



COMMERCIAL REAL ESTATE
DEVELOPMENT ASSOCIATION

PITTSBURGH CHAPTER

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FOR IMMEDIATE RELEASE
January 17, 2020

NAIOP PITTSBURGH ANNOUNCES EIGHT AWARDS FOR 27TH ANNUAL AWARDS BANQUET

PITTSBURGH, PA -- NAIOP Pittsburgh to award eight winners for their 27th Annual Awards Banquet. The Banquet, to be held on March 5th, 2020 at the David L. Lawrence Convention Center, celebrates excellence in development in the Pittsburgh region. If you're not registered, we encourage you to sign up to attend at www.naioppittsburgh.com/events.

The Eight award winners that will be honored for their work in 2019 included:

1. **Green Building:** This goes to Mill 19 by RIDC. With the adaptive reuse of the quarter mile long Mill 19 at the former Jones and Laughlin site in Hazelwood, RIDC set out to make a world class commercial and light industrial building. In contrast to the pollution produced by the original facility when it was a roll mill, Mill 19's Phase A, as well its two subsequent phases, was designed to be eco-friendly, environmentally sustainable and LEED v4 Gold certified.
2. **Build to Suit – Office:** This goes to SAP Ariba Pittsburgh Headquarters by Continental Real Estate Companies. This new corporate office project is a 180,000 SF, seven-story office building. Consistent with the other buildings on the North Shore, the ground level will have restaurants to further enhance the North Shore destination. SAP, a German multinational software corporation, will be the anchor tenant.
3. **Build to Suit – Industrial:** This goes to Fifth Season Vertical Farm by RDC. This 60,000-sq.-ft., solar-powered farm has a 25,000-sq.-ft. grow room with twice the capacity of traditional farms. Matched with the tenants smart design and tech, this new setting will allow them to produce and market over 500,000 lbs. of produce their first year of operation. This project was also the region's first Opportunity Zone investment and one of the largest investments in Braddock in decades.
4. **Speculative – Industrial:** This goes to West Pittsburgh Business Park by Sampson Morris. In addition to renovations to existing buildings in 2019, three new flex buildings were added ranging in sizes from 19,000-66,000 square feet. With a parking ratio of 4 per 1,000, these new buildings are designed to accommodate industrial users, office users, and traditional flex users. The largest of the new building leased up first with three tenants all signing prior to the shell being completed. This park offers a well-located flexible space west of the city with access to I-376 and I-79.

5. **Speculative – Office:** This goes to District 15 by RDC. District Fifteen is a LEED, four-story office building that features an 18' high ceiling height on the first floor; "Built for the future tenants of Pittsburgh." The building also includes many amenity spaces; including a public piazza, a fitness facility with changing areas, electric car charging stations, and 150 parking spaces.
6. **Best New Business Park:** This goes to Chapman Westport Business Park by Chapman Properties. Chapman Westport Business Park, the site of a new one million square foot Amazon fulfillment center and GE's Center for Additive Technology Advancement, is ideally located in Findlay Township at the Westport Interchange of PA Turnpike 576, just three (3) miles from I-376 and the Pittsburgh International Airport and two (2) miles from Route 22/30. Other new developments in this 325-acre business park are two (2) 74,000 SF state-of-the-art, industrial-flex buildings known as Building 100 & Building 200. Chapman Westport also offers additional entitled land for development that is owned and managed by Chapman Properties.
7. **Developer of the Year:** This goes to McCaffery. McCaffery has had an active presence in Pittsburgh for more than 15 years. Beginning prior to the 2006 opening of the adaptive re-use Armstrong Cork Factory, which received the Urban Land Institute's Award for Excellence in 2009, then on to the development Lot 24 in 2012, followed by our development consulting, management and leasing in partnership Oxford Development on The Yards at 3 Crossings in 2016, and most recently Coda on Centre which opened in 2018. In total, McCaffery has developed, leased or managed 868 apartments in the city of Pittsburgh, showing their dedication to the community by developing places which bring people together. In 2019, McCaffery broke ground on their largest project yet in the city, the redevelopment of the historic Produce Terminal into the Strip District Terminal and the building at 1600 Smallman. What was once a mostly-vacant five-block long building will soon be 160,000 SF of new shops and restaurants, as well as walkways connecting the Smallman side of the street directly to the riverfront. Across the street from the project, the developer is transforming the former Standard Underground Cable Company site into new retail, tech office and a parking garage at 1600 Smallman. McCaffery has worked diligently with the URA, City of Pittsburgh, and Commonwealth of Pennsylvania to bring this building back to life for the Strip District, with substantial completion slated for Q3 2020.
8. **Supporter of Development:** This goes to Jeff Kotula, President, Washington County Chamber of Commerce. For the past 20 years, Jeff has served as the president of the Washington County Chamber of Commerce, representing and advocating for the business interests of more than 1100 members. In his capacity as chamber president, Jeff also serves as the chief economic development official for Washington County. The Washington County Economic Development Partnership was created through an innovative public/private partnership with the Washington County Board of Commissioners and is responsible for delivering a wide range of economic development services for the county including, business attraction and retention, prospect services, marketing, and business outreach, just to name a few. Jeff was instrumental in the creation of this streamlined economic development delivery model for Washington County and in many cases has been the catalyst to bring like-minded business, government, and community leaders together to work toward the goal of promoting and advancing Washington County development initiatives and utilizing business-driven strategies to deliver results.

About NAIOP Pittsburgh: The regional association of developers, owners, investors and professionals of commercial real estate. We are the leading industry resource to foster business relationships, promote responsible development and support growth of the region through education, leadership and advocacy.

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