
**Comments:** DRI Application submitted 08/15/2006; Also 300 room hotel and 110 bed hospital proposed; also parts of 31-30-20-001-0000, 31-28-20-004-0000

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|   |                        |                            |                                   |
|---|------------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Pebble Brook Subdivision | <b>Lots/Units:</b> 141 | <b>Type:</b> Single Family | <b>Map ID:</b> 61                 |
| <b>General Type:</b> Residential              | <b>Lots/Units:</b> 77  | <b>Type:</b> Townhouse     | <b>Jurisdiction:</b> County       |
| <b>Total Acres:</b> 38.04                     | <b>SF:</b>             | <b>Type:</b>               | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 31-18-20-403-0000              | <b>SF:</b>             | <b>Type:</b>               | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** North side of Tram Road between Zillah Street and Tram Court

**Comments:** Under Construction: 52 SF detached units/5 townhouse units completed, 16 SF detached units/13 townhouse units U/C as of 02/22/2008

|  |                       |                            |                                   |
|--|-----------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Dry Creek Run Phase 2 | <b>Lots/Units:</b> 40 | <b>Type:</b> Single Family | <b>Map ID:</b> 62                 |
| <b>General Type:</b> Residential           | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 10.35                  | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Preliminary Plat   |
| <b>Tax ID:</b> 31-18-20-034-0000           | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** South end of Jim Lee Road in the Dry Creek Subdivision

**Comments:** Under construction; 9 units completed, 5 units under construction as of 02/26/2008

|  |                       |                            |                              |
|--|-----------------------|----------------------------|------------------------------|
| <b>Project Name:</b> Montejo Subdivision | <b>Lots/Units:</b> 71 | <b>Type:</b> Single Family | <b>Map ID:</b> 63            |
| <b>General Type:</b> Residential         | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County  |
| <b>Total Acres:</b> 17.13                | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Type C        |
| <b>Tax ID:</b> 31-19-20-224-0000         | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Clearing Site |

**Additional IDs:** 31-19-20-211-0000

**Location/Address:** South side of Belair Road, east of Woodville Highway

**Comments:** Clearing Site; Permits for 2 model homes approved 09/14/2007

|   |                    |                         |                              |
|---|--------------------|-------------------------|------------------------------|
| <b>Project Name:</b> Palace Family Entertainment Center | <b>Lots/Units:</b> | <b>Type:</b>            | <b>Map ID:</b> 64            |
| <b>General Type:</b> Commercial                         | <b>Lots/Units:</b> | <b>Type:</b>            | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 10.00                               | <b>SF:</b> 35,000  | <b>Type:</b> Commercial | <b>Review:</b> Pre-Submittal |
| <b>Tax ID:</b> 31-19-05-000-0010                        | <b>SF:</b>         | <b>Type:</b>            | <b>Status:</b> Proposed      |

**Additional IDs:** 31-19-05-000-0020    31-19-05-000-0030    31-19-05-000-0040    31-19-05-000-0050    31-19-05-000-0060

**Location/Address:** 4154 Woodville Highway

**Comments:** Pre-Submittal (TPA080014) completed 02/14/2008; Proposed skating rink and family entertainment center; also I.D. 0070

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|                                      |                    |                        |                           |
|--------------------------------------|--------------------|------------------------|---------------------------|
| <b>Project Name:</b> Crossway Center | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Map ID: 65</b>         |
| <b>General Type:</b> Commercial      | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 9.01             | <b>SF:</b> 72,275  | <b>Type:</b> Warehouse | <b>Review:</b> Type A     |
| <b>Tax ID:</b> 31-19-20-621-0000     | <b>SF:</b>         | <b>Type:</b>           | <b>Status:</b> Approved   |

**Additional IDs:**

**Location/Address:** 687 Crossway Road

**Comments:** Site Plan (TSP060091) signed 05/14/2007; 5 warehouse buildings (29,750, 17,000, 10,625, 8,100 and 6,800 sq. ft.) Env. Permit rec. 08/17/2007

|                                   |                        |                            |                                |
|-----------------------------------|------------------------|----------------------------|--------------------------------|
| <b>Project Name:</b> Chason Woods | <b>Lots/Units:</b> 697 | <b>Type:</b> Single Family | <b>Map ID: 66</b>              |
| <b>General Type:</b> Mixed Use    | <b>Lots/Units:</b>     | <b>Type:</b>               | <b>Jurisdiction:</b> County    |
| <b>Total Acres:</b> 697.00        | <b>SF:</b>             | <b>Type:</b>               | <b>Review:</b> Pre-Application |
| <b>Tax ID:</b> 46-13-20-403-0000  | <b>SF:</b>             | <b>Type:</b>               | <b>Status:</b> Proposed        |

**Additional IDs:**

**Location/Address:** East side of Wakulla Springs Road, approx. 1/2 mile south of Oak Ridge Road

**Comments:** Pre-Application (LPA07013) completed 07/11/2007; Application includes small neighborhood commercial component

|                                   |                       |                            |                             |
|-----------------------------------|-----------------------|----------------------------|-----------------------------|
| <b>Project Name:</b> Canopy Woods | <b>Lots/Units:</b> 49 | <b>Type:</b> Single Family | <b>Map ID: 67</b>           |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 9.70          | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 41-24-20-042-0000  | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Approved     |

**Additional IDs:** 41-24-20-044-0000

**Location/Address:** 401 and 425 Straw Lane

**Comments:** Site Plan (LSP050071) approved 05/03/2006; Environmental permit issued 06/28/2007; 31 zero lot line lots

|                                       |                       |                               |                           |
|---------------------------------------|-----------------------|-------------------------------|---------------------------|
| <b>Project Name:</b> Harmony Oaks PUD | <b>Lots/Units:</b> 55 | <b>Type:</b> Single Family    | <b>Map ID: 68</b>         |
| <b>General Type:</b> Mixed Use        | <b>Lots/Units:</b>    | <b>Type:</b>                  | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 17.32             | <b>SF:</b> 25,000     | <b>Type:</b> Commercial/Offic | <b>Review:</b> PUD        |
| <b>Tax ID:</b> 41-24-20-602-0000      | <b>SF:</b>            | <b>Type:</b>                  | <b>Status:</b> Approved   |

**Additional IDs:** 41-24-20-675-0000      41-24-20-676-0000

**Location/Address:** 606 Whitaker Road

**Comments:** PUD (PRZ070028) approved with conditions 01/23/2008; proposed 55 attached and or detached residential units

