

TOD Forum

November 16, 2013

FORESTCITY

Established in 1920, Forest City is committed to building superior, long-term value through a consistent strategic focus on projects in markets with high-growth potential and challenging barriers to entry. Forest City is actively developing energy projects in multiple locations across the country.

The company offers:

The credentials to pursue, win, and finance unique development opportunities.

The resources to successfully complete even the most complex projects.

A long-term commitment to invest in its core, high-value properties.

A focus on urban and suburban growth markets where it enjoys distinct, competitive advantages.

An experienced management team that includes three generations of the Ratner/Miller/Shafran families.

An unyielding entrepreneurial spirit, which keeps the development pipeline full of exciting, high-growth opportunities.

A dedication to strategically balancing environmental resources, economic objectives and social systems.



New York Times, NY

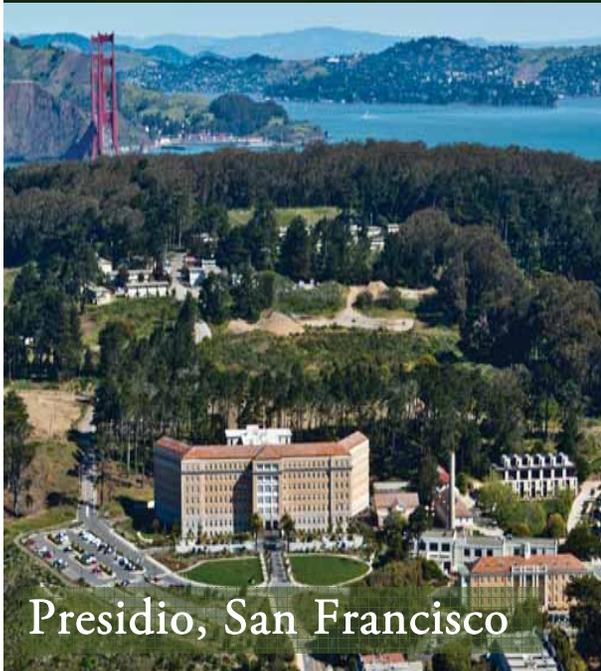


Gehry, New York

FOREST CITY



Atlantic Yard, Brooklyn



Presidio, San Francisco



Central Station, Chicago



University Park, MIT



Stapleton, Denver



Public Private Venture (PPV)



Navy/Marines Family Housing

Public Private Venture (PPV)

**FORESTCITY
ENTERPRISES**

**\$1.7 Billion Development
\$1.4 Billion in Construction Costs**

**Department
Of The Navy**



**(Managing Member
& Project Developer)**



(Member)

**OHANA
MILITARY
COMMUNITIES, LLC**

**Public Private Venture (PPV)
(Project Owner)**

FORESTCITY

Forest City Military Communities



4 Phase Development Project
50 Year Operating Agreement

IDP Construction Period: April, 2004 – September, 2014

Navy PPV Phases I & III	4472 Units
Marine Corps PPV Phases II & IV	2092 Units
TOTALING	6564 Units



