

## #1 Large and Small Apartment Brokerage Firm



### Memphis 2007 Announcements & Job Summary

500+ New Jobs

250-499 New Jobs

100-249 New Jobs

Date	Source	Submarket	Company	# of New Jobs	Timeframe	Notes
11/16/07	Daily News	Dwnt'n / Midtown	Studsvik		Feb. 2008	Studsvik, a Sweden-based supplier of services to the intern'l nuclear industry, has started construction on its new Zpresidents island facility, \$1.8 Million project. Facility handles volume reduction of low-level radioactive waste and other waste.
11/12/07	MBJ	Collierville	Exact Commerce USA		Nov. 2007	Exact Commerce is breaking ground on its 100,000 SF national headquarters Nov. 20. It will also house its sister company, Belle Meade Signature. Second phase is scheduled for 2001 and will add 140,000 SF of warehousing. They manufacture furniture component parts, finished residential furniture, contract/architectural furniture and lawn and garden tools.
10/29/07	Daily News	Cordova	Hastings Entertainment	70	Nov. 2007	Hastings Entertainment Inc. will open one of its newest stores, a 27,000-square-foot superstore, Nov. 19 in Cordova. More than 70 employees will staff the new Hastings location
10/26/07	MBJ	Southeast / Airport	Trane, a division of American Standard Companies Inc.	185		Trane is looking at a 350,000-square-foot property in the Memphis Distribution Center and a 400,000-square-foot space in Summit Distribution Center at 5050 Holmes Road. <b>The company expects to add 185 jobs</b> paying a median wage of \$38,043. The company plans to shutter both its commercial distribution center in Lacrosse, Wis. and its residential center in Memphis and locate both of them under one roof. Another site is being considered in N.MS
10/26/07	MBJ		NovoStem	25		NovoStem, biomedical start-up firm, is looking to <b>invest \$7.3 million</b> and to open a lab and administrative offices at 200 Collins Street. The company's main focus will be on testing drugs against cancer stem cells. The company said it plans to <b>hire 25 paying an average of \$60,000</b> .
10/12/07	Daily News	Millington	American Medical Depot	210	within 3 yrs	Miami-based American Medical Depot announced plans to build a regional corporate headquarters and distributino center in Millington. The company plans to invest \$12.5 million and create 210 jobs at its facility within three years on a 50-acre site at the West TN Regional Business Center. <b>Completion date is July.</b>
09/25/07	MBJ	Southeast / Airport	Pratt Industries	27		Paper and packaging company will have a manufacturing and distribution center on Knight Road employing 27 people with a median wage of \$38,500.
09/25/07	MBJ	Southeast / Airport	Intermodal Cartage Co.	53		Has proposed a \$12 million maintenance facility on Est holmes Road creating 53 new jobs with median wage of \$56,000.
1/31/07 update 09/24/07	MBJ Daily News	Memphis	Nucor	225	early 2008	Nucor is closer to forging its <b>new \$230 million steel mill</b> in Memphis' Frank C. Pidgeon Industrial Park. Nucor recently closed on 120 acres brining its total site to 620 acres. The facility, which will have an estimated annual capacity of 850,000 tons and <b>employ more than 225 people</b> , is expected to begin production in <b>1st quarter 2008</b>
08/15/07	MBJ	Southeast / Airport	Steren Electronics	61		The San Diego based international electronics manufacturer plans to create 61 distribution jobs with a median wage of \$23,000
08/15/07	MBJ	Southeast / Airport	Phillips Lighting	26		Phillips Lighting is expanding its operations. It currently operates a 400,000 SF distribution center at 3399 E Raines Rd. but wants to expand by 200,000 square feet. The move would create 26 jobs with a median wage of \$34,715
08/03/07	MBJ	Southeast / Airport	Millstone Medical Outsourcing	55-65	by next 12 months	Millstone Medical Outsourcing will open a 105,000-square-foot, climate-controlled distribution facility in Memphis. The company plans to employ 55-65 people here within the next 12 months.
07/18/07	MBJ	East	St. Francis Hospital	65		St. Francis Hospital's is planning a \$1.85 million expansion to their chest pain and emergency room. The expansion would mean 46 additional jobs with a median wage of \$55,676.
07/18/07	MBJ	East	Evergreen Packaging	65		The company plans to locate its headquarters in Memphis, adding 65 jobs with a median wage of \$100,000, according to its application. Evergreen was formed on Jan. 31 from divisions sold off from International Paper Co.