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                        |                            |                                   |
|--|------------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Villas at Pine Forest | <b>Lots/Units:</b> 111 | <b>Type:</b> Single Family | <b>Map ID:</b> 69                 |
| <b>General Type:</b> Residential           | <b>Lots/Units:</b>     | <b>Type:</b>               | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 38.85                  | <b>SF:</b>             | <b>Type:</b>               | <b>Review:</b> Type C             |
| <b>Tax ID:</b> 41-23-30-000-0030           | <b>SF:</b>             | <b>Type:</b>               | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** East and west side of Center Drive, South of Balkin Road and north of Westway Road

**Comments:** Under Construction; 7 units completed, 6 units under construction, 5 units under review as of 02/22/2008

|  |                        |                            |                                 |
|--|------------------------|----------------------------|---------------------------------|
| <b>Project Name:</b> Paeonia Place Subdivision | <b>Lots/Units:</b> 106 | <b>Type:</b> Single Family | <b>Map ID:</b> 70               |
| <b>General Type:</b> Residential               | <b>Lots/Units:</b>     | <b>Type:</b>               | <b>Jurisdiction:</b> City       |
| <b>Total Acres:</b> 26.71                      | <b>SF:</b>             | <b>Type:</b>               | <b>Review:</b> Preliminary Plat |
| <b>Tax ID:</b> 41-13-20-023-0010               | <b>SF:</b>             | <b>Type:</b>               | <b>Status:</b> Clearing Site    |

**Additional IDs:** 41-13-20-023-0020    41-13-20-023-0030    41-13-20-023-0040    41-13-20-023-0050    41-13-20-023-0060

**Location/Address:** North and south sides of Four Points Way, approx. 100 feet west of South Adams St.

**Comments:** Clearing Site; Also ID's 0070 & 0080

|                                     |                       |                        |                           |
|-------------------------------------|-----------------------|------------------------|---------------------------|
| <b>Project Name:</b> Southbrook PUD | <b>Lots/Units:</b> 39 | <b>Type:</b> Townhouse | <b>Map ID:</b> 71         |
| <b>General Type:</b> Mixed Use      | <b>Lots/Units:</b>    | <b>Type:</b>           | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 69.69           | <b>SF:</b>            | <b>Type:</b>           | <b>Review:</b> PUD        |
| <b>Tax ID:</b> 41-23-20-203-0000    | <b>SF:</b>            | <b>Type:</b>           | <b>Status:</b> Approved   |

**Additional IDs:**

**Location/Address:** Northeast corner of Capital Circle SW and Balkin Road

**Comments:** Preliminary Plat (TSD070030) approved 01/14/2008, Magnolia Place, 3.44 ac., 39 units; PUD (RZ#514) approved 02/28/2007

|  |                    |                        |                                   |
|--|--------------------|------------------------|-----------------------------------|
| <b>Project Name:</b> Classic Motor Storage | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Map ID:</b> 72                 |
| <b>General Type:</b> Commercial            | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 2.21                   | <b>SF:</b> 26,870  | <b>Type:</b> Warehouse | <b>Review:</b> Type A             |
| <b>Tax ID:</b> 41-16-25 C-0020             | <b>SF:</b>         | <b>Type:</b>           | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** West side of Aviation Ave., approx. 700 feet north of Capital Circle SW

**Comments:** Climate controlled automobile storage facility

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                    |                         |                           |
|--|--------------------|-------------------------|---------------------------|
| <b>Project Name:</b> Flightline Service Hangar | <b>Lots/Units:</b> | <b>Type:</b>            | <b>Map ID: 73</b>         |
| <b>General Type:</b> Commercial                | <b>Lots/Units:</b> | <b>Type:</b>            | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 2,500.00                   | <b>SF:</b> 25,227  | <b>Type:</b> Commercial | <b>Review:</b> Type A     |
| <b>Tax ID:</b> 41-07-20-801-0000               | <b>SF:</b>         | <b>Type:</b>            | <b>Status:</b> Approved   |

**Additional IDs:**

**Location/Address:** Tallahassee Regional Airport

**Comments:** Site Plan (TSP070062) signed 12/21/2007; maintenance hangar with 6,617 sq. ft. Office

|  |                       |                        |                                   |
|--|-----------------------|------------------------|-----------------------------------|
| <b>Project Name:</b> Bradford Overlook | <b>Lots/Units:</b> 56 | <b>Type:</b> Townhouse | <b>Map ID: 74</b>                 |
| <b>General Type:</b> Residential       | <b>Lots/Units:</b>    | <b>Type:</b>           | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 7.27               | <b>SF:</b>            | <b>Type:</b>           | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 41-09-20-210-0000       | <b>SF:</b>            | <b>Type:</b>           | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** Approx. 400 feet from the northeast corner of Orange Avenue and Rankin Road

**Comments:** Under Construction, 9 units completed as of 02/27/2008

|   |                       |                            |                             |
|---|-----------------------|----------------------------|-----------------------------|
| <b>Project Name:</b> Talquin Landings Cluster Subdivision | <b>Lots/Units:</b> 54 | <b>Type:</b> Single Family | <b>Map ID: 75</b>           |
| <b>General Type:</b> Residential                          | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 127.46                                | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 44-14-20-214-0000                          | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Approved     |

**Additional IDs:**

**Location/Address:** North side of Blountstown Highway, just west of Wainwright Road

**Comments:** Site Plan (LSP070008) approved 10/19/2007; residential cluster subdivision

|  |                    |                     |                                   |
|--|--------------------|---------------------|-----------------------------------|
| <b>Project Name:</b> Capital City Trust Building | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 76</b>                 |
| <b>General Type:</b> Commercial                  | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 0.60                         | <b>SF:</b> 38,552  | <b>Type:</b> Office | <b>Review:</b> Type A             |
| <b>Tax ID:</b> 21-36-40-049-3360                 | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Under Construction |

