This list provides details on all public and private sector construction projects in downtown since 1995. Costs are estimated or otherwise not available. Interior renovations are not included unless the entire building, including its exterior, is part of the project scope.

**Under Construction**

**Catalyst**
1423 Texas St
Developer: Marquette Companies
Development of a new 28-story, 361-unit high-rise luxury residential building
Est. completion: 3Q 2017

**Le Meridien**
1121 Walker
Developer: Services Group, Inc.
Redevelopment of the Melrose Building into 255-key hotel.
Est. completion: 3Q 2017

**Franklin/ Milam Garage**
Developer: Stanton Road Capital
10-story parking garage
Est. completion: September 1, 2017

**1711 Caroline**
1711 Caroline St
Developer: Leon Capital Group
Development of a new 5-story, 220-unit residential building
Est. completion: 4Q 2017

**Hotel Alessandra**
GreenStreet Downtown
Developer: Midway Companies Inc.
Development of a new 21-story, 225-key, full-service luxury hotel
Est. completion: 4Q 2017

**Lyric Centre Garage**
Developer: U.S. Property Management.
8-story, 800-space parking garage
Est. completion: 1Q 2018.

**One Market Square Phase 1**
Developer: Essex Commercial Properties.
11-story, mixed-use retail and parking
Est. completion: 1Q 2018.
Joint Processing Center
Developer: Harris County and City of Houston
3-story 250,000 SF facility for HCSO & HPD.
Est. completion: 2Q 2018.

Marlowe
1311 Polk St
Developer: Randall Davis
Development of a new 20-story, 100-unit condominium
Est. completion: 4Q 2018

High School for the Performing and Visual Arts
Development of a new 5-story HISD magnet school
Full block bounded by Austin, Capitol, Caroline, and Rusk streets
Est. completion: 4Q 2018

AC Hotel by Marriott
723 Main
Developer: Newcrestimage
Redevelopment of the former Houston Bar Center into a 10-story, 195-key European style luxury hotel
Est. construction start: 3Q 2017
Est. completion: 4Q 2018

Capitol Tower
Developer: Skanska.
Development of a new 35-story, 750,000 SF office tower
Est. completion 2Q 2019.

Hyatt Place Hotel
Redevelopment of the 1114 Texas office building into a 16 story, 154-key hotel.
Developer: Pride Management Inc.
Est. completion 4Q 2018.

The Rustic
Chenevert and Hamilton
25,000 SF restaurant, bar and live music.
Developer: Houston First Corporation.
Est. construction start 3Q 2017.
Est. completion 3Q 2018.

Block 94
13-story parking garage.
Developer: Midway
Est. construction start 3Q 2017.
Est. completion 4Q 2018.

Cambria Tower Petroleum Houston
Redevelopment of the Great Southwest building into a 21 story hotel.
Developer: Choice Hotels International, Inc.
Est. completion 4Q 2019.
Planned Residential
Developer: Camden Property Trust
Development of a new 20-story, 550-unit residential buildings
2-block, 2-phase development.
Est. construction start 4Q 2017
Est. completion 4Q 2019

Planned Residential
Developer: Trammell Crow.
Est. construction start 1Q 2018.
Est. completion 2Q 2020

Planned Residential
Developer: Marquette Companies
Development of a new 24-story, 304-unit residential building.
Est. construction start 2Q 2018.
Est. completion 2Q 2020.

1810 Main
Developer: Fairfield Residential.
Development of a new 10-story, 286-unit residential building.
Est. construction start date not available.

6 Houston Center
Developer: Crescent
Development of a new 30-story, 600,000 SF office tower
Est. construction start date not available

Chevron Office Tower
Development of a new 50-story, 1.7 million SF office tower
Est. construction start date not available

800 Bell
Developer: Shorenstein Properties.
Redevelopment of the 45-story, 1.4 million SF office tower
Est. construction start date not available

Parking Garage
300-car parking facility for Incarnate Word Academy and Annunciation Catholic Church
Est. construction start date not available

2017

Aris Market Square
409 Travis St
Developer: Hines.
Development of a new 32-story, 274-unit luxury high-rise residential building
Completed: July 2017
Alexan Downtown
1410 Texas
Developer: Trammell Crow Residential
Development of a new 8-story, 285-unit residential building
Completed: July 2017

Eighteen25
1825 San Jacinto St
Developer: Allied Orion Group
Development of a new 8-story, 242-unit residential building
Completed: July 2017