FORESTCITY

Forest City Military Communities



FOREST CITY



Before PPV

FOREST CITY

AFTER PPV



FORESTCITY

KAMAKANA VILLAGES AT KEAHUOLU



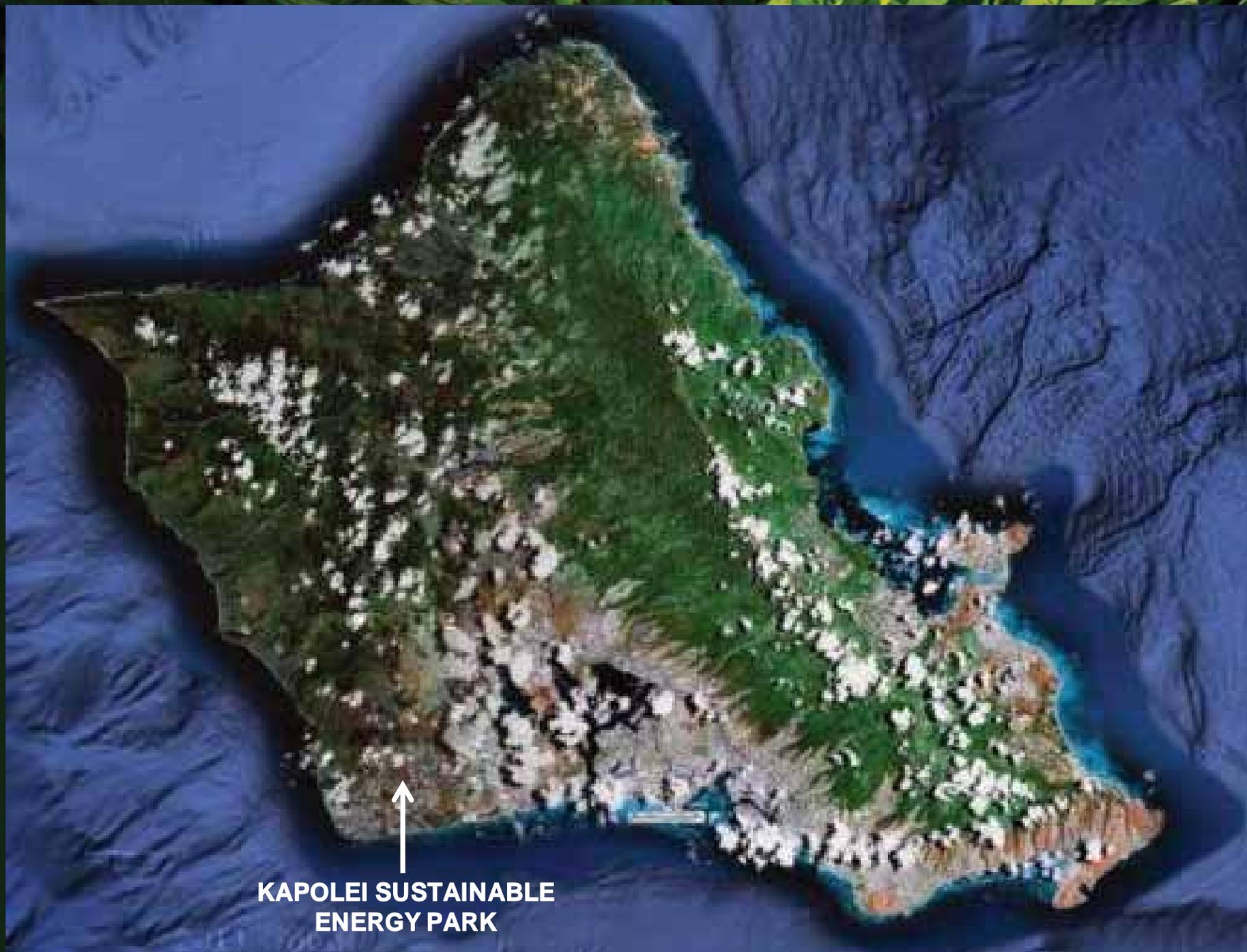
State of Hawaii
Housing Finance &
Development Corporation