**Additional IDs:** 21-36-40-052-3375

**Location/Address:** Northeast corner of East Tennessee St. and North Calhoun St.

**Comments:** Under Construction; 3-story office building plus basement

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|   |                    |                         |                                   |
|---|--------------------|-------------------------|-----------------------------------|
| <b>Project Name:</b> Alliance Center  | <b>Lots/Units:</b> | <b>Type:</b>            | <b>Map ID: 77</b>                 |
| <b>General Type:</b> Mixed Use  | <b>Lots/Units:</b> | <b>Type:</b>            | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 0.43  | <b>SF:</b> 89,425  | <b>Type:</b> Commercial | <b>Review:</b> Type A             |
| <b>Tax ID:</b> 21-36-25-080-1346  | <b>SF:</b>         | <b>Type:</b>            | <b>Status:</b> Under Construction |
| <b>Additional IDs:</b> 21-36-25-081-1363      21-36-25-081-1360      21-36-25-081-1361  |                    |                         |                                   |
| <b>Location/Address:</b> 113-123 South Monroe St.; East side of North Monroe St., approx. 167 feet south of East Park Ave.                      |                    |                         |                                   |
| <b>Comments:</b> Under Construction; Building permit issued 11/08/2007; 5-story, first floor retail, floors 2-5 office with underground parking |                    |                         |                                   |

|   |                    |                     |                             |
|---|--------------------|---------------------|-----------------------------|
| <b>Project Name:</b> Floridan Downtown Tallahassee  | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 78</b>           |
| <b>General Type:</b> Mixed Use  | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 1.44  | <b>SF:</b> 38,915  | <b>Type:</b> Hotel  | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 21-36-40-137-3715  | <b>SF:</b> 41,157  | <b>Type:</b> Office | <b>Status:</b> Under Review |
| <b>Additional IDs:</b>  |                    |                     |                             |
| <b>Location/Address:</b> 102 East Call Street   |                    |                     |                             |
| <b>Comments:</b> Site Plan (TSP060073) re-submittal received 02/20/2008; phase 1 hotel, phase 2 office building, phase 3 25,690 parking garage (443 spaces) |                    |                     |                             |

|  |                        |                           |                                   |
|--|------------------------|---------------------------|-----------------------------------|
| <b>Project Name:</b> Plaza Tower   | <b>Lots/Units:</b> 202 | <b>Type:</b> Condominiums | <b>Map ID: 79</b>                 |
| <b>General Type:</b> Mixed Use   | <b>Lots/Units:</b>     | <b>Type:</b>              | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 0.99   | <b>SF:</b> 36,532      | <b>Type:</b> Retail       | <b>Review:</b> Type A             |
| <b>Tax ID:</b> 21-36-35-000-0020   | <b>SF:</b>             | <b>Type:</b>              | <b>Status:</b> Under Construction |
| <b>Additional IDs:</b>   |                        |                           |                                   |
| <b>Location/Address:</b> Northeast corner of Bronough and Pensacola Street |                        |                           |                                   |
| <b>Comments:</b> Under Construction; 23 stories total                      |                        |                           |                                   |

|   |                       |                            |                           |
|---|-----------------------|----------------------------|---------------------------|
| <b>Project Name:</b> All Saints Square  | <b>Lots/Units:</b> 42 | <b>Type:</b> Condominiums  | <b>Map ID: 80</b>         |
| <b>General Type:</b> Mixed Use  | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 1.35  | <b>SF:</b> 7,650      | <b>Type:</b> Office/Retail | <b>Review:</b> Type B     |
| <b>Tax ID:</b> 41-01-80-000-0220  | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Approved   |
| <b>Additional IDs:</b> 41-01-80-000-0280  |                       |                            |                           |
| <b>Location/Address:</b> Southwest corner of All Saints Street and Saint Michael Street           |                       |                            |                           |
| <b>Comments:</b> Site Plan (TSP060086) signed 08/28/2007; 19 one-bedroom and 23 two-bedroom units |                       |                            |                           |

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                        |                         |                              |
|--|------------------------|-------------------------|------------------------------|
| <b>Project Name:</b> Villages at Tallahassee | <b>Lots/Units:</b> 139 | <b>Type:</b> Apartments | <b>Map ID:</b> 81            |
| <b>General Type:</b> Mixed Use               | <b>Lots/Units:</b>     | <b>Type:</b>            | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 1.50                     | <b>SF:</b>             | <b>Type:</b>            | <b>Review:</b> Pre-Submittal |
| <b>Tax ID:</b> 21-36-50-041-5695             | <b>SF:</b>             | <b>Type:</b>            | <b>Status:</b> Proposed      |

**Additional IDs:**

**Location/Address:** 520 Palm Ct.

**Comments:** Pre-Submittal (TPA070103) completed 12/12/2007; 10 story apt. tower (115 3br, 24 2 br units); associated commercial/retail

|  |                       |                         |                              |
|--|-----------------------|-------------------------|------------------------------|
| <b>Project Name:</b> Woodward & Madison Apartments | <b>Lots/Units:</b> 56 | <b>Type:</b> Apartments | <b>Map ID:</b> 82            |
| <b>General Type:</b> Residential                   | <b>Lots/Units:</b>    | <b>Type:</b>            | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 0.63                           | <b>SF:</b>            | <b>Type:</b>            | <b>Review:</b> Pre-Submittal |
| <b>Tax ID:</b> 21-35-20-424-0000                   | <b>SF:</b>            | <b>Type:</b>            | <b>Status:</b> Proposed      |

**Additional IDs:**

**Location/Address:** Southeast corner of West Madison Street and South Woodward Avenue

**Comments:** Pre-Submittal (TPA080002) completed 01/25/2008; Proposed first floor parking, units on second and third floor (18,000 sq. ft. per floor)

|   |                    |              |                                   |
|---|--------------------|--------------|-----------------------------------|
| <b>Project Name:</b> Florida State University | <b>Lots/Units:</b> | <b>Type:</b> | <b>Map ID:</b> 83                 |
| <b>General Type:</b> Public Facility          | <b>Lots/Units:</b> | <b>Type:</b> | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b>                           | <b>SF:</b>         | <b>Type:</b> | <b>Review:</b>                    |
| <b>Tax ID:</b>                                | <b>SF:</b>         | <b>Type:</b> | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** FSU Campus

**Comments:** Life Sciences Bldg., Material Research Bldg., Conference Center, Ruby Diamond, Student Success Ctr., and others; [www.fpc.fsu.edu](http://www.fpc.fsu.edu) for more info

|   |                        |                         |                             |
|---|------------------------|-------------------------|-----------------------------|
| <b>Project Name:</b> Brevard Street Student Housing | <b>Lots/Units:</b> 200 | <b>Type:</b> Apartments | <b>Map ID:</b> 84           |
| <b>General Type:</b> Mixed Use                      | <b>Lots/Units:</b>     | <b>Type:</b>            | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 3.39                            | <b>SF:</b> 37,448      | <b>Type:</b> Hotel      | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 21-26-90 F-0060                      | <b>SF:</b>             | <b>Type:</b>            | <b>Status:</b> Under Review |