609 Main at Texas
Developer: Hines
Construction of a new 48-story, 1.05 million square-foot office tower. Includes 36 stories of office space over an 11-level parking garage
Completed: January 2017

The Star
1111 Rusk
Developer: Provident Realty
Redevelopment of the old Texaco Building into 323 residential units and adjacent garage
Completed: January 2017

2016

Marriott Marquis Houston Convention Center Hotel
Developer: RIDA Development Corporation.
Development of a 29-story, 1,000-key convention center hotel
Completed: December 2016

GRBCC Interior / Exterior Enhancements
Developer: Houston First Corporation
Renovations to lobbies, retail & western facade; includes improvements to Avenida Houston.
Completed: December 2016

Market Square Tower
Developer: Woodbranch Tower, LLC.
Development of a new 40-story, 463-unit luxury high-rise residential building
Completed: November 2016

The Hamilton
Developer: Resolution Real Estate
Development of a new 5-story, 149-unit residential building
Completed: October 2016

Aloft Hotel
Developer: William R. Franks Professional Services
Redevelopment of the Stowers Building into 172-key hotel
Completed: October 2016

**SkyHouse Main**
Developer: Novare Group
Development of a new 24-story, 336-unit residential building
Completed: September 2016

**Capitol Tower Parking Garage**
Developer: Skanska
Development of a 7-story, 260-space parking garage
Completed September 2016

**Partnership Tower**
Developer: Houston First Corporation
Development of a new 7-story, 120,000 SF mid-rise office building, plus 1,900-car public parking facility
Completed September 2016

**Sunset Coffee Building at Allen’s Landing**
Developers: Buffalo Bayou Partnership and Houston First Corporation
Renovation of the 3-story, 12,000-square-foot brick, 1910 International Coffee Building. The site was transformed into a recreational and cultural center which includes an outdoor plaza, hiking/biking/boating facility, offices for Buffalo Bayou Partnership, and a rooftop terrace. Houston First owns and operates the building. Estimated total cost: $8 million, including construction cost of $4 million.
Completed: August 2016

**Block 334**
Developer: Alliance Residential Company
Construction of a new 5-story, 207-unit residential building with underground garage. Full block between Main & Fannin and Bell & Leeland
Completed: June 2016

**Hampton Inn / Homewood Suites**
Developer: American Liberty Hospitality.
14-story, 173-key Hampton Inn & 127-key Homewood Suites.
Completed: March 2016

**1111 Travis**
Developer: 1110 Main Partners, LP
23-story, 475,000 SF office tower
Completed: March 2016

**500 Crawford**
Developer: The Finger Companies
7-story, 400-unit residential building with ground floor retail and an attached garage. The development is situated on two blocks just west of Minute Maid Park and includes the Prairie Street right-of-way between the two blocks.
Completed: January 2016
2015

Holiday Inn
1616 Main Street
Developer: K&K Group
Redevelopment of the Savoy Hotel into a 212-key Holiday Inn Hotel. Renovations include revamping the exterior, renovating the rooms and lobbies, and high-end restaurant and patio bar.
Completed: December 2015

UHD Welcome Center & Garage
3-story garage with 1 occupied floor above, plus adjacent Welcome Center.
Completed: November 2015

ALLEY Theatre
Developer: METRO
Full restoration of historic performance hall.
Completed: October 2015

Parking Garage
Polk between Louisiana and Milam
Developer: Trammell Crow
Construction of a new 16-story, 1,600-space, tunnel-connected parking garage on ½ block. Developed for Wells Fargo Plaza
Completed: 3Q 2015

METRORail North, East and Southeast Corridors
Developer: METRO
North Corridor construction will continue the Main Street Red line and connect the University of Houston-Downtown to the Northline Station, north of 610. The downtown portion of the Southeast Alignment will connect residents and businesses to the East End Alignment and the Main Street Red line. The downtown segment runs a little more than a mile connecting the Theater District and the Convention District along Capitol and Rusk. Six downtown stations will be established – on Capitol at Crawford, Fannin, and Smith Streets and on Rusk at Smith, Fannin and Crawford Streets.
Completed: North route: December 2013. Remaining routes: July/August 2014

2014

SkyHouse Houston
1625 Main St.
Developers: Novare Group, Batson-Cook Development Co., Simpson Housing LLP, and Peter Dienna.
Construction of a new 24-story, 336-unit luxury high-rise residential building. Features will include floor-to-ceiling glass, ceiling heights of more than 9 feet and high-end finishes, including stainless steel appliances, granite countertops, wood floors, expansive balconies and high-speed wiring. Rooftop amenities will include a club room, fitness center, pool and grilling area. Estimated cost: $67 million.
Completed: July 2014

JW Marriott
806 Main Street
Developer: Pearl Hospitality.
Redevelopment of the historic 1910 Carter Building into a 328-key hotel. Renovations include interior redesign as well as replacement of exterior façade.
Completed: September 2014.

