

COURIER LIST

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Largest Tri-State Commercial Real Estate Developers

[Ranked by local square feet developed in 2006]

| Rank prior year | Name address phone Web address | 2006 local square feet developed | Top local official | Local employees | 2006 local projects* | Value of projects completed in 2006 | Type of space developed | Local sq. feet developed in past five years | National sq. feet developed in past five years | Services offered |
|-----------------|---|----------------------------------|---|-----------------|--|-------------------------------------|---|---|--|--|
| 1 | IDI 100 E. RiverCenter Blvd., Covington 41011 (859) 663-2880 www.idi.com | 2.5 million | Ken Smith | 10 | Park South Building G, Park South Building F, Port Union at Union Centre F | DND | Industrial 100% | 4.5 million | 52 million | Speculative industrial buildings, industrial build to suit, fee development |
| 2 | Duke Realty Corp. 4553 Lake Forest Drive, Cincinnati 45242 (513) 956-4400 www.dukerealty.com | 2 million | Jon Burger | 112 | Landings Building 1, Hebron Building 1, Skyport Building 5 | \$67.3 million | Industrial 67% office 29% retail/other 4% | 3.1 million | 39.4 million | Construction, development, leasing/management of office, industrial, medical office and retail real estate |
| 3 | ProLogis 7048 Fairfield Business Drive, Fairfield 45014 (513) 876-9728 www.prologis.com | 1.5 million | Darin Manning | 14 | Sammar Distribution Center, ProLogis Park 275 No. 2 | \$54.6 million | Industrial 100% | 2.7 million | DND | Industrial real estate development, commercial property management |
| 4 | Miller-Valentine Group 9349 WaterStone Blvd., Cincinnati 45249 (513) 774-8400 | 732,000 | Jack Goodwin | 425 | Park Place at Lytle, University Pointe, Medical Office IV, Two WaterStone Place, Deerfield Station, Everdale Commons, Beauty Systems Group, University Place | \$62 million | Industrial 10% office 45% retail 5% residential 40% | DND | DND | Development, design/build construction, property management, brokerage, leasing and financing |
| 5 | Anchor Properties 128 E. Second St., Covington 41011 (859) 491-3300 www.anchor-prop.com | 500,000 | Tom Bowers | 18 | Everdale Commons, various free-standing Walgreens pharmacies | \$17 million | Retail 100% | DND | DND | Commercial real estate development |
| 5 | Hifive Development Services Inc. 202 W. Main St., Mason 45040 (513) 336-9280 www.hifive1.com | 500,000 | Mark Davis | 26 | Comfort Suites, ARI-Hetra headquarters, River Hills Christian Church, Faith Church, Deerfield Manufacturing expansion, Mason Animal Hospital, Mueller-Parker funeral Home | \$30 million | Industrial 15% office 10%, hotels 40%, churches 25% retail 5%, specialty 5% | 2.3 million | 2.4 million | Design-build hotels, office, industrial, churches and develop properties |
| 7 | AI Neyer Inc. 302 W. Third St., Cincinnati 45202 (513) 271-6400 www.neyer.com | 417,000 | David Neyer | 81 | Michigan Terrace, Crescent Centre Building C | \$67 million | Industrial 25% office 50% retail 5% residential 15% other 5% | 4.5 million | 5.5 million | Full-service development and design-build construction firm |
| 8 | Cincinnati United Contractors 7870 E. Kemper Road, Cincinnati 45249 (513) 677-0060 www.cintunited.com | 310,000 | Charles Kubicki | 55 | Batavia Township Administration build- ing, Master Healthcare, Hillman Group | \$31.5 million | Industrial 55% office 43% institutional 2% | 2.5 million | DND | Design/build, property management, architecture, land development, investment, financing |
| 9 | The Model Group 2170 Gilbert Ave., Suite 100, Cincinnati 45206 (513) 559-0048 www.themodelgroup.net | 273,000 | Steve Smith | 50 | Academy Flats Senior Housing, Magnolia Heights, Bremen Lofts, Centennial Row | \$41.7 million | Residential 90% retail/office 10% | 800,000 | 800,000 | Development, construction, management and brokerage. |