**Additional IDs:** 21-26-20-606-0000      21-26-90 F-0050

**Location/Address:** Northwest corner of West Brevard Street and Richmond Street

**Comments:** U-PUD (PRZ070016) app.; Site Plan (TSP070048) re-submittal rec. 12/14/2007; 4 story housing, 4 story, 70 room hotel, 7 level parking garage

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|   |                        |                         |                                   |
|---|------------------------|-------------------------|-----------------------------------|
| <b>Project Name:</b> Legacy Suites Apartments | <b>Lots/Units:</b> 144 | <b>Type:</b> Apartments | <b>Map ID:</b> 85                 |
| <b>General Type:</b> Residential              | <b>Lots/Units:</b>     | <b>Type:</b>            | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 3.31                      | <b>SF:</b>             | <b>Type:</b>            | <b>Review:</b> Type A             |
| <b>Tax ID:</b> 21-34-81-000-2135              | <b>SF:</b>             | <b>Type:</b>            | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** Northeast corner of the intersection of Chapel Drive and Otis Street

**Comments:** Under Construction; two buildings, two four-story structures with 72 two-bedroom units in each and 951 space parking garage

|   |                       |                           |                             |
|---|-----------------------|---------------------------|-----------------------------|
| <b>Project Name:</b> Sterling Traditions Condominiums | <b>Lots/Units:</b> 55 | <b>Type:</b> Condominiums | <b>Map ID:</b> 86           |
| <b>General Type:</b> Residential                      | <b>Lots/Units:</b>    | <b>Type:</b>              | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 1.00                              | <b>SF:</b>            | <b>Type:</b>              | <b>Review:</b> Type A       |
| <b>Tax ID:</b> 21-35-20-625-0000                      | <b>SF:</b>            | <b>Type:</b>              | <b>Status:</b> Under Review |

**Additional IDs:**

**Location/Address:** East side of Hayden Drive, approx. 500 feet south of West Pensacola Street

**Comments:** Site Plan (TSP070011) received 02/22/2007; Urban PUD approved 05/24/2006; 5 floors of residential; 2 and 3 BR units

|  |                        |                          |                              |
|--|------------------------|--------------------------|------------------------------|
| <b>Project Name:</b> Campus Circle Redevelopment | <b>Lots/Units:</b> 700 | <b>Type:</b> Residential | <b>Map ID:</b> 87            |
| <b>General Type:</b> Mixed Use                   | <b>Lots/Units:</b>     | <b>Type:</b>             | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 13.25                        | <b>SF:</b> 60,000      | <b>Type:</b> Retail      | <b>Review:</b> Pre-Submittal |
| <b>Tax ID:</b> 21-26-25 A-0030                   | <b>SF:</b>             | <b>Type:</b>             | <b>Status:</b> Proposed      |

**Additional IDs:**

**Location/Address:** Northwest of the Basin Street/Tennessee Street intersection

**Comments:** Pre-Submittal (TPA070086) completed 09/20/2007; proposed student oriented multi-family residential

|                                   |                        |                         |                             |
|-----------------------------------|------------------------|-------------------------|-----------------------------|
| <b>Project Name:</b> The West End | <b>Lots/Units:</b> 139 | <b>Type:</b> Apartments | <b>Map ID:</b> 88           |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>     | <b>Type:</b>            | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 2.07          | <b>SF:</b> 12,000      | <b>Type:</b> Retail     | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 21-35-45-E-0010    | <b>SF:</b>             | <b>Type:</b>            | <b>Status:</b> Under Review |

**Additional IDs:** 21-35-45-E-0020      21-35-45-E-0030      21-35-45-E-0040      21-35-45-E-0050      21-35-45-E-0060

**Location/Address:** 545 Whitehall Street

**Comments:** Site Plan (TSP060085) resubmittal rec. 11/28/2007; 9-story student housing cmplx, 4 BR units. (parking floors 1,2); Also I.D.'s E-70-110



## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                        |                        |                             |
|--|------------------------|------------------------|-----------------------------|
| <b>Project Name:</b> Star Pointe Subdivision | <b>Lots/Units:</b> 197 | <b>Type:</b> Townhouse | <b>Map ID:</b> 93           |
| <b>General Type:</b> Residential             | <b>Lots/Units:</b>     | <b>Type:</b>           | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 32.43                    | <b>SF:</b>             | <b>Type:</b>           | <b>Review:</b> Type C       |
| <b>Tax ID:</b> 21-31-20-007-0030             | <b>SF:</b>             | <b>Type:</b>           | <b>Status:</b> Approved     |

**Additional IDs:**

**Location/Address:** 5044 Blountstown Highway

**Comments:** Site Plan (LSP060034) approved 08/07/2007; Environmental Permit (LEM0700131) applied 11/09/2008; 3-story structures

|   |                    |                        |                                |
|---|--------------------|------------------------|--------------------------------|
| <b>Project Name:</b> Aenon Road Industrial Park | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Map ID:</b> 94              |
| <b>General Type:</b> Commercial                 | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Jurisdiction:</b> County    |
| <b>Total Acres:</b> 15.30                       | <b>SF:</b> 80,000  | <b>Type:</b> Warehouse | <b>Review:</b> Pre-Application |
| <b>Tax ID:</b> 21-31-20-231-0000                | <b>SF:</b>         | <b>Type:</b>           | <b>Status:</b> Proposed        |

**Additional IDs:**

**Location/Address:** East side of Aenon Church Road between Gum Road and Blountstown Highway

**Comments:** Pre-Application (LPA07014) completed 07/18/2007

|                                    |                       |                            |                                   |
|------------------------------------|-----------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Jordan's Pass | <b>Lots/Units:</b> 83 | <b>Type:</b> Single Family | <b>Map ID:</b> 95                 |
| <b>General Type:</b> Residential   | <b>Lots/Units:</b> 64 | <b>Type:</b> Townhouse     | <b>Jurisdiction:</b> County       |
| <b>Total Acres:</b> 47.39          | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Type C             |
| <b>Tax ID:</b> 22-36-20-002-0000   | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** East side of Barineau Road, north of CSX railroad, approx. 0.6 miles south of US 90

**Comments:** 15 SF detached under construction as of 02/28/2008

|                                     |                       |                            |                             |
|-------------------------------------|-----------------------|----------------------------|-----------------------------|
| <b>Project Name:</b> Barineau Place | <b>Lots/Units:</b> 80 | <b>Type:</b> Single Family | <b>Map ID:</b> 96           |
| <b>General Type:</b> Residential    | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 20.18           | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Type C       |
| <b>Tax ID:</b> 22-25-20-410-0000    | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Under Review |

