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## Construction begins on Forest City's \$100 million high-rise

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Forest City Enterprises Inc. (NYSE: FCEA and FCEB) announced Wednesday that the developer has begun construction on a \$100 million residential and retail high-rise project in the West Village neighborhood of Uptown.

In August, Forest City closed on roughly three acres of land at McKinney Avenue and Blackburn Street for the 21-story high-rise project, which includes two, five-story buildings.

The project will feature 381 apartment units and 37,000 square feet of retail space. The three buildings will have apartments on the upper floors, with retail on the ground level.

There's a greater demand for mixed-use developments, like this project, in Uptown Dallas, said Brian Ratner, president of Forest City Texas.

Forest City will own and manage the residential portion of the project. Cityplace Co. will own the retail space.

The project's retail development will be an important addition to the West Village neighborhood, which will total more than 260,000 square feet of retail space, said Neal Sleeper, president of Cityplace Co.

The City of Dallas Regional Center, a public-private partnership between the City of Dallas and Civitas Capital Group, financed the project. Good Fulton & Farrell is the project architect. Zeigler Cooper Architects consulted on the project's design.

Rogers O'Brien Construction Co. is the project's general contractor.

Construction is slated for completion by fall 2014.

Forest City is also working on the redevelopment of the Continental Building in downtown Dallas. The developer recently gave the Dallas Business Journal a hard hat tour of the property.