GreenStreet
1200 Dallas
Developer: Midway Companies
Renovation of shopping/entertainment complex, previously called Houston Pavilions.
Completed: 2014

George Thomas “Mickey” Leland Federal Building
1919 Smith
Renovation of the 22-story federal building that houses regional offices of U.S. government agencies. Work includes replacement of the building exterior façade and related new lighting controls, upgrade building interior for ADA compliance; replacement of the building’s HVAC system; replacement of the exiting breeze-way from the parking garage to the building lobby; install new elevator, and reconstruct existing stairway for access from parking garage tunnel to breeze-way; reconstruction of plaza area; and upgrades to the perimeter security barriers. Estimated cost: $80 million.
Completed: 2015

Lancaster Hotel
701 Texas Ave.
Architect: Gensler
Renovation of the historic 93-room family owned boutique hotel built in 1926. Work included a natural light-filled lobby, redesigned interiors, new plumbing fixtures, updated electronics and intuitive key card technology. Estimated cost: $10 million.
Completed: 2Q 2013

JPMorgan Chase Day Care Building
1414 Fannin
Developer: Skanska
Construction of a new 10,000-square-foot day care building for the children of JPMorgan Chase employees. Estimated cost: $2 million.
Completed: February 2013

1225 Louisiana Parking Garage
Developer: Brookfield Properties
Floor-by-floor dismantling of the former Sheraton-Lincoln Hotel, renovation of the 3-level below grade parking garage and construction of a new surface lot and entrance via elevator to the south side of Total Plaza. Total of 125 parking spaces.
Historic Wilson Building
500 Fannin at Prairie. The renovation and restoration of 500 Fannin encompassed a façade restoration and complete interior renovation of the historic Wilson Stationery and Printing Company Building. The 1931 architectural drawings by William Ward Watkin were used as the basis for the restoration work, in an attempt to restore each element of the building back to the original intent. The “moderne” style, four-story office structure includes a mezzanine and received new MEP infrastructure and tenant improvements for the third and fourth levels. The renovation included a historic restructuring of the 2-story first level, restoring the mezzanine level, which had previously been infilled. The project achieves LEED Gold status. The third and fourth floors of the building are the new headquarters of Fretz Construction Company. Estimated cost: $8.8 million.

Houston House Apartments
1617 Fannin. The renovation of a 31-story, 396-unit high-rise apartment building built in 1966. Work included lobby renovations; updates to the fitness center, pool area and each residence; addition of a basketball court, new lounge, media, club and conference rooms; and infrastructure updates. Estimated cost: $10 million.

2011

BG Group Place
811 Main
Developer: Hines
New construction of a 46-story, 973,012-square-foot office tower is home to BG Group, formerly located in the Galleria area. The project, which is pre-certified LEED Platinum, includes a nine-level parking garage with 1,130 parking spaces.

City of Houston Permit Headquarters and Green Resource Center
1002 Washington Ave.
Architect: Studio Red
The renovation of a 4-story, 187,000-square-foot building with basement into the City’s permit headquarters and Green Resource Center.

City View Lofts
15 N. Chenevert St.
Developer: Silvestri Investments
A residential conversion of the Nabisco Cookie Factory/Purse Co. into 57 residential rental units. This historical landmark is on the national register and is within walking distance of Minute Maid Park.

Embassy Suites Hotel
1515 Dallas
Developer: American Liberty Hospitality
The 19-story property is adjacent to the George R. Brown Convention Center, the Hilton Americas Houston and Discovery Green. It is the first privately developed, full-service hotel built from the ground up in downtown since 1986. The property has 262 two-room suites, 6,000 square feet of meeting space, rooftop swimming pool, spa and fitness center, restaurant and street-level cafe and wine bar.

Harris County 1910 Courthouse
301 Fannin. Restoration of the nearly century-old former civil courthouse. The building now serves as the new home of the 1st and 14th Texas Courts of Appeal. Developer: Harris County. Estimated cost: $65 million.