**Additional IDs:**

**Location/Address:** 851 Barineau Road

**Comments:** Site Plan (LSP08005) received 02/27/2008; Pre-Application (LPA07023) completed 10/24/2007

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|                                   |                       |                            |                             |
|-----------------------------------|-----------------------|----------------------------|-----------------------------|
| <b>Project Name:</b> Erin's Ridge | <b>Lots/Units:</b> 92 | <b>Type:</b> Single Family | <b>Map ID:</b> 97           |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 34.91         | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Type C       |
| <b>Tax ID:</b> 22-25-20-622-0000  | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Approved     |

**Additional IDs:**

**Location/Address:** West side of Barineau Road, north of CSX Railroad

**Comments:** Site Plan (LSP060066) approved with conditions 03/27/2007; Environmental Permit (LEM070086) applied 07/19/2007

|                                    |                        |                           |                             |
|------------------------------------|------------------------|---------------------------|-----------------------------|
| <b>Project Name:</b> Hamilton Mill | <b>Lots/Units:</b> 199 | <b>Type:</b> Condominiums | <b>Map ID:</b> 98           |
| <b>General Type:</b> Residential   | <b>Lots/Units:</b>     | <b>Type:</b>              | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 26.25          | <b>SF:</b>             | <b>Type:</b>              | <b>Review:</b> Type A       |
| <b>Tax ID:</b> 22-25-20-207-0000   | <b>SF:</b>             | <b>Type:</b>              | <b>Status:</b> Approved     |

**Additional IDs:**

**Location/Address:** North side of West Tennessee St., just west of Barineau Road

**Comments:** Site Plan (LSP050019) issued 01/24/2007

|                                     |                    |                        |                             |
|-------------------------------------|--------------------|------------------------|-----------------------------|
| <b>Project Name:</b> Rowe Warehouse | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Map ID:</b> 99           |
| <b>General Type:</b> Commercial     | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 7.57            | <b>SF:</b> 51,000  | <b>Type:</b> Warehouse | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 22-25-20-010-0000    | <b>SF:</b>         | <b>Type:</b>           | <b>Status:</b> Under Review |

**Additional IDs:** 22-25-20-039-0000

**Location/Address:** 7580 West Tennessee Street

**Comments:** Site Plan (LSP060043) re-submittal received 01/03/2007

|  |                        |                         |                             |
|--|------------------------|-------------------------|-----------------------------|
| <b>Project Name:</b> Horseman's Association Road | <b>Lots/Units:</b> 312 | <b>Type:</b> Apartments | <b>Map ID:</b> 100          |
| <b>General Type:</b> Residential                 | <b>Lots/Units:</b>     | <b>Type:</b>            | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 23.67                        | <b>SF:</b>             | <b>Type:</b>            | <b>Review:</b> Type C       |
| <b>Tax ID:</b> 22-25-20-018-0000                 | <b>SF:</b>             | <b>Type:</b>            | <b>Status:</b> Under Review |

**Additional IDs:** 22-25-20-049-0000      22-25-20-024-0000

**Location/Address:** 7219 Ravenwood Lane, off of Horseman Association Road

**Comments:** Site Plan (LSP070052) applied 10/10/2007; Proposed 3-story (29 bldgs. + clubhouse), 96 1BR, 180 2BR, 36 3BR

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|   |                    |                     |                                   |
|---|--------------------|---------------------|-----------------------------------|
| <b>Project Name:</b> Tractor Supply Company/Keel Plaza  | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 101</b>                |
| <b>General Type:</b> Commercial   | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> County       |
| <b>Total Acres:</b> 17.27   | <b>SF:</b> 77,679  | <b>Type:</b> Retail | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 21-30-20-011-0000  | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Under Construction |
| <b>Additional IDs:</b> 21-30-20-003-0000  |                    |                     |                                   |
| <b>Location/Address:</b> 5339 West Tennessee Street   |                    |                     |                                   |
| <b>Comments:</b> Under Construction; 22,670 sq. ft. tractor supply store under construction, 55,000 sq. ft. retail stores have not commenced construction |                    |                     |                                   |

|   |                    |                         |                                   |
|---|--------------------|-------------------------|-----------------------------------|
| <b>Project Name:</b> Legacy Toyota  | <b>Lots/Units:</b> | <b>Type:</b>            | <b>Map ID: 102</b>                |
| <b>General Type:</b> Commercial   | <b>Lots/Units:</b> | <b>Type:</b>            | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 25.00   | <b>SF:</b> 84,517  | <b>Type:</b> Commercial | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 21-29-20-218-0000  | <b>SF:</b>         | <b>Type:</b>            | <b>Status:</b> Under Construction |
| <b>Additional IDs:</b>  |                    |                         |                                   |
| <b>Location/Address:</b> North side of West Tennessee Street, approx. 1,000 feet east of Capital Circle Northwest |                    |                         |                                   |
| <b>Comments:</b> Relocation of Legacy Toyota; 2 story showroom building under construction                        |                    |                         |                                   |

|   |                        |                           |                                   |
|---|------------------------|---------------------------|-----------------------------------|
| <b>Project Name:</b> University Green Condominiums  | <b>Lots/Units:</b> 404 | <b>Type:</b> Condominiums | <b>Map ID: 103</b>                |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>     | <b>Type:</b>              | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 40.23   | <b>SF:</b>             | <b>Type:</b>              | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 21-29-67-0001  | <b>SF:</b>             | <b>Type:</b>              | <b>Status:</b> Under Construction |
| <b>Additional IDs:</b> 21-29-20-078-0000  |                        |                           |                                   |
| <b>Location/Address:</b> 3250 West Tennessee Street   |                        |                           |                                   |
| <b>Comments:</b> Under Construction, 34 units completed, 10 units U/C, 52 permits under review as of 02/22/2008; 3 BR/3 Bath townhome/condo units; 55 buildings |                        |                           |                                   |

|   |                       |                        |                                 |
|---|-----------------------|------------------------|---------------------------------|
| <b>Project Name:</b> Westgate Townhomes   | <b>Lots/Units:</b> 42 | <b>Type:</b> Townhouse | <b>Map ID: 104</b>              |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>    | <b>Type:</b>           | <b>Jurisdiction:</b> City       |
| <b>Total Acres:</b> 5.03  | <b>SF:</b>            | <b>Type:</b>           | <b>Review:</b> Preliminary Plat |
| <b>Tax ID:</b> 21-29-20-001-0000  | <b>SF:</b>            | <b>Type:</b>           | <b>Status:</b> Clearing Site    |
| <b>Additional IDs:</b> 21-29-20-002-0000    21-29-20-071-0000    21-29-20-075-0000            |                       |                        |                                 |
| <b>Location/Address:</b> West side of Blountstown Highway at the intersection of Devoe Street |                       |                        |                                 |
| <b>Comments:</b> Clearing Site; 42 Building permits applied for 12/12/2006                    |                       |                        |                                 |