FORESTCITY
H A W A I I

KAPOLEI SUSTAINABLE ENERGY PARK

FORESTCITY

KAPOLEI PV FARM LOCATION



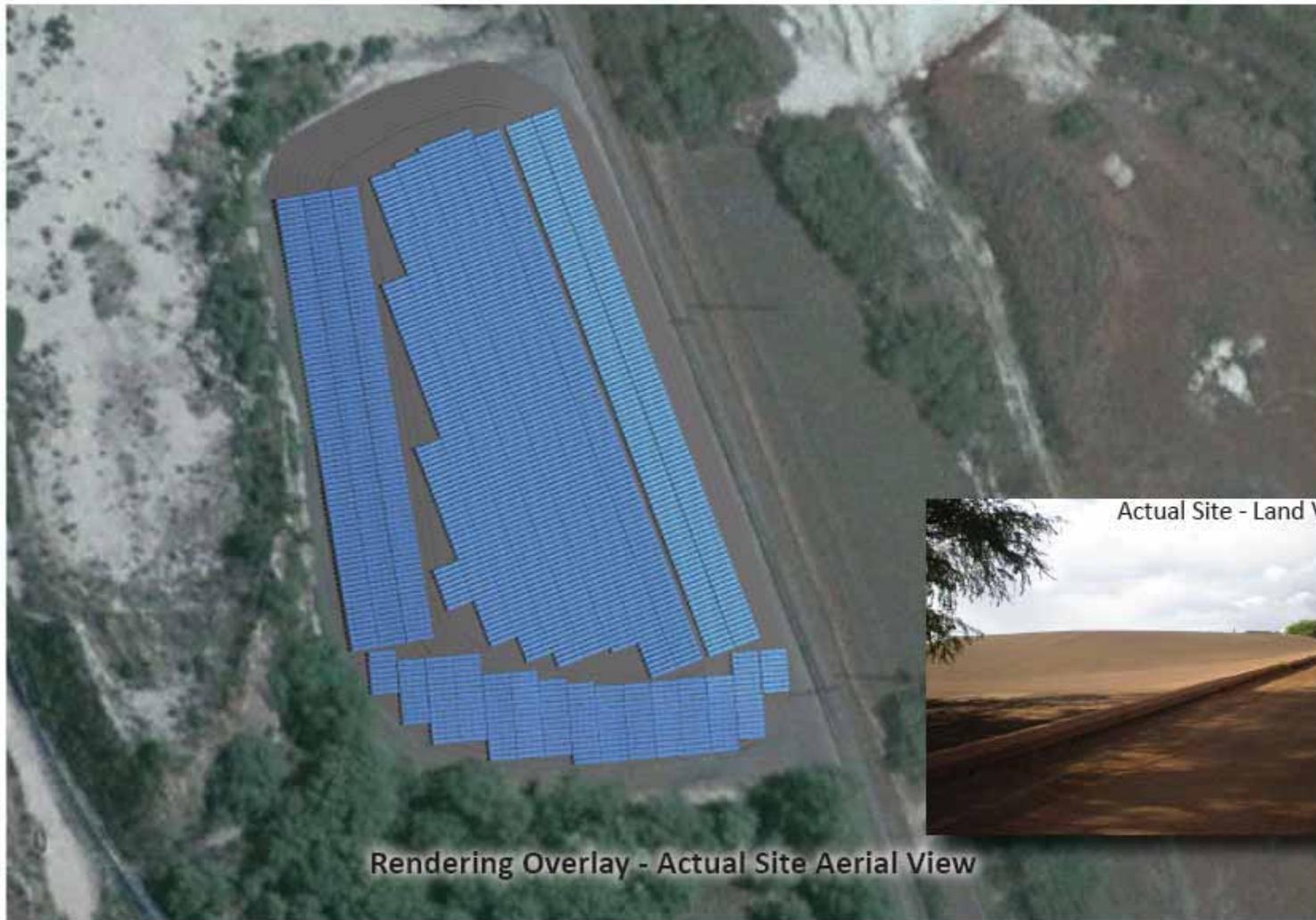
KAPOLEI SUSTAINABLE
ENERGY PARK

BROWNFIELD TO GREEN USE



- ❖ Former Hawaiian Western Steel Waste Pile
 - HWS converted scrap steel to rebar
 - 100,000 CY of waste material
- ❖ 1992 – CERCLA
 - Waste Consolidated and Capped
 - Groundwater monitored
- ❖ 2006 – DOH Post-Closure Permit Issued
 - Use is restricted to non-intrusive activities
- ❖ 2011 – DOH Approves Permit Modification
 - Allows PV farm to be constructed on top of cap

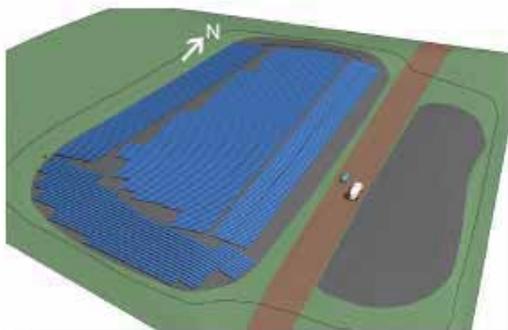




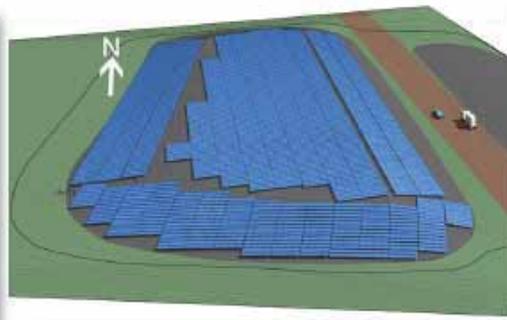
Rendering Overlay - Actual Site Aerial View



