

The Woodlands® DEVELOPMENT UPDATE

Major Projects Planned, Under Construction or Recently Completed in The Woodlands – Winter, 2012

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RESIDENTIAL*

For more information about new homes in The Woodlands, visit The Homefinder Center and request the *Guide to New Homes*.

The Village of Creekside Park

Location: South of Spring Creek in Harris County
Description: Development work and homebuilding are ongoing in The Woodlands' ninth village planned to include 6,500 residences in a wide variety of styles and price ranges along with many parks and amenities. Current amenities include the 1,700-acre George Mitchell Nature Preserve, 33-acre Rob Fleming Park and Aquatic Center, the Creekside YMCA, Wilde Creek Park, Tupelo Park, Timarron Park, Jagged Ridge Park and the Exemplary Creekside Forest K-6 School. More than 1,700 homes have been sold in Creekside Park.

The Village of Creekside Park – Neighborhood of Canoe Bend

Location: Creekside Forest Drive and Canoe Bend Drive
Description: Chesmar Homes and Ryland Homes are building single family homes in this new neighborhood, priced from the \$250's - \$330's.

The Village of Creekside Park – Neighborhood of Aventura

Location: Creekside Forest Drive and Aventura Place
Description: Lennar is constructing townhomes priced from the \$160's - \$170's in this neighborhood, located next to the Creekside Park YMCA.

The Village of Creekside Park – Neighborhood of Paloma Grove

Location: Creekside Green Drive and Shasta Bend Circle
Description: Darling and Highland are building single family homes in the neighborhood of Paloma Grove, priced from the \$570's - \$800's. Model homes are now open in this new neighborhood.

The Village of Creekside Park – Neighborhood of Paloma Pines

Location: Creekside Forest Drive and Lake Paloma Trail
Description: Partners in Building is building new single family homes in the neighborhood of Paloma Pines, priced from the \$600's - \$900's. Toll Brothers will open a model home in Paloma Pines soon.

The Village of Creekside Park – Neighborhood of Bacopa Bay

Location: Creekside Green Drive and S. Bacopa Drive
Description: Darling Homes, Highland Homes and Partners in Building are constructing single family homes in this new neighborhood near Rob Fleming Park & Aquatic Center, the Creekside YMCA and Creekside Forest K-6 School. Homes are priced from the \$400's - \$700's.

The Village of Creekside Park – Neighborhood of Lake Voyageur

Location: Creekside Forest Drive and Lake Voyageur Drive
Description: Darling Homes and Village Builders are building patio homes in the new neighborhood of Lake Voyageur, priced from the \$250's - \$550's. Model homes are now open. J. Patrick Homes and Village Builders are building single-family homes, priced from the \$340's - \$400's.

The Village of Creekside Park – Neighborhood of Havergate

Location: Creekside Forest Drive and Havergate Drive
Description: Village Builders and Plantation Homes are building new single-family homes in Havergate, priced from the \$330's - \$400's.

The Village of Creekside Park – Neighborhoods of Tupelo Park, Tupelo Woods, Tupelo Glen, Tupelo Green & Tupelo Trail

Location: Creekside Forest Drive and Lake Paloma Trail
Description: Chesmar Homes, J. Patrick Homes, Plantation Homes, Ryland Homes, Toll Brothers, Trendmaker and Village Builders are building new homes in these neighborhoods clustered around 10-acre Tupelo Park. Homes are priced from the \$260's - \$800's.

The Village of Creekside Park – Neighborhood of Jagged Ridge

Location: Creekside Green Drive and New Harmony Trail
Description: Chesmar Homes, Gracepoint Homes and Lennar Homes are building new homes priced from the \$210's - \$260's in this new neighborhood, which features a 1 1/2-acre neighborhood park.

The Village of Creekside Park – Neighborhood of Timarron

Location: Kuykendahl Road at Timarron Drive
Description: Beazer Homes, Chesmar Homes, D.R. Horton, Pulte, Ryland and Toll Brothers are constructing new homes priced from the \$170's - \$470's in this 240-acre neighborhood west of Kuykendahl Road in the Village of Creekside Park. The neighborhood features 7-acre Timarron Park.