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|   |                    |                         |                             |
|---|--------------------|-------------------------|-----------------------------|
| <b>Project Name:</b> Tennessee Commons Self-Storage   | <b>Lots/Units:</b> | <b>Type:</b>            | <b>Map ID: 105</b>          |
| <b>General Type:</b> Commercial   | <b>Lots/Units:</b> | <b>Type:</b>            | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 4.06  | <b>SF:</b> 84,000  | <b>Type:</b> Commercial | <b>Review:</b> Type A       |
| <b>Tax ID:</b> 21-28-20-434-0020  | <b>SF:</b>         | <b>Type:</b>            | <b>Status:</b> Under Review |
| <b>Additional IDs:</b> 21-28-20-434-0030  |                    |                         |                             |
| <b>Location/Address:</b> 2620 West Tennessee Street   |                    |                         |                             |
| <b>Comments:</b> Site Plan (TSP070084) re-submittal received 01/17/2008; climate controlled facility; 4 floors (21,000 sq. ft. per floor) |                    |                         |                             |

|   |                        |                        |                           |
|---|------------------------|------------------------|---------------------------|
| <b>Project Name:</b> Sydney Place   | <b>Lots/Units:</b> 104 | <b>Type:</b> Townhouse | <b>Map ID: 106</b>        |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>     | <b>Type:</b>           | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 9.38  | <b>SF:</b>             | <b>Type:</b>           | <b>Review:</b> Type A     |
| <b>Tax ID:</b> 21-26-20-090-0000  | <b>SF:</b>             | <b>Type:</b>           | <b>Status:</b> Approved   |
| <b>Additional IDs:</b>  |                        |                        |                           |
| <b>Location/Address:</b> West side of Old Bainbridge Road, approx. 372 feet north of Volusia Street |                        |                        |                           |
| <b>Comments:</b> Site Plan (TSP060060) signed 04/06/2007; 15 two-story 3BR townhouse style bldgs.   |                        |                        |                           |

|  |                       |                           |                             |
|--|-----------------------|---------------------------|-----------------------------|
| <b>Project Name:</b> Park Terrace Townhomes  | <b>Lots/Units:</b> 78 | <b>Type:</b> Condominiums | <b>Map ID: 107</b>          |
| <b>General Type:</b> Residential   | <b>Lots/Units:</b>    | <b>Type:</b>              | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 13.90  | <b>SF:</b>            | <b>Type:</b>              | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 21-23-20-417-0000   | <b>SF:</b>            | <b>Type:</b>              | <b>Status:</b> Under Review |
| <b>Additional IDs:</b>   |                       |                           |                             |
| <b>Location/Address:</b> East side of Joyner Drive, north of and adjacent to the Old Bainbridge Square Shopping Center                         |                       |                           |                             |
| <b>Comments:</b> Site Plan (TSP060026) resubmittal received 02/26/2007; 14 buildings (phase 1: 5 bldgs, 21 units, phase 2: 9 bldgs., 57 units) |                       |                           |                             |

|   |                       |                           |                              |
|---|-----------------------|---------------------------|------------------------------|
| <b>Project Name:</b> Saw Mill Square Condominiums   | <b>Lots/Units:</b> 67 | <b>Type:</b> Condominiums | <b>Map ID: 108</b>           |
| <b>General Type:</b> Residential  | <b>Lots/Units:</b>    | <b>Type:</b>              | <b>Jurisdiction:</b> City    |
| <b>Total Acres:</b> 5.88  | <b>SF:</b>            | <b>Type:</b>              | <b>Review:</b> Type B        |
| <b>Tax ID:</b> 21-26-20-028-0000  | <b>SF:</b>            | <b>Type:</b>              | <b>Status:</b> Clearing Site |
| <b>Additional IDs:</b>  |                       |                           |                              |
| <b>Location/Address:</b> South side of West Tharpe Street, approx. 500 feet east of Old Bainbridge Road |                       |                           |                              |
| <b>Comments:</b> Clearing Site; Site Plan (TSP050073) signed 03/20/2006                                 |                       |                           |                              |

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                    |                    |                           |
|--|--------------------|--------------------|---------------------------|
| <b>Project Name:</b> North Monroe Street Hotel | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Map ID: 109</b>        |
| <b>General Type:</b> Commercial                | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 2.72                       | <b>SF:</b> 37,500  | <b>Type:</b> Hotel | <b>Review:</b> Type A     |
| <b>Tax ID:</b> 21-14-20-443-0000               | <b>SF:</b>         | <b>Type:</b>       | <b>Status:</b> Approved   |

**Additional IDs:**

**Location/Address:** North Monroe Street approx. 750 feet west of Sharer Road

**Comments:** Site Plan (TSP070026) signed 02/26/2008; Environmental Permit (TEM080027) received 03/03/2008; four-story, 56 room hotel

|   |                    |                     |                             |
|---|--------------------|---------------------|-----------------------------|
| <b>Project Name:</b> Lakeshore Drive Hotel and Office | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID: 110</b>          |
| <b>General Type:</b> Mixed Use                        | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 6.72                              | <b>SF:</b> 68,000  | <b>Type:</b> Hotel  | <b>Review:</b> Type B       |
| <b>Tax ID:</b> 21-14-20-413-0000                      | <b>SF:</b> 54,000  | <b>Type:</b> Office | <b>Status:</b> Under Review |

**Additional IDs:** 21-14-20-414-0000      21-14-20-416-0000      21-14-20-429-0000

**Location/Address:** East side of Lakeshore Drive West, approx. 500 feet south of Interstate 10

**Comments:** Site Plan (TSP080013) received 02/22/2008; proposed five-story office building and three-story, 113 room hotel

|  |                       |                        |                                   |
|--|-----------------------|------------------------|-----------------------------------|
| <b>Project Name:</b> Timber Ridge Phase II | <b>Lots/Units:</b> 46 | <b>Type:</b> Townhouse | <b>Map ID: 111</b>                |
| <b>General Type:</b> Residential           | <b>Lots/Units:</b>    | <b>Type:</b>           | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 3.31                   | <b>SF:</b>            | <b>Type:</b>           | <b>Review:</b> Type A             |
| <b>Tax ID:</b> 21-23-20-216-0000           | <b>SF:</b>            | <b>Type:</b>           | <b>Status:</b> Under Construction |