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07/18/07	Daily News	Dwnt'n / Midtown	Le Bonheur's Children's Hospital		2011	Le Bonheur's Children's Hospital expansion project is well on its way. The \$327 million total projected cost is expected completion Fall 2011. The medical center expansion will include a new 570,000 SF building on the site of the former Memphis Mental Health Institute (MMHI), which moves into its new facility near the Regional Medical Center at Memphis in August. Ground breaking on the site of the MMHI some time in February 2008. The new 12-story facility will replace the existing hospital and will be ready for patients sometime during the summer of 2010. The remaining work, such as the new parking garage and other renovations to existing buildings, is expected to be completed by fall 2011. Two-thirds of the existing hospital will be demolished, and what remains will become a support space and house physicians' offices.
07/31/07 & 07/13/07	Daily News	Southeast / Airport	PharMEDium Healthcare Corp.	125		PharMEDium Healthcare Corp., specializing in production and distribution of custom pharmaceuticals to hospitals in U.S., has applied for a <b>\$10 million permit to build a facility</b> at 6100 Global Drive in Distriplex Farms industrial park. PharMEDium will <b>create 125 jobs in the next three years with an annual median wage of \$34,750. Workforce that could increase from the initial 125 to 250 in the first five years of operation.</b>
07/24/07	Commercial Appeal	North	Frayser Community			Land being cleared at James Road and McLean will become the first phase of developing 322 lots in Frayser for homes ranging in price from \$175,000 to \$200,000.
06/29/07	Commercial Appeal	Southeast / Airport	Smith & Nephew			Smith & Nephew is negotiating with Belz Enterprises to buy <u>34 acres inside a SE Memphis industrial development for what would be the company's largest distribution center in the world.</u> The British medical device firm with its orthopedic units in Memphis, plans to build a 250,000-SF distribution center inside Belz's Memphis Logistics & Technology Center, a 233-acre industrial park at Holmes & Tchulahoma known as MELTECH.
06/22/07	MBJ	South	Towne Center at Soulsville USA	179		The U.S. Dept. of Commerce's Economic Development Administration has invested \$1.5 million in the Towne Center at Soulsville USA, a LeMoyné-Owen College Community Development Corp. project. Towne Center is a mixed-use development near the Stax Museum of American Soul Music. It is expected to generate 179 jobs for the area and could also generate up to \$2.3 million in private investment.
06/21/07	Daily News	Memphis	Memphis Industrial Real Estate			From June 2006 to May 2007, industrial real estate recorded \$510.3 Million in sales. There were 173 industrial properties totaling 17 million SF sold in the past year, with average sales price of \$2.9 million. Much of the activity comes from outside investors, who have been pumping large sums of money into the area's industrial real estate - and pumping new life into an already healthy market.
05/17/07	CA		Cognate TiGenix	100		Cognate TiGenix, a biomedical venture, won approval for a tax freeze on a proposed research and manufacturing plant in Memphis that could create 100 jobs with a median wage of \$45,000.
05/17/07	CA	Southeast / Airport	Catalyst Corp.	42		Catalyst Corp., provides staging, imaging, network, and technology support plans to lease two Memphis facilities and create 42 jobs with a median wage of \$42,000 including benefits. Total capital investment would reach \$4.96 million.