**Harris County Jury Assembly Room and Transportation Plaza**
Bounded by Franklin, Congress, San Jacinto and Caroline
Developer: Harris County
The site was converted from a parking lot to a public park with four below-grade, 250-seat jury assembly rooms which are tunnel connected to the Criminal Justice Center, Civil Courthouse, Juvenile Justice Center, and Family Law Center. Designed by PageSoutherlandPage. Estimated cost: $16.8 million.

**Hess Tower**
1501 McKinney
Developer: Trammell Crow Company
New construction of a 29-story, 844,763-square-foot, Class A office tower with a 10-level parking garage overlooking the 12-acre Discovery Green Park. Hess Corporation is the sole tenant in the building.

**Houston Ballet Center for Dance**
Smith & Preston
Designed by Gensler
Developer: Houston Ballet
New construction of a 115,000-square-foot, six-story facility boasts nine dance studios, a black box dance laboratory for presentations as well as rehearsals, and artistic, administrative and support facilities for Houston Ballet and its Ben Stevenson Academy. The center more than doubles the space Houston Ballet had at its former home on West Gray. The structure is the largest dance facility of its kind constructed in the United States.

**Julia Ideson Building**
500 McKinney
Developer: Julia Ideson Preservation Partners and City of Houston
The restoration of the existing 61,700-square-foot building and new construction of a south “loggia” or open air gallery, an outdoor reading room and the addition of a 24,500-square-foot wing which will provide state-of-the-art facilities for the Houston Metropolitan Research Center and its irreplaceable collection of rare books, historic documents, photographs and maps. Estimated cost: $38 million.

**Tellepsen Family YMCA**
808 Pease
Designed by Kirksey
Developer: YMCA of Greater Houston
New construction of a 120,000-square-foot facility replaced the 67-year-old downtown YMCA building. It has the capacity to serve more than 10,000 members and features additional exercise rooms, a chapel, woman's wellness center, daycare area, suspended running track, indoor swim center and more.
2010

**Market Square Park**
301 Milam
Developer: Houston Downtown Management District, City of Houston Parks Development and Downtown Redevelopment Authority/TIRZ #3
Originally the center of Houston’s business district, this square was home to the city’s public market and three city halls. The redesigned park includes Niko Niko’s Greek & American Café, two dog runs, history walk, public art and green space. Estimated cost: $3.2 million.

**Portfolio Building**
1712 Pease
Developer: Portfolio Associates, Inc.
New construction of a 20,000-square-foot, three-story building that is headquarters for the luxury hotel architecture firm Portfolio Associates, Inc. The building encompasses half a block and amenities include an outdoor dining deck, floor-to-ceiling glass, and 40 parking spaces. Estimated: $5 million.

2009

**One Park Place**
1400 McKinney
Developer: Finger Properties
New construction of a 37-story luxury residential apartment high-rise with 346 rental units located on the west side of Discovery Green Park. Levels 2 through 7 include a parking garage and the ground floor features the 20,000-square-foot specialty grocery store, Phoenicia.

**Tennison Lofts**
110 Bagby
Developer: Yazdcorp Funds
Redevelopment of the historic 1922 Tennison Hotel into 32 residential rental units.

2008

**Houston Pavilions**
1201 Fannin St.
Houston Pavilions, an urban entertainment and retail hub, is bounded by Dallas St. to the north, Polk St. to the south, Main St. to the west and Caroline St. to the east. The development encompasses almost 700,000 square feet on three city blocks with approximately 200,000 square feet of office space. Entertainment and retail tenants include House of Blues, Lucky Strike, Yao’s Restaurant and Lounge, Forever 21, Books-a-Million and others. Estimated cost: $170 million.

**Houston Public Central Library**
500 McKinney St.
Renovation included IT infrastructure updating, rebuilding the plaza, expanding and enhancing children's and teen's services, and providing additional space for the public. Estimated cost: $15 million.

**Fire Super Station**
1919 Louisiana
The new City of Houston Fire Department located in the south end of downtown serves downtown and midtown. It replaced fire stations 1 and 8. Estimated cost: $12.4 million.

**Discovery Green**  
1500 McKinney  
This new urban park was developed on 11.78 acres in front of the George R. Brown Convention Center. Two restaurants, interactive fountains, public art, gardens, performance venue and dog runs are some of the elements located in the park. Estimated cost: $122 million.