**Additional IDs:** 21-23-20-218-0000      21-23-20-219-0000      21-23-20-243-0000

**Location/Address:** West side of Fred Smith Road, approx. 250 feet north of Stone Road

**Comments:** Under Construction; 15 townhouse units completed (building 5 and 6) as of 02/27/2008

|   |                    |                    |                                   |
|---|--------------------|--------------------|-----------------------------------|
| <b>Project Name:</b> Country Inn & Suites | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Map ID: 112</b>                |
| <b>General Type:</b> Commercial           | <b>Lots/Units:</b> | <b>Type:</b>       | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 1.69                  | <b>SF:</b> 39,220  | <b>Type:</b> Hotel | <b>Review:</b> Type A             |
| <b>Tax ID:</b> 21-15-20-403-0000          | <b>SF:</b>         | <b>Type:</b>       | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** Southwest side of North Monroe Street, approx. 400 feet west of Graves Road

**Comments:** Under Construction; 65 room, 4-story hotel

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                    |                        |                             |
|--|--------------------|------------------------|-----------------------------|
| <b>Project Name:</b> Sessions Road Warehouse Expansion | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Map ID:</b> 113          |
| <b>General Type:</b> Commercial                        | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Jurisdiction:</b> City   |
| <b>Total Acres:</b> 7.09                               | <b>SF:</b> 40,000  | <b>Type:</b> Warehouse | <b>Review:</b> Type A       |
| <b>Tax ID:</b> 21-15-20-404-0000                       | <b>SF:</b>         | <b>Type:</b>           | <b>Status:</b> Under Review |

**Additional IDs:**

**Location/Address:** 3215 Sessions Road

**Comments:** Site Plan (TSP080001) re-submittal rec. 01/31/2008; Expansion of 34,450 sq. ft. former Tallahassee Sports Arena Skating Rink; 3 bays (spec.)

|   |                    |                     |                             |
|---|--------------------|---------------------|-----------------------------|
| <b>Project Name:</b> Wal-Mart Supercenter PUD | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Map ID:</b> 114          |
| <b>General Type:</b> Commercial               | <b>Lots/Units:</b> | <b>Type:</b>        | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 36.31                     | <b>SF:</b> 101,760 | <b>Type:</b> Retail | <b>Review:</b> PUD          |
| <b>Tax ID:</b> 21-15-51-440-1075              | <b>SF:</b>         | <b>Type:</b>        | <b>Status:</b> Approved     |

**Additional IDs:** 21-15-15-B0000      21-15-51-500-1520      21-15-51-500-1540      21-15-51-500-1550      21-15-15-A0000

**Location/Address:** 3221 North Monroe Street

**Comments:** Site Plan (LSP060080) approved 10/04/2007; PUD (PRZ070004) approved 03/27/2007; Also ID 21-15-15-0001

|                                       |                       |                            |                                   |
|---------------------------------------|-----------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Hartsfield Hills | <b>Lots/Units:</b> 46 | <b>Type:</b> Townhouse     | <b>Map ID:</b> 115                |
| <b>General Type:</b> Residential      | <b>Lots/Units:</b> 21 | <b>Type:</b> Single Family | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 29.60             | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Preliminary Plat   |
| <b>Tax ID:</b> 21-15-20-604-0000      | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Under Construction |

**Additional IDs:** 21-15-20-609-0000

**Location/Address:** West side of Old Bainbridge Road, between Interstate 10 and Setting Sun Trail

**Comments:** Under Construction, 6 SF detached completed, 2 under constr.; 14 townhouse units completed, 6 under constr., 4 under review as of 02/27/2008

|                                       |                       |                            |                                   |
|---------------------------------------|-----------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Hartsfield Place | <b>Lots/Units:</b> 60 | <b>Type:</b> Townhouse     | <b>Map ID:</b> 116                |
| <b>General Type:</b> Residential      | <b>Lots/Units:</b> 7  | <b>Type:</b> Single Family | <b>Jurisdiction:</b> City         |
| <b>Total Acres:</b> 20.34             | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Preliminary Plat   |
| <b>Tax ID:</b> 21-15-20-210-0000      | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Under Construction |

**Additional IDs:** 21-15-20-605-0000

**Location/Address:** West side of Old Bainbridge Road, between Interstate 10 and Setting Sun Trail

**Comments:** Under Construction, 12 townhouse units completed, 8 under construction, 3 SF detached approved as of 02/28/2008

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

**Project Name:** Tippecanoe Hills Subdivision      **Lots/Units:** 102      **Type:** Single Family      **Map ID: 117**  
**General Type:** Residential      **Lots/Units:**      **Type:**      **Jurisdiction:** City  
**Total Acres:** 27.17      **SF:**      **Type:**      **Review:** Preliminary Plat  
**Tax ID:** 21-21-51-104-3140      **SF:**      **Type:**      **Status:** Clearing Site  
**Additional IDs:** 21-21-51-105-3150      21-21-51-133-3560      21-21-51-134-3570      21-21-51-135-3600      21-21-51-136-3610  
**Location/Address:** North side of Hartsfield Road, approx. 500 feet west of Larnell Drive  
**Comments:** Clearing Site; Preliminary Plat signed 01/29/2008; also ID's 21-21-51-136-3620, 3630 and 3640

**Project Name:** Mission Overlook      **Lots/Units:** 104      **Type:** Townhouse      **Map ID: 118**  
**General Type:** Residential      **Lots/Units:**      **Type:**      **Jurisdiction:** City  
**Total Acres:** 9.20      **SF:**      **Type:**      **Review:** Type A  
**Tax ID:** 21-21-51-073-2820      **SF:**      **Type:**      **Status:** Under Construction  
**Additional IDs:** 21-21-51-073-2830      21-21-51-073-2840      21-21-51-074-2850  
**Location/Address:** Southeast corner of Mission and Hartsfield Roads  
**Comments:** Under Construction; 6 units completed, 6 units under constr., 5 units under review as of 02/26/2008; 17 bldgns. (most with 6 units) +clubhouse

