

Council Focus Summary

AWHC: Affordable/Workforce Housing

- Development and preservation of high-quality affordable housing
- Affordable housing as a tool for revitalizing communities
- Low Income, Workforce and Mixed Income Housing Products
- Rental and Homeownership Products
- Tax credits and other public sources of capital
- Private equity, debt and subsidy sources
- For profit and non-profit development
- Recognize effective design solutions
- Reduce barriers to production
- Influence public policy

CDC: Community Development

(Blue, Gold, Green, & Silver)

- Suburban New Communities
- Suburban Large-Scale (Multi-Use)
- Rehab/Reuse
- Asset Management
- Process

CRC: Commercial & Retail Development

(Blue, Gold, Green & Silver)

- Shopping Centers (In-Town/Suburban)
- Specialty/Strip Centers (In-Town/ Suburban)
- Hotel/Motel (In-Town/Suburban)
- Rehab/Reuse
- Asset Management
- Process

CREC: Corporate Real Estate

- Technology and Space Use
- REITs
- Facility Management (In-House/Outsourcing)
- Financing
- Rehab/Reuse
- Process

EDC: Entertainment Development

- Urban Entertainment Developments
- Location-based Entertainment
- Family Entertainment Centers
- Shopping Centers & Entertainment
- Theme Retailing and Restaurants
- Film-based Entertainment
- Entertainment Technology
- Public-Private Partnerships and Financing
- Entertainment Districts
- Urban Revitalization
- Museums and Culture
- Gaming
- Sports
- International
- Process

GEC: Global Exchange

- Global Real Estate Market
- International Real Estate Finance
- Land Use Practices Abroad
- Overseas Land Use Laws and Regulations
- International Joint Ventures
- Non-U.S. Professional Practices
- Non-U.S. Practitioners in the U.S.
- Asset Management

HDC: Hotel Development

- Downtown Luxury
- Downtown Convention, Conference
- Suburban Business
- Mid-Market, Economy
- All-Suite
- Resort Luxury, Themed, Convention
- Senior Living
- International
- Financing
- Acquisition and Management
- Process

ICC: Inner-City

- "Best Practices" in Urban Revitalization
- Input into Federal Urban Policy
- Innovative Public/Private Partnerships
- Local/State Regs Affecting Revitalization
- Urban/Suburban Competitiveness
- Inner-City Community Building Panels
- CDCs Role in Urban Revitalization
- Historic Preservation
- Affordable Housing
- Reuse of Underused or Unused Buildings
- Open Space and Urban Parks
- School Systems and Land Use Issues
- Inner-City Retail Development
- Comp. Advantages of Inner-City Businesses

IOPC: Industrial & Office Park Development

(Blue, Gold, Green, Red, & Silver)

- Office and Industrial Parks (Low-Rise In-Town and Suburban Office and Industrial Facilities)
- Industrial/Warehousing/R&D/ Manufacturing Facilities (In-Town/Suburban)
- Rehab/Reuse
- Asset Management
- Process

MFC: Multi-Family

(Blue, Gold, & Silver)

- Urban/Suburban Residential (Multi-Family; Multi-Use and Land Development)
- Financing
- Strategy
- Environmental
- Asset Management
- Demographics and Other Demand Factors
- Rehab/Reuse
- Process

MHCC: Manufactured Housing Community

- Family and Age Restricted Communities
- Development
- Financing
- Functional Obsolescence
- Rehab/Reuse
- Zoning
- Case Studies
- Sharing Best Practices

ODC: Office Development

- Office Buildings—Tall to Small
- Design, Development, Acquisitions, Capitalization, Exit Strategies, Organizational Issues—Other Processes

PDIC: Public Development & Infrastructure

- Provide leadership in public development projects to the public & private sectors on the local and national level
- Public projects tapping private sector expertise
- Planning, design, construction, sales and leasing of government space, buildings and infrastructure at all levels
- Sharing best practices and lessons learned
- Case Studies

PPPC: Public/Private Partnership

(Blue & Gold)

