



ECONOMIC UPDATE

October 2005

*Data provided by Strategic Insight Group
Intelligence Research Partner of the Fort Worth Chamber of Commerce*

Klabzuba Oil and Gas Co. in Fort Worth is proceeding with plans to build a 10-story 200,000-240,000 square-foot, Class A office building near the southwest corner of Weatherford and Lexington streets, on the western edge of downtown.

Star Telegram, October 17

Wachovia Bank plans to build a new branch in Montgomery Plaza at West Seventh and Carroll streets in Fort Worth.

Star Telegram, October 17

A **Marshalls** is scheduled to open in the Montgomery Plaza in November.

Fort Worth Business Press, October 10 – 16

Riverbend Properties will soon unveil a 100,000-square-foot office, warehouse and distribution building to replace one that burned in Riverbend Business Park in east Fort Worth.

Star Telegram, October 24

Speed Fab-Crete, a full-service commercial builder specializing in design-build applications, is planning to build and remodel the new service facility for **Autobahn Motorcar Group's Land Rover** dealership in the 3000 block of White Settlement Road.

Star Telegram, October 24

JCPenny Co is slated to anchor the 300-acre Alliance Town Center in Northern Fort Worth.

Fort Worth Business Press, October 3 – 9

The **JPS Health Network** expects to break ground on its \$48.5 million patient tower before the end of the year. The new facility will include a new emergency department, surgery department, a full floor devoted to intensive care, two additional floors of private patient rooms, a helicopter pad and a sky bridge to connect to the existing hospital at 1500 South Main.

Fort Worth Business Press, October 3 – 9

First Horizon National is planning to open a private banking location in the Chase Tower downtown and plans two more downtown retail locations.

Fort Worth Business Press, October 17 – 23

Expansions and Moves

Martin & Co., a full-service commercial printing company, has moved to 2653 Blue Mound Road West from Bedford.

Star Telegram, October 03

Wells Fargo has relocated its in-store Kroger location at 6479 Camp Bowie Blvd. to a traditional branch with 5,100 square feet at 5800 Lovell St.

Star Telegram, October 31

Under Construction

Hudgins Apartment and Land Development Co. is developing 480 single-family home lots on 80 acres at the southwest corner of Interstate 35W and Risinger Road. The project is being called **Deer Creek North**.

Star Telegram, October 10

Jerry Cate and **Dan Bishop**, partners in **MetroTex Builders**, are now building **Heritage Vista Commons**, a five-building industrial condominium project at 5770 Park Vista Circle in far north Fort Worth.

Star Telegram, October 31

Construction crews are in the midst of developing a 10,000 square foot Animal Outreach and Conservation Center at the **Fort Worth Zoo**. The complex will be located in an empty space behind the Texas Wild exhibit area within the zoo.

Fort Worth Business Press, October 3 – 9

Fort Worth's Innovative Developers broke ground on a 10,000 square foot development located at 7833 Oakmont Ave called the **Oakmont Professional Center**.

Fort Worth Business Press, October 3 – 9

The Bridges at Woodland Springs is constructing a 14-acre, mixed-use development at the northeast corner of Alta Vista Drive and Keller Hicks Road.

Fort Worth Business Press, October 17 – 23

On the Dotted Line

LifeFund Mortgage, a reverse-mortgage specialty brokerage company, has leased 2,400 square feet for a headquarters office at 3200 Riverfront Drive, Suite 202.

Star Telegram, October 03

Engineered Fire Systems, a company that designs and installs fire-protection systems, has bought a 4,000-square-foot building at 3121 Bryan Ave.

Star Telegram, October 03

Big Brothers Big Sisters of North Texas has sold the 6,400-square-foot office building at 901 Summit Ave. to **Trust Management**, a corporate-trust company. Big Brothers Big Sisters has signed a one-year lease for more than 2,500 square feet of office space in the building.