| 10 | Bear Creek Capital 9549 Montgomery Road, Cincinnati 45242 (513) 793-1500 www.bearcreekcapital.com | 252,000 | Matt Daniels | 40 | Buttermilk Town Center, Watson's Crossing | DND | Retail 80% office 15% residential 5% | DND | DND | Full service acquisitions, development, leasing, construction and property management. |
| 11 | Neyer Properties Inc. 10335 S. Medallion Drive, Cincinnati 45241 (513) 563-7555 www.neyer1.com | 234,000 | Daniel Neyer | 18 | Red Bank Crossing, Miami Towne Center | \$31 million | Industrial 10% office 50% retail 40% | 1.3 million | 1.3 million | Land development, redevelopment, design, construction management, financing, leasing and property management |
| 12 | Midland Atlantic Development Co. 8044 Montgomery Road, Cincinnati 45236 (513) 792-5000 www.midlandatlantic.com | 210,000 | John Silverman | 16 | Kenwood Place, Kroger in Monroe | \$33.6 million | Retail 100% | 900,000 | 2.5 million | Shopping center developer with in-house property management, leasing, construction management and development services |
| 13 | RGW Development 5211 Muhlhauser Road, West Chester 45011 (513) 532-2200 | 197,000 | Rob Wildermuth | 7 | The Pointe at Union Centre, Crescent Centre C | \$17 million | Office warehouse 100% | DND | DND | Development/construction services |
| 14 | Middle Earth Developers Inc. 3301 Colerain Ave., Cincinnati 45225 (513) 681-3400 www.medevelopers.com | 178,000 | Tim Voss, Jay Voss, Dion Pangallo, Glenn Kukla | 20 | The Lofts at Machine Flats, The Lofts at Groydon Place | \$11 million | Apartments 40% loft condos 40% office 10% retail 10% | 250,000 | 250,000 | Develops upscale apartment, residential condominium, and mixed-used developments in urban neighborhoods |
| 15 | Paul Hemmer Cos. 250 Grandview Drive, Fort Mitchell 41017 (859) 341-8300 paulhemmer.com | 121,000 | Paul Hemmer Jr. | 123 | St. Luke West medical office building | \$14 million | DND | DND | DND | Real estate development and construction |
| 16 | Ashley Commercial Group 3005 Dixie Highway, Edgewood 41017 3000-G Henkle Drive, Lebanon 45036 (859) 341-0050 www.ashleycommercial.com | 101,000 | J. Kampinga, Bill Kreutzjans | 27 | Central Bank, Cambridge Square, Mitten- dorf Funeral Home, National City Bank | \$10 million | Office 50% retail 50% | 300,000 | NA | Commercial real estate development, design build, property management, investment |
| 17 | Bunnell Hill Development 3000-G Henkle Drive, Lebanon 45036 (513) 932-6090 www.bunnellhill.com | 85,000 | Michael Schueler | 10 | Snider Professional Building, Harrison Distribution Center, Hospice of Cincinnati -Anderson | \$5.7 million | Industrial 40% office 25% retail 35% | 533,000 | 918,000 | Site search, site development, property management, construction management |
| 18 | Myers V. Cooper Co. 1077 State Route 28, Milford 45150 (513) 248-8350 www.cooper-co.com | 82,828 | Raymond Cooper | 8 | Springdale Town Center, Sycamore Executive Center | DND | Retail 87% office 13% | 161,332 | 161,332 | Commercial real estate investment development |
| 19 | Robert Lucke Interests 8825 Chapel Square Drive, Cincinnati 45249 (513) 683-3300 www.rluckeinterests.com | 61,212 | Scott Lucke | 7 | Cornell Office Condominiums, Greenbrier Office Condominiums | \$6.4 million | Office 100% | 152,088 | 152,088 | Development of single story suburban office condominiums |
| 20 | The Ziegler Group 1720 Wilkat Blvd., Suite 200, Burlington 41005 (859) 586-8865 www.thezieglergroup.com | 38,000 | Michael Ziegler | 7 | Oakbrook Station, Middleton Oaks | \$7 million | Retail 95% office 5% | 250,000 | 250,000 | Commercial real estate development, construction, leasing, property management |

Source: Firms listed. DND: Did not disclose. NA: Not applicable. NR: Not previously ranked. * Edited because of space limitations. Information current as of November 2007.

Researched by Lisa Benson