**Sacred Heart Co-Cathedral**  
1111 Pierce  
The existing Catholic Church built a new cathedral on a full city block. It is a Romanesque-style building with a 12-story bell tower. The sanctuary seats 1,820. Estimated cost: $40 million.

**Incarnate Word Academy**  
609 Crawford  
New construction of a Fine Arts Center and the renovation of the existing building. The Fine Arts Center is located at the corner of Capitol and Crawford and features a 400-seat multi-purpose auditorium, lobby area, dressing and storage areas, and state-of-the-art theatre production equipment. Estimated cost: $8.5 million.

### 2007

**Walker at Main Garage**  
820 Main  
An 11-story, 975-car parking structure at the corner of Main and Walker. The garage supplements parking for tenants in Pennzoil Place at 711 Louisiana, which is less than two blocks away. The garage has 6,222 square-feet of retail space on the ground level on the Main Street side and connects to the downtown tunnel system through 806 Main. Developer: Sunbelt Management. Estimated cost: $20 million.

**University of Houston-Downtown Academic Building and Parking Garage**  
Located on the Shea Street parking lot on the NE corner of Shea and N. Main St. New construction of a 128,200-square-foot building and a 500-space parking structure. Developer: University of Houston. Estimated cost: $30 million.

**919 Milam Parking Garage**  
919 Milam is a 26-level multi-tenant office building containing approximately 542,000 rentable square feet. Renovation included installation of a 300-space parking garage within the building’s envelope. Developer: Hines. Estimated cost: $11 million.

**Christ Church Cathedral Expansion**  
1117 Texas Avenue. Expansion included the John S. Dunn Outreach Center, a 350-space parking garage, a new diocesan center to house the bishop and staff, renovation of the Latham and Hines buildings; a new three-story building for the youth program, Cathedral offices and a generous green space on 1117 Texas Avenue. Designed by PageSoutherlandPage. Developer: Episcopal Diocese of Texas. Estimated cost: $22 million.
Bayou Place Expansion, Phase II
Texas Avenue at Bagby. Offices with parking on the ground level. Developer: The Cordish Company.

2006

Harris County Civil Justice Center
New civil courts building at Caroline at Franklin. Developer: Harris County. $119 million.

Cotswold Project
The Cotswold Project focused on pedestrian enhancements, streetscapes, and street improvements in a 90-block area in the northeast sector of downtown, bounded by Smith to the west, Buffalo Bayou to the north, US-59 to the east, and Rusk to the south. Featured amenities of the Cotswold Project include fountains, public art, wider sidewalks, and street trees. Developer: City of Houston and the Houston Downtown Management District. Estimated cost: $62 million.

Buffalo Bayou: Sabine Promenade
A 23-acre promenade along Buffalo Bayou in downtown. Hike/bike trails on both sides of bayou link Allen Parkway trail system to Sesquicentennial Park. Developers: City of Houston and Buffalo Bayou Partnership. Estimated cost: $15 million.

Harris County Juvenile Justice Center

2005

Byrd’s Lofts

First City Tower

Kirby Lofts at Main
917 Main. Conversion of a former retail and office building into 70 residential units for sale with retail space on the ground floor. Developers: NBC Holdings, Inc. and The Randall Davis Company.

Metro Administration Building / Downtown Transit Center
1900 Main. A 14-story, 300,000-square-foot office building with 3,000 square feet of retail on the ground floor and nine bus bays. Developer: Metropolitan Transit Authority. Estimated cost: $41 million.

Root Memorial Square Park
A full city block located at Bell, LaBranch, Austin and Clay streets. Renovation of a historic downtown park built in 1937. Redesigned as a pedestrian plaza with a basketball court for downtown’s new multi-purpose arena, Toyota Center. Developer: City of Houston. Estimated cost: $1.5 million.
Stowers Building

Holy Cross Chapel: First Floor Chapel
905 Main. Interior renovation of a former office building into a Catholic chapel with related services and offices. Developer: Diocese of Houston/Galveston. $1.3 million.

Downtown/Midtown Transit Project
Reconstruction of 20 downtown/midtown streets. Developer: Metropolitan Transit Authority. Additionally, $60 million from City of Houston to rebuild water and sewer lines and $8 million from the Houston Downtown Management for betterments. Estimated cost: $268 million.