**Project Name:** US Drug Enforcement Agency Office      **Lots/Units:**      **Type:**      **Map ID: 119**  
**General Type:** Commercial      **Lots/Units:**      **Type:**      **Jurisdiction:** City  
**Total Acres:** 3.42      **SF:** 36,589      **Type:** Commercial/Offic      **Review:** Type A  
**Tax ID:** 21-20-31-000-0100      **SF:**      **Type:**      **Status:** Clearing Site  
**Additional IDs:**  
**Location/Address:** 1510 Commonwealth Business Drive  
**Comments:** Building Permit issued 02/21/2008; Site Plan (TSP070066) signed 01/11/2008; 2-story office building

**Project Name:** Crescent Hills      **Lots/Units:** 115      **Type:** Condominiums      **Map ID: 120**  
**General Type:** Residential      **Lots/Units:** 67      **Type:** Single Family      **Jurisdiction:** City  
**Total Acres:** 39.94      **SF:**      **Type:**      **Review:** Type B  
**Tax ID:** 21-19-20-401-0000      **SF:**      **Type:**      **Status:** Under Construction  
**Additional IDs:**  
**Location/Address:** North side of West Tharpe Street, west of Endeavor Court  
**Comments:** Under Construction; Phase 1, 52 units completed; Phase 2, 36 units completed, 22 units u/c, 34 units under review as of 08/28/2007

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

|  |                    |                        |                           |
|--|--------------------|------------------------|---------------------------|
| <b>Project Name:</b> Lot 4 Northwest Industrial Park | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Map ID: 121</b>        |
| <b>General Type:</b> Commercial                      | <b>Lots/Units:</b> | <b>Type:</b>           | <b>Jurisdiction:</b> City |
| <b>Total Acres:</b> 4.99                             | <b>SF:</b> 52,560  | <b>Type:</b> Warehouse | <b>Review:</b> Type A     |
| <b>Tax ID:</b> 21-19-11-000-0040                     | <b>SF:</b> 11,140  | <b>Type:</b> Office    | <b>Status:</b> Approved   |

**Additional IDs:**

**Location/Address:** North side of Northwest Passage, approx. 1,600 feet west of Capital Circle NW

**Comments:** Site Plan (TSP050094) signed 03/08/2006 (31,200 sq. ft. warehouse, 13,000 sq. ft. office); major modification received 07/19/2007

|  |                        |                         |                                   |
|--|------------------------|-------------------------|-----------------------------------|
| <b>Project Name:</b> Capital Walk Apartments | <b>Lots/Units:</b> 268 | <b>Type:</b> Apartments | <b>Map ID: 122</b>                |
| <b>General Type:</b> Residential             | <b>Lots/Units:</b>     | <b>Type:</b>            | <b>Jurisdiction:</b> County       |
| <b>Total Acres:</b> 17.75                    | <b>SF:</b>             | <b>Type:</b>            | <b>Review:</b> Type B             |
| <b>Tax ID:</b> 21-19-35-000-0070             | <b>SF:</b>             | <b>Type:</b>            | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** Southwest corner of the intersection of Interstate 10 and Capital Circle NW, at Olympic Court

**Comments:** 208 units under construction as of 12/10/2007; 9 buildings + clubhouse, proposed 84 1BR units, 154 2BR units and 30 3BR units

|                                     |                       |                            |                                   |
|-------------------------------------|-----------------------|----------------------------|-----------------------------------|
| <b>Project Name:</b> Sagebrook Mill | <b>Lots/Units:</b> 67 | <b>Type:</b> Single Family | <b>Map ID: 123</b>                |
| <b>General Type:</b> Residential    | <b>Lots/Units:</b>    | <b>Type:</b>               | <b>Jurisdiction:</b> County       |
| <b>Total Acres:</b> 40.06           | <b>SF:</b>            | <b>Type:</b>               | <b>Review:</b> Type C             |
| <b>Tax ID:</b> 21-17-20-201-0000    | <b>SF:</b>            | <b>Type:</b>               | <b>Status:</b> Under Construction |

**Additional IDs:**

**Location/Address:** 4751 Fred George Road

**Comments:** Under Construction: 2 units completed, 4 units under construction as of 02/27/2008; zero-lot line subdivision

|                                      |                        |                             |                             |
|--------------------------------------|------------------------|-----------------------------|-----------------------------|
| <b>Project Name:</b> Summerfield PUD | <b>Lots/Units:</b> 315 | <b>Type:</b> Group Quarters | <b>Map ID: 124</b>          |
| <b>General Type:</b> Residential     | <b>Lots/Units:</b> 135 | <b>Type:</b> Single Family  | <b>Jurisdiction:</b> County |
| <b>Total Acres:</b> 106.96           | <b>SF:</b> 120,000     | <b>Type:</b> Commercial     | <b>Review:</b> PUD          |
| <b>Tax ID:</b> 21-04-51-000-0120     | <b>SF:</b>             | <b>Type:</b>                | <b>Status:</b> Under Review |

**Additional IDs:**

**Location/Address:** 4910 North Monroe Street

**Comments:** PUD Concept Plan (LSP040038) signed, under review by State of Florida; up to 30,000 sq. ft. office or up to 49,000 sq. ft. retail/comm. or mixture

## Major Ongoing and Proposed Developments in Tallahassee and Leon County

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**Project Name:** River's Landing

**General Type:** Residential

**Total Acres:** 79.15

**Tax ID:** 25-36-20-853-0000

**Lots/Units:** 244 **Type:** Single Family

**Lots/Units:** 99 **Type:** Townhouse

**SF:** **Type:**

**SF:** **Type:**

**Map ID:** 125

**Jurisdiction:** County

**Review:** Type C

**Status:** Under Construction

**Additional IDs:**

**Location/Address:** South side of Tower Road, approx. 1/2 mile from its terminus at the Ochlocknee River

**Comments:** Under Construction; 2 single-family detached units completed, 18 approved/under construction, 5 under review as of 02/27/2008

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**Information has been gathered from the City of Tallahassee Growth Management Department, the Leon County Growth Environmental Management Department, the Tallahassee-Leon County Planning Department and field surveys. This report is intended to be an informative compilation of major proposed and on going residential and commercial development in the City of Tallahassee and Leon County. The accuracy of any and all information contained herein is not guaranteed. The report is for informational purposes only and any reliance on the information contained herein is at the user's own risk. Neither the City of Tallahassee nor Leon County assumes any responsibility for any use of the information contained herein; nor will the City of Tallahassee or Leon County be liable for any damages of any type or losses of any type resulting from the use of this information.**