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05/07/07	MBJ	Southeast / Airport	Medtronic		2008	Medtronic, Inc., will invest \$20 million-\$30 million on constructing and equipping a 150,000 SF warehouse. In March, Medtronic invested \$11.4 million for 35 acres on Swinnea, in order to grow its Spinal and Biologics' distribution operations. Over the next 18 months, Medtronic will not only erect a new building, but will also renovate the two existing buildings and relocate its customer service unit. Laboratory and testing facilities and personnel will also move to the Swinnea campus. Overall, the distribution complex will employ about 600 people. The relocation of the customer service division will be completed by the end of this year. Construction of the new building will begin in late summer, with expected completion in 2008.
05/04/07	MBJ	Southeast / Airport	Qatalyst	42		Company is negotiating leases for 4601 Cromwell and 3790 Knight and the move would represent a capital investment of \$2.2 million in personal property, equipment and improvements. Qatalyst plans to create 42 jobs in Memphis with a median wage of \$32,448.
05/01/07	Daily News	North	United Housing, inc		2008	\$60 million residential development on 115 acres on the north side of James near N McLean. The project will be completed in 7 phases, first 34 lots are slated for completion by July 1, 2008. Home costs will range from \$150,000 - \$200,000.
05/01/07	Daily News	Southeast / Airport	Lamar Crossing		1Q 2008	Redevelopment of 13.5 acres where construction is bebing on a 120-unit apartment building. Aldi will open a grocery store this fall on 2.5 acres with two more acres of zoned commercial land to be developed.
04/30/07	Daily News	East	Memphis Sports Center		4Q 2007	152,000 SF indoor athletic facility with construction slated within 30 days; \$12 million project is estimated to be comltd in October
04/29/07	Commercial Appeal	Dwnt'n / Midtown	One Beale		2010	\$175 million mixed-use development located at foot of Beale St & Riverside Dr; tower will be one of city's tallest buildings. Project scheduled to break ground at end of 2007 and completion by 2010. It will feature 250 hotel rooms & about 150 luxury condos with prices starting around \$550,000
04/12/07	MBJ	Southeast / Airport	Memphis-Shelby Cty Airport		2011	Memphis-Shelby County Airport Authority will build a \$48 million, 78-acre ground transportation center near Memphis International Airport. Located on the corner of Winchester & Airways, the new facility will take about 3 1/2 years to build. The goal is to complete the facility by 2011.
04/01/07	CA	Southeast / Airport	Air National Guard	800	2008	The largest single project in the Air National Guard's history is rising at the corner of Shelby Drive and Swinnea. The \$215 million, 118-acre new base for the Tennessee 164th Airlift Wing is projected to be completed by Aug 31, 2008. <b>There are about 200 workers on site now. It could easily be 600 to 800 when we get multiple buildings going."</b>
03/01/07	Memphis Crossroads	MS	Jacobson Warehouse Co.	50		Jacobson warehouse Co. is a logistics and warehousing company that will open in 180,000 SF in Southaven Distribution Center and create 50 new jobs.
03/01/07	Memphis Crossroads	Southeast / Airport	Berggruen Holdins, Inc.	50		Berggruen Holdings is investing \$175 million in a 100 million gallon ethanol plant on 90 acres in Rivergate Industrial Park.
03/26/07 04/30/07	MBJ Daily News	Dwnt'n / Midtown	Southern Steel	30		Southern Steel is planning a <b>\$3.9 million expansion</b> (75,000 SF building is planned) of its Dunlap Street operation Downtown creation of <b>34 new jobs and the retention of 30 existing jobs</b> . Without benefits, the new jobs will pay about \$29,975 per year

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03/21/07 02/28/07	MBJ	Dwnt'n / Midtown	Safety Solutions	75		Renewable Resources, doing business as Safety Solutions, plans to open a tire shredding facility on Presidents Island and estimates a total capital investment of approximately \$5.5 million and the creation of 75 new jobs with a median wage of \$21,000
03/16/07	Daily News	Dwnt'n / Midtown	Memphis City Center Commission (CCC)			Downtown area is a special focal point for redevelopment efforts by the CCC, which turns 30 next month. Approximately \$1 billion worth of projects completed in the last 15 years & <b>\$3 billion worth of projects under way right now</b> . CCC knows that while much has been accomplished, the truth is that when this \$3 billion is finished we will only have done 40 percent of what needs to be done Downtown.
05/13/07	MBJ	Southeast / Airporl	Medtronic			Medtronic Spinal and Bilogics purchased 35 acres near Memphis Int'l Airport. They will renovate over the next 18 months and expand the existing 210,000 SF facility, more than doubling its size. Employees process almost 2,000 orders each day at this facility.
03/02/07 01/23/07	MBJ CA	North	Nike	594	2008	Nike Inc. has signed an agreement to acquire a 125-acre parcel at Northridge Industrial Park and will build a <b>\$107 million, 1 million-SF distribution center</b> , consolidating its North American warehouses. The site is at New Allen Rd. & Frayser Blvd. The project <b>will add 594 jobs</b> and bring Nike's total employment in Memphis to more than 1,800 employees. Employees from Nike's existing Winchester facility as well as those currently employed at the Wilsonville, Ore., distribution center are expected to move to Northridge, Nike announced Friday.
03/02/07	MBJ	Collierville	CCL Label		End of 2007	CCL Label is moving east with construction of an <b>\$18 million, 120,000 SF facility</b> in Collierville's Progress Rd Business Park. They should be in by the end of 2007.
		Dwnt'n / Midtown	Cascades Tissue Group			Cascades Tissue Group announced that the company plans to <b>invest \$15 million at its Memphis mill</b> on Thomas Street in order to equip it with a de-inking unit enabling the plant to produce products that are 100 percent recycled post-consumer waste.
02/16/07	Commercial Appeal	Southeast	Panattoni Development Co.			Panattoni Development co. is launching a 525,000 SF spculative warehouse in SE Memphis, a move that indicates the industrial real estate market is heating up. The facility is being building at its Memphis Oaks complex, a 325-acre distribution park at Holmes and Getwell. The company has filed a nearly \$9 million building permit for the shell of the building.
02/08/07	Daily News	Memphis	Memphis - 2006 Banner Year for Downtown; More to Come in 2007			<b>With \$133 million in new development and more than \$1.7 billion in projects under construction</b> , 2006 appears to have been a good year for Downtown Memphis and 2007 looks to be just as strong. The Center City Commission's 2006 year-end review gives a peek at what projects are still to come, including more than \$1 billion in new medical and bioscience facilities, 556 condo units, 318 apartment units, 200 single-family homes and 429 hotel rooms. Fifty-eight percent of the investment in Downtown last year was pumped into residential projects, including the \$12 million, 36-condo City House project; the \$12 million, 42-condo and townhome unit City Commons Phase 1; and the \$5.5 million conversion of the Shrine Building into 75 condo units.
02/05/07	MBJ	Memphis	PFSweb	50		PFSweb inc has bolstered its customer call center in Memphis by adding 50 responders. Memphis facility has increased its number of available customer care positions to just over 80 seats. It is among the largest third-party distributors in the Memphis area, with more than 1 million SF of warehouse in Southaven, Miss., and Memphis.