2004

Communication Workers of America Union Hall
1730 Jefferson. New construction of a three-story, 40,000-square-foot building with a meeting/banquet hall that seats up to 800 people. Developer: Communication Workers of America. Estimated cost: $4.5 million.

Hotel Icon

Inn At The Ballpark

Main Street Square

METRORail Line
7 ½- mile at-grade light rail line connects University of Houston-Downtown, downtown, Midtown, the museum district, Hermann Park, the Texas Medical Center and Reliant Park. Developer: Metropolitan Transit Authority. Enhancements by Main Street Market Square Redevelopment Authority and Houston Downtown Management District include upgraded sidewalks and pull outs, brick pavers, special streetlights, drinking fountains, additional landscaping, and a street clock. Contract for downtown Metro portion excluding rail cars, electrification systems and design fees: $33.1 million. Cost of enhancements: $10 million. Cost of entire Metro project: $324 million.

Club Quarters Hotel

Southeast Quadrant Streetscape Improvements
Project upgraded sidewalks, added street lights and landscaping to area around new multipurpose arena, later named Toyota Center. Developer: City of Houston and Houston Downtown Management District. Estimated cost: $8 million.

**The Shops at Houston Center**  
1200 McKinney. Renovation of 190,000 square feet of retail space in Houston Center. Includes a new façade, exterior signage and graphics with expanded retail at street level. Renovated ground floor lobby. Developer: Crescent Real Estate Equities, Ltd. Estimated cost: $10.6 million.

**University of Houston-Downtown**  

**US 59/Eastex Freeway Ramps**  
Construction of new interchange and entry freeway ramps serving northeast/ballpark area of downtown from US 59/Eastex and I-10. TxDOT. Estimated cost: $68 million.

**Willow Street Pump Station**  
811 N. San Jacinto St. Historic sewage pump station converted to conference center and exhibition space. Developer: University of Houston-Downtown. Estimated cost: $2.5 million.

### 2003

**Austin Street**  

**Bayou Lofts**  

**Buffalo Bayou: North Side Trail**  
Trail on north side of Buffalo Bayou connects Sesquicentennial Park to University of Houston-Downtown. Developer: City of Houston. Estimated cost: $2.8 million.

**Buffalo Bayou Siphon Project**  
Buffalo Bayou at Fannin St. Installation of large diameter siphon under bayou to transfer waste water from the south side of the bayou to its north side. Developer: City of Houston. Estimated cost: $5 million.

**717 Texas (formerly Calpine Center)**  

**Downtown Aquarium**  
410 Bagby. Conversion of Fire Station No. 1 into a 400-seat restaurant with aquariums that have a combined total of 500,000 gallons, a 6,000-square-foot ballroom that seats 500, a cafe and a gift shop.
Project features an amusement park that includes a Ferris wheel and a train. A 200,000-gallon shark tank at 33 Artesian, the City of Houston’s historic central waterworks building is also part of the five-acre site. Includes pedestrian plaza and 350 parking spaces. Developer: Landry’s Seafood Restaurants. Estimated cost: $38 million.

**Franklin Lofts**
201 Main. Office building converted into 62 residential condominium for-sale units with a banquet facility on the ground floor and an adjacent four-story parking garage with ground floor retail. Developer: Garvey Properties. Estimated cost: $20 million.

**George R. Brown Convention Center Expansion**
1001 Avenida de las Americas. Additions include 400,000 square feet of exhibit space and meeting rooms. Exhibit space at completion: 853,500 square feet. Developer: City of Houston. Estimated cost: $165 million.

**Harris County Parking Garage**
2,400-car parking garage at Austin & Congress. Facility used by county and courthouse employees during the day and open to visitors during the evening and on weekends. Estimated cost: $12.8 million for Phase I.

**Hilton Americas-Houston**
1200 Avenida de las Americas. 1,200-room hotel next to convention center. Includes 66 suites, 2 ballrooms, 28 meeting rooms and a 1,600-space parking garage connected to hotel via skywalk. Developer: Hines. Estimated cost: $285 million.

**Holy Cross Chapel: Façade Renovation**
905 Main. Renovation of former office building into Catholic chapel with related services and offices. Developer: Diocese of Houston/Galveston. Estimated cost: $575,000.

**Magnolia Hotel**
1100 Texas. Conversion of the Post-Dispatch Building into a 314-room, 22-story hotel with full-service restaurant and lounge, parking garage, and 6,000-square-foot club on the second floor. Developer: Steven Holtze Corporation. Estimated cost: $52 million.

