



DOWNTOWN ATLANTA DEVELOPMENTS



 Central Atlanta Progress
 Atlanta Downtown Improvement District

Map #	Project	Status	Completion	Description	Cost (M)
1	New World of Coca-Cola Museum	New - Under construction	April 2007	11 acres; 3 acres of open space and plaza, and an 85,000 SF museum.	\$96.4
2	Restaurant Row	Conversion - Under construction	December 2006	Multiple new restaurants totaling 42,000 SF on multiple levels	\$11.4
3	Hilton Garden Inn Hotel	New - Under construction	2007	25,000 SF retail, 15,000 SF restaurant space, 242 room hotel	\$70.6
4	AmericasMart Expansion	New - Under construction	2007	500,000 SF building on the 2 acre site of the old Greyhound bus terminal	TBD
5	Centennial Park East	New - proposed	2008	200 condominium units, and 31,200 SF of retail	\$63.3
6	Post-Barry Residential	New - proposed	2009	985 units of condominiums and apartments, ground floor retail and potential hotel	\$200
7	Edge Lofts	New - under construction	2007	44 condominiums, 15,000 SF of ground floor retail, 540 parking spaces	\$16.7
8	50 Allen Plaza	New - proposed	2010	Planned office tower with retail	TBD
9	55 and 45 Allen Plaza	New - under construction	2007	Office building (55 Allen Plaza), 250 room W hotel (45 Allen Plaza) with 75 condominium units, restaurant and spa	\$280
10	30 Allen Plaza	New - completed	2005	250,000 SF office space 10,000 SF retail space and 678 parking spaces	\$50

11	Twelve Centennial Park	New – under construction	2007	Twin 39-story residential towers, totaling 1,034 condos and a 102 boutique hotel	\$120
12	Glenn Hotel	Conversion - completed	2006	Conversion of historic building into boutique hotel with 110 guest rooms, a signature restaurant, roof top bar and 15,000 SF ball room	\$21
13	The Ellis Hotel	Renovation – under construction	2007	Renovation of historic hotel into 130 room boutique hotel	\$25
14	Luckie Street restaurants	Renovation – under construction	2006	Two restaurants – Luckie Food Lounge and Burgers & More, along with a newsstand and coffee shop called Charm	TBD
15	Capitol Gateway	Redevelopment – under construction	Phase 1 by 2007, all other phases by 2010	1,044 units, mixed-income apartments, 45,000 sf office & retail, 15,000 sf learning center	\$115
16	218 Peachtree Street	Renovation – under construction	2006	Conversion of former night club into two restaurants, a spa, and addition of a boutique hotel	\$25
17	The Reynolds	New – completed	2006	130 unit condominium building	\$42
18	Renaissance Walk at Sweet Auburn	New – under construction	2007	150 residential units, 26,000 SF retail, 36,000 SF office, 350 parking spaces	\$43.3
19	Grady Apartments	Redevelopment – under construction	2008	Redo of public housing complex into 500 mixed-income residential units	\$140
20	The Atlantis	New - proposed	2008	29-story condo tower, 12 loft units and a boutique hotel.	\$50
21	Centennial Park North	New – under construction	Phase I in 2005; phase II 2006	62 town homes, and 62 unit condominium building – for sale component of Centennial Place mixed income community	\$45
22	Fair & Walker Lofts	New – under construction	2006	42 flats and townhomes	\$20
23	Centennial Station	New - completed	2006	58 condominium units	\$20
24	DUO Lofts	New - completed	2006	80 condominium units	\$40
25	Georgia State University Dorms	New – under construction	Fall 2007	Four-building housing complex for 2,000 students	\$175
26	Oakland Park	New – under construction	2007	68 unit condominiums with 8,000 SF commercial space	\$18.5
27	Central City	New – under construction	2006	80 condominium units	\$40
28	Tribute Lofts	New –under construction	2007	147 condominium units	\$32
29	U.S. Homeland Security Building	New – under construction	2007	91,000 square foot class A office building	\$21.7
30	City of Atlanta Public Safety Headquarters Building	New - planned	2007	165,000 square foot office building for police and fire departments	\$55
Total Developments/Investment in Downtown from the above projects					\$2.53 billion

Above list includes projects completed, under construction or planned since 2004. Information compiled by staff research and based on information available as of September 28, 2006.