Star Telegram, October 10

Historic FW Properties I, a partnership of three investors, has purchased a portfolio of 21 properties in the **Fairmount** and **Riverside** neighborhoods. The properties included two single-family houses on Hudgins Avenue, three duplexes on Retta Street, five duplexes on Brittain Street, eight duplexes on Adams Street, two houses on Sixth Avenue and a house on University Drive.

Star Telegram, October 31

Donald Killeen, an investor from Santa Rosa, Calif., has bought the 62-unit **Ambassador Apartments**, 511 S. Tierney Road, from A.Y.E. limited partnership in Chatsworth, Calif.

Star Telegram, October 17

Wireless Blu, a cellphone store, is leasing space in **Eastchase Corners Shopping Center**, 8450 Meadowbrook Blvd.
Star Telegram, October 17

Bargreen-Ellingson, a Tacoma, Wash.-based restaurant supply company, has leased 2,541 square feet of space in the **Ridglea Renaissance** office building, 3341 Winthrop Ave.
Star Telegram, October 17

Fillmore Bros. Properties has bought two parcels of land totaling 12,000 square feet at the southeast corner of Lexington and Texas Streets.
Star Telegram, October 17

Disability Services of the Southwest has leased 2,906 square feet of office space in the 2001 Beach St. office building.
Star Telegram, October 24

World Odyssey, a new home-decor and gifts store, has leased 1,441 square feet of retail space in the **Lincoln Village Shopping Center**, 6330 Camp Bowie Blvd.
Star Telegram, October 24

Ray Harris has bought the 3,360-square-foot office and warehouse at 3021 Ramona Drive.
Star Telegram, October 31

Ramon Property Management has bought the newly constructed 5,000-square-foot office and warehouse at 3027 Ramona Drive.
Star Telegram, October 31

D'Monet, a real-estate investment firm, has bought a 7,000-square-foot office building at 403 N. Sylvania Ave.
Star Telegram, October 31

Texas General Land Office purchased about 327 acres of land from Happy and Deborah Baggett's development firm with plans to develop a business park. The land straddles Interstate 35 between Golden Triangle Boulevard and Keller Hicks Road and Harmon Road and Riverside Drive.
Fort Worth Business Press, October 17 – 23

Lead Services, Inc., a company that specializes in assisting the insurance industry with lead generation technology, has leased 6,137 square feet of office space in Hulen Square, a shopping center located at 6253 Granbury Road near Hulen Mall.
Fort Worth Business Press, October 24 – 30

Openings

Houston-based **Brown & Gay Engineers** has opened an office in Fort Worth. The company leased 5,000 square feet of space at 108 W. Eighth St.
Star Telegram, October 03

Park Place Motorcars opened its doors on October 10 at 5601 South Bryant Irvin Road in Fort Worth.
Star Telegram, October 13

SuperTarget had a grand opening for their new location in the new Montgomery Plaza on October 9. The new discount store, located at 2600 W. Seventh Street, sits at the northwest tip of the Montgomery Plaza development at the intersection of Seventh and Carroll streets.
Fort Worth Business Press, October 10 – 16

Ferre Ristorante Bar will open in the space previously occupied by Angeluna at 215 E. 4th Street.
Fort Worth Business Press, October 24 – 30

Around Town

More than 200 exhibitors are expected at the **Tarrant Area Chambers Trade Show**. The event is set for Nov. 10 at the Amon G. Carter Jr. Exhibits Hall at the Will Rogers Memorial Center and expects to draw more than 2,000 attendees.
Star Telegram, October 31

Did You Know?

For the 10th consecutive year, patients have recognized **Harris Methodist Fort Worth Hospital** as a Consumer Choice Award winner. Of the 3,000 hospitals named by consumers in the study that surveyed more than 200,000 households, Harris Methodist Fort Worth Hospital is one of only 206 hospitals in 180 markets nationwide to receive this award.
Fort Worth Business Press, October 3 – 9