**Marriott Courtyard, Residence Inn, and Humble Tower Apartments**

**1000 Main (formerly Reliant Energy Plaza)**
1000 Main. New construction of a 844,000-square-foot office building with a 1,400-car parking garage and 50,000 square-feet of retail space. Includes transit-to-tunnel superstop with commuter amenities. Developer: Century Development. Estimated cost: $150 million.

**Toyota Center**
1510 Polk. Construction of new sports and entertainment arena with 92 luxury suites. It seats 18,500 for basketball, 17,800 for hockey, and 19,300 for concerts and includes Tundra Garage, an adjacent 2,500-car garage connected via skywalk. Developer: Harris County-Houston Sports Authority. Estimated cost: $232 million. $202 million for the arena and $30 million for the garage.
US 59 Polk St. Ramp
Construction of new ramp from US 59 north bound to two lanes on Chartres St., provides immediate access to the convention center area, arena, ballpark and the east side of downtown. Developer: TxDOT. Estimated cost: $988,000.

2002

5 Houston Center

Baker Street Jail
1200 Baker Street. New construction of a 3,000-bed Harris County jail. Developer: Harris County. Estimated cost: $70 million.

Citizens National Bank
402 Main. Conversion of nine-story, 48,000-square-foot building into office space with nightclub on ground floor and mezzanine. Developer: 402 Main Street Limited Partnership. Estimated cost: $1 million.

Commerce Towers

917 Franklin (formerly Commercial National Bank Building)
917 Franklin at Main. Renovation of a 40,000-square-foot office building with retail/restaurant on the ground level. Developer: 917 Franklin Land Ltd. Estimated cost: $70 million.

Hobby Center for the Performing Arts
800 Bagby. New construction of two theaters (Sarofim Hall seats 2,650 and Zilkha Hall seats 500) and an 800-space parking garage. The garage is connected to the theater complex and the downtown pedestrian tunnel system. The Hobby Center is home to Theater Under The Stars. Developer: Music Hall Foundation. Estimated cost: $88 million.

Mafriqe Building

Alden Hotel (formerly Sam Houston Hotel)

The Great Jones Building
708 Main. Renovation of a ten-story, 83,000 square-feet office building with retail space on the ground floor. Developer: Spire Realty Group, LP. Estimated cost: $7 million.
2001

1100 Smith Garage Expansion
1100 Smith. Expansion of the existing garage to encompass the entire block. The project included two additional parking levels and 650 additional parking spaces for a total of 2,169 spaces. Developer: Hines. Estimated cost: $6 million.

1500 Louisiana and Parking Garage
1500 Louisiana. New construction of a 40-story, 1.2 million-square-foot office building and 13-level parking garage with 1,300 parking spaces connected by a circular sky bridge. Day care center on adjacent block also part of project. Developer: Hines for Enron Corp. Estimated cost: $200 million.

801 Congress
Conversion of former Henry Henke Building to 50,000 square feet of retail/office space. Developer: Norik Amirkhanian. Estimated cost: $200,000.

Americana Building
811 Dallas. Renovation of this existing office building. Developer: BNC Real Estate, Inc. Estimated cost: $4 million.

Buffalo Bayou: Allen’s Landing Phase I
1001 Commerce. Renovation of Houston’s first port at the confluence of Buffalo and White Oak Bayous. Developer: City of Houston and Buffalo Bayou Partnership. Estimated cost: $2.8 million.

Capitol Lofts

Islamic Da’wah Center
202 Main. Renovation of the old Houston National Bank building into an Islamic mosque and learning center. Developer: The Olajuwon Group.

I-45 Elevated Section Bridge Replacement
W. Dallas to Memorial. Reconstruction of bridge decks and installation of four beacons and landscaping where the freeway crosses Buffalo Bayou. Developer: Texas Department of Transportation. Estimated cost: $11.9 million.

Jones Plaza Reconstruction

McKinney Place Garage

Sabine Street Lofts
San Jacinto Lofts
915 N. San Jacinto St. Conversion of a warehouse into 16 residential condominium units for sale. Developer: Wood St. Lofts LP. Estimated cost: $5.5 million.

South Texas College of Law-The Fred Parks Library

2000
1001 McKinney

1801 Main Renaissance Office Tower

Bayou Place Expansion
Texas Avenue at Smith. This expansion makes room for the Hard Rock Café and an outdoor plaza. Developer: The Cordish Company. Estimated cost: $7 million.