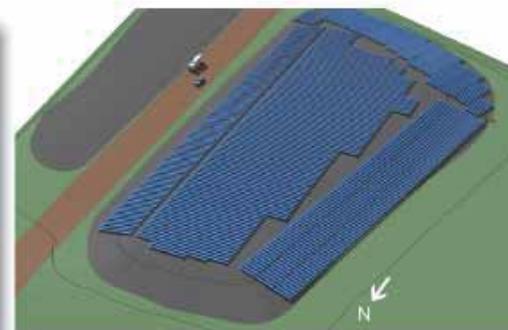
Actual Site - Land View



Aerial Rendering - Southeast View



Aerial Rendering - South View



Aerial Rendering - Northwest View

FORESTCITY

COMPLETE



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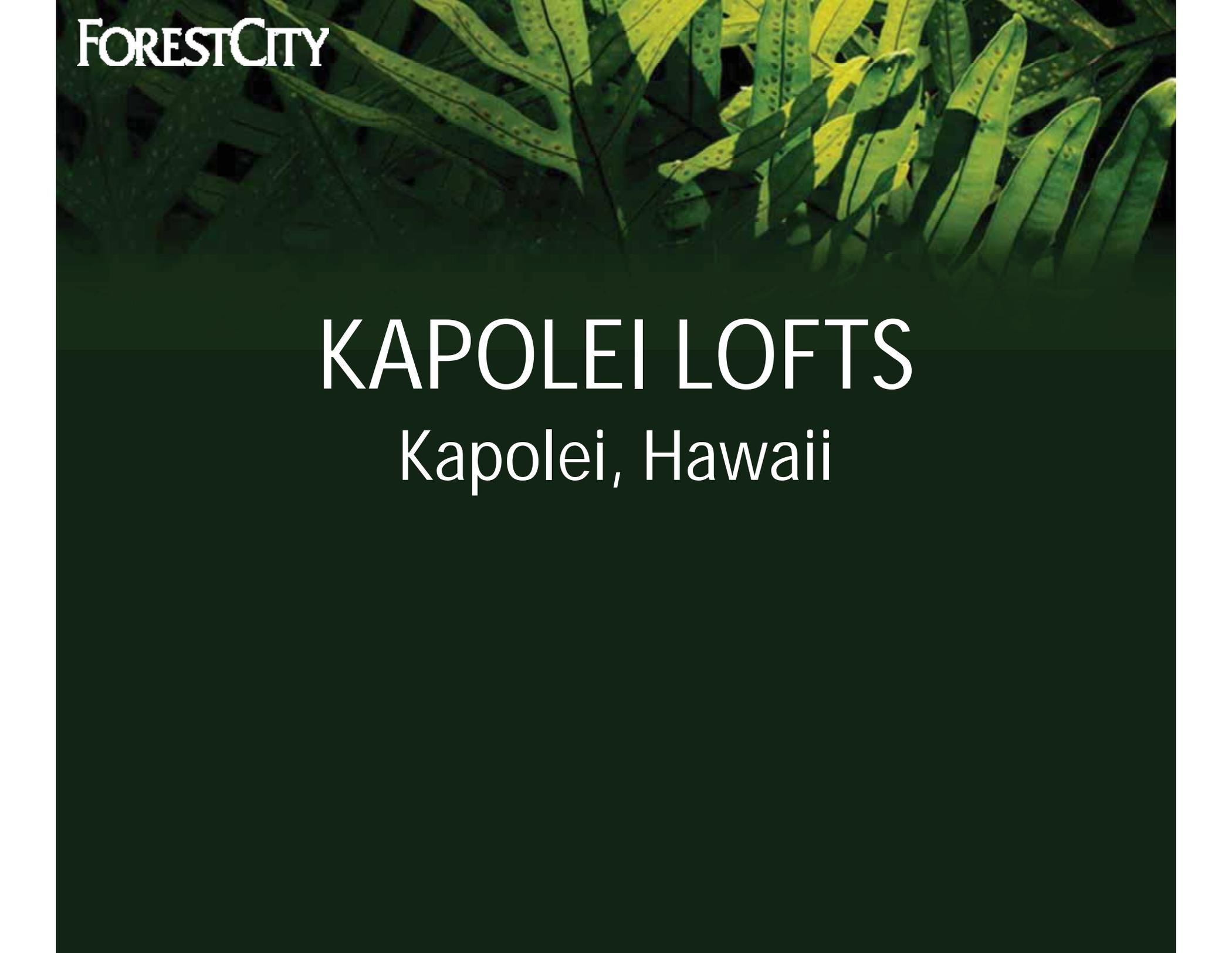
690 POHUKAINA
Honolulu, Hawaii



Hawaii Community
Development
Authority





The image features a dark green background with a pattern of overlapping fern fronds. The top left corner contains the 'FOREST CITY' logo in white, uppercase letters. The main title 'KAPOLEI LOFTS' and subtitle 'Kapolei, Hawaii' are centered in white text.

FOREST CITY

KAPOLEI LOFTS

Kapolei, Hawaii



FORESTCITY

KAPOLEI LOFTS



FORESTCITY

KAPOLEI LOFTS





COVERS
S:

WALL WITH
ROCK VENEER
AL CULTURED

SUCH AS:
ARTHUR

IL

1" DIA. CORAL STEPPING
WITH GRASS JOINTS

SUCH AS:
BEAUTY TI
METIES

SUCH AS
EMMA SPIDER LILY

24" C
MAIN

SHRU
- YEL
- ERAN
- IXO
- BLU

18" CO
WALL

15' CAN
- DWAR
- JATRI
- HO' A
- ALAH

SOLIT
- FOX
- JOAN

FIBER
BOU
WITH
ARTI

FORESTCITY

MAHALO NUI LOA



KONA SUNSET