- Encourage responsible, economically viable, and environmentally sound development by identifying and promoting:
- Strategies that take advantage of public/private partnership structures & opportunities including
 1. Public Capital Resources & Incentives
 2. Public Sector Powers
 3. Public Capital Projects
 4. Public Improvement & Financing Techniques
 5. Tax Increment Financing Techniques
- Rules & regulations
- Public policies for development, taxation, & the environment

- Entitlements
- Public/private organizations for planning & development

RDC: Recreational Development

(Blue, Gold, Red, & Silver)

- Recreation/Second Home Retirement Communities
- Resort Facilities/Communities
- Leisure Facilities (Golf/Tennis/Racquetball/Squash/Theme Park/Marina/Skating Rink/Theater/Rec Club Development/Management)
- Mobile Homes/RV Parks/Campgrounds
- Rehab/Reuse
- Asset Management
- Process

RPIC: Responsible Property Investment

- Social Equity and Community Development
- Smart Growth
- Urban Revitalization
- Energy Conservation
- Environmental Protection
- Worker/End User Well-Being through building design and environmental systems
- Health and Safety
- Local and corporate citizenship

RNDC: Residential Neighborhood Development

(Blue, Gold)

- Urban/Suburban Residential (Single-Family; Multi-Use and Land Development)
- Financing
- Strategy
- Environmental
- Asset Management
- Demographics and Other Demand Factors
- Rehab/Reuse
- Process

SDC: Sustainable Development

- Environmentally Responsible Development (including Brownfields Recycling)
- Conservation Development
- Strategic Alliances and Collaborations for Entitling and Financing Ecologically Sensitive Development
- Sharing Best Practices and Lessons Learned

SHC: Senior Housing

- Independent living projects targeting older persons
- Age targeted projects and communities
- Age-restricted and "age-qualified" active adult communities
- Congregate care and life care projects
- Assisted living projects and communities

Discussion topics:

- "Dollars and Cents" of Developing Senior Housing Projects and Communities
- Market Segments and the Various Products and Services They Need
- Home Care Solutions and Their Impact on the Sector
- Who are The Players
- Demographic Trends and What They Mean to the Future of the Sector
- Sources of Capital
- Participation of Non-Profits
- Case Studies of What Works and What Does Not

SSDC: Small-Scale Development

(Blue, Gold & Silver)

- Shopping Centers (<500,000sq.ft. GLA)
- Office/High Rise (<350,000sq.ft.)
- Business/Industrial Parks (<100 acres)
- Single-Family Residential (<150 dwellings)
- Multi-Family Residential (<=250 units)
- Hotel (<500 rooms)
- Mixed-Use (<500,000sq.ft.)

- Planned Resort Communities (<300 units)
- Theme Attractions and Recreational Projects (<\$20 million)
- Rehab/Reuse
- Asset Management
- Process

TODC: Transit Oriented Development

- Mixed use development at transit stations
- Redevelopment of obsolete uses on or near transit
- Public/Private Partnerships
- Overcoming obstacles and constraints in:
 - Financial underwriting
 - Market Acceptance (NIMBY'ism)
 - Cost of durable construction vs. market rate returns
- Role of public investment
- Sharing best practices in design, engineering, execution
- Incorporating Affordable and Workforce Housing

UD/MUC: Urban Development/Mixed-Use

(Blue, Bronze, Gold, Green, Purple, Red & Silver)

- Urban Mixed-Use
- In-Town New Towns
- Urban Area Development and Redevelopment
- High-Rise Office
- Rehab/Reuse
- Asset Management
- Process

GLOBAL COUNCILS

Each of the following global Councils focuses on:

- Real Estate Markets
- Investment Sources, Instruments, Practices in Real Estate
- Joint Ventures and other Business Practices
- Land Use Practices
- Government Policies Affecting Real Estate
- Investment and Development
- Development Trends

EOMC: European Office & Mixed-Use

ERHC: European Resort & Hotel Development

ERLC: European Retail & Entertainment

ESDC: European Sustainability

EURC: European Urban Renewal

North Asia: North Asia

South Asia: South Asia