Crowne Plaza Cullen Center

D’George Residential Project
1418 Preston. Conversion of the former King George Hotel into 100 single-room-occupancy residential subsidized housing rental units. Developer: Non-profit Housing Corporation of Houston. Estimated cost: $2.3 million.

Downtown Club at the Met

Holiday Inn Express

Keystone Lofts
1120 Texas Avenue. Office building converted into 31 residential condominium units for sale. Interlochen Development. Estimated cost: $3 million.

McCrory Building
501 Main. Conversion of this former movie theater built in 1920, the building was renovated and converted to office and retail space while preserving historical artifacts. Developer: Spire Realty Group. Estimated cost: $2 million.
Minute Maid Park

Skywalk

Star of Hope

US 59/Eastex Freeway Ramps
Phase I construction of ramps serving northeast/ballpark area of downtown from US 59/Eastex and I-10. TxDOT completed Phase I in the fall 2000; part of larger project. Estimated cost: $48.2 million.

1999

Bob Lanier Building
611 Walker. City of Houston conversion of the former Houston Lighting & Power office building into offices for the Public Works and Engineering Department, Planning Department and other functions. Includes new tunnel links. Developer: City of Houston. Estimated cost: $43 million.

Harris County Criminal Justice Center

Metropolitan Detention Center

New Hope Housing

Northwind/Union Station Chilling Plant

One City Centre

Replacement of Bridges
Capitol Avenue, Preston Avenue, Franklin Avenue, and San Jacinto Street bridges over Buffalo Bayou replaced by TxDOT and the City of Houston. Estimated cost: $10 million.
St. Germain
705 Main. Old office building (Kress Building) converted into 107 residential rental units with retail at the street level. Developer: The Randall Davis Company. Estimated cost: $2.4 million.

1300 Main (formerly Travis Tower)

**1998**

1414 Congress
Renovation of a former transient hotel into 57 single-room-occupancy rental units. Developer: Houston Area Community Development Corporation. Estimated cost: $2.1 million.

Buffalo Bayou: Sesquicentennial Park
Texas Avenue at Bagby Street. Phase II development and channel improvements to Buffalo Bayou. Developer: Phase II a - Harris County Flood Control; Phase IIb - Central Houston Civic Improvement, Inc. Estimated cost: $18.4 million.

Christus St. Joseph Hospital

Harris County Central Chilled Water Plant

Hermann Lofts

Sakowitz Building
1111 Main. Conversion of the Sakowitz Building into a parking garage for the 1010 Lamar building including façade restoration. Designed such that the first floor and basement could be converted back to retail in the future. Developer: BPF Real Estate. Estimated cost: $3.5 million.

Texas Avenue Improvements

Post Rice Lofts
909 Texas. Conversion of the former Rice Hotel into 312 residential rental units with retail space on the ground floor. Developer: The Randall Davis Company. Estimated cost: $32 million.

Urban League Building
1997

Bayou Place
Corner of Texas Avenue and Smith. Redevelopment of the former convention center into a theater, live entertainment, cinema and restaurant complex. Developer: The Cordish Company in a public-private partnership with the City of Houston. Estimated cost: $23 million.

City Hall
901 Bagby. Renovation and restoration of historic edifice and adjacent plazas by the City of Houston. Developer: City of Houston. Estimated cost: $17 million.

City of Houston Police Administration Building
1200 Travis. Renovation of the former Houston Natural Gas building purchased by the City. Developer: City of Houston. Estimated cost: $27 million.

University of Houston-Downtown
One Main St. Construction of two new buildings for student activities and academic support. Developer: University of Houston. Estimated cost: $26.9 million.

1996

1111 Louisiana

1201 Louisiana
Renovation of this 35-story, 875,000-square-foot office tower. Developer: Jones Lang Wooten. Estimated cost: $15 million.

Market Square Clock Tower
Congress at Travis. Restoration of old city hall clock. Developer: City of Houston. Estimated cost: $300,000.

1995

Dakota Lofts

Foley Building
214 Travis. Conversion of a historic 3-story building into two owner-occupied residential units and retail space on the ground level. Developer: Foley Building Development. Estimated cost: $600,000.

Hogg Palace

White Oak Bayou Channel Improvements
At convergence of White Oak Bayou and Buffalo Bayou. Bank stabilization and Championship Park site work. Developer: Harris County Flood Control District. Estimated cost: $5.5 million.