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2/2/2007 01/11/07	MBJ	Dwnt'n / Midtown	Tigenix Belgian biotech firm	100		Biotech company may have the breakthrough orthopedic technology of the decade. Tigenix will lease <b>40,000 SF in the UT-Baptist Research Park</b> and create <b>100 new jobs paying an average of \$45,000 and will invest \$2.5 million in the facility.</b>
02/02/07	MBJ	Dwnt'n / Midtown	Hilton - Embassy Suites		18 months	Hilton hotels Corp has approval to develop an Embassy Suites at the corner of Front and court in Downtown Memphis. Company is finalizing its options and could accommodate a 140-room hotel with multiple levels of parking and meeting spaces.
01/24/07	Daily News	S/SE	Nissan	40-50	Apr-07	Nissan North America plans to have its new regional distribution facility open for operations by April. In December, it was announced that Nissan had chosen Memphis to launch a <b>413,000 SF facility</b> in the Delta Point One building, a 127-acre business park near Holmes and Getwell roads. The Nissan facility will employ about <b>40 to 50 employees.</b>
1/19/2007 5/23/2007	MBJ Daily News	Memphis	Myriad Entertainment and Resorts			Myriad is <b>moving its headquarters to Memphis...</b> plus its recently announced project consist of \$1.62 billion world-class destination resort with two casinos. The Tunica convention Visitors Bureau reported that in 2006 an estimated 10 million visitors came to Tunica's nine casinos and gambled \$1.4 billion.
01/19/07	MBJ	Memphis	ServiceMaster Co.	350	mid- 2007 - 150 jobs others over next five years	ServiceMaster Co. announced Monday ... means <b>more than 150 headquarters positions will move to Memphis. In addition, the company will create several hundred additional jobs at the Memphis headquarters over the next five years</b> ...proposed site plan for new corporate headquarters at the SE corner of TN Hwy 385 & Forest Hill-Irene Rd, calls for a 4-building corporate office campus w/ 800,000 SF of total floor area (update 2/7 from Daily News)
01/16/07	Daily News	Memphis	Canadian National Railway		2008	CN's North American operation looks like a massive Y - the base of which stretches down through Memphis. CN's intermodal yard at Pidgeon soon will get a boost from the \$140.4 million in port facilities CN is pumping into Prince Rupert, a city in the western part of Canada. "That new port will open in '08, and it will tie the whole northern end of Canada with the Canadian National Railway," Herbison said. "That comes directly down into Memphis, and there are big plans with the railroad in Memphis."
01/09/07	MBJ	Dwnt'n / Midtown	Westin Beale Hotel	200	Feb. 2007	The soon-to-open Westin-Beale Hotel is expected to employ upwards of 200, and the hiring of <b>the majority of them will begin in mid-February...</b>
01/02/07	MBJ	Memphis	Memphis	1,887	July 1 - Dec 28, 2006	For the last six months of the year, companies committed \$829.8 million of new capital investment for projects in Memphis...