The Village of Creekside Park – Neighborhood of Timarron Lakes

Location: Kuykendahl Road at Timarron Drive
Description: This private patio home community within Timarron will feature a gated entry, clubhouse, front yard maintenance, and walking trails to nearby lakes and the George Mitchell Nature Preserve. Coventry Homes is building patio homes in Timarron Lakes, priced from the \$260's - \$290's.

Carlton Woods Creekside**

Location: Kuykendahl Road and Carlton Woods Creekside Drive
Description: 207 homesites have been sold, and new homebuilding activity is underway in the private, gated community of Carlton Woods Creekside, bordering the Fazio Championship golf course and clubhouse. Homesites are priced from the \$160's including a golf membership incentive.

The Villas at Cartouche**

Location: Enclave of Cartouche in the gated community of Carlton Woods
Description: Jeff Paul Custom Homes is building an enclave of custom villas in the neighborhood of Cartouche near the Nicklaus *Signature* golf course. Ranging in size from 3,200-5,000 square feet, the homes are priced from the \$700's - \$1 million+ and include a golf membership incentive to The Club at Carlton Woods (Terms and conditions apply).

Custom Neighborhoods

Location: Villages of Sterling Ridge, Creekside Park and Grogan's Mill
Description: New homes are available in several custom home neighborhoods, including Fair Manor, Gary Glen, Player Point, Silvermont, Silverdale, Pendleton Park, Garnet Bend, Kirkpatrick Glen, Player Crest and Player Oaks in the Village of Sterling Ridge and Grogan's Point in the Village of Grogan's Mill. Prices range from the \$700's and up.

Village of Sterling Ridge – Player Vista

Location: North of Woodlands Parkway off Terramont Drive
Description: Toll Brothers is constructing new homes in Player Vista, priced from the \$720's to \$900's.

Village of Sterling Ridge – May Valley

Location: 400-acre area accessed off Branch Crossing Drive & May Valley Drive
Description: New homes are being offered by Highland Homes, D.R. Horton, Lennar, MI Homes, Trendmaker, and Village Builders in the neighborhoods of Almondell, Vershire, Hawkhurst, Heartshire, Golden Orchard and Clare Point. Homes are priced from the \$180's-\$550's. Neighborhoods are clustered around 9-acre May Valley Park.

East Shore

Location: East Shore on Lake Woodlands
Description: Conveniently located near The Woodlands Waterway® and its shopping, dining and entertainment venues, this 260-acre enclave is the "Garden District" of Town Center. Custom homes, townhomes, brownstones and condominiums rendered in classic architectural styles, enhanced by garden parks, street trees and ornamental lighting add to the pedestrian-friendly, sophisticated ambiance of East Shore.

Custom Homes in East Shore

Location: East Shore Drive, Colonial Park, Timberloch Manor
Description: Custom homebuilders including Jeff Paul, John Post and George Weaver are building custom homes in these neighborhoods in East Shore, priced from \$1 million+. For information, call The Woodlands Custom Homes at 281-367-4550.

Lucia's Oaks Custom Homes

Location: East Shore
Description: Lucia's Oaks Custom Homes is developing several different collections of new homes in the Southern Coast, Mid-Lake and custom neighborhoods of East Shore. Homes in Southern Coast are priced from the \$550's, in Mid-Lake, from the \$850's, and from \$2 million+ for custom homes. Call 281-924-5550.

Mary Ross Custom Homes in East Shore

Location: Mid-Lake in East Shore
Description: Mary Ross Custom Homes is constructing new custom homes in Mid-Lake, with homes priced from the \$900's - \$1 million+. For information, call 832-928-1225.



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Jamestown Estate Homes

Location: Mid-Lake in East Shore
Description: Jamestown Estate Homes is constructing new custom homes in Mid-Lake, with homes priced from the \$650's - \$1.4 million+. For information, call 281-367-3400.

Evolve Home Builders

Location: Mid-Lake and Southern Coast in East Shore
Description: Evolve Home Builders is constructing classic custom residences in Mid-Lake, priced from the \$800's. For information, call 713-824-6166.

Novi Builders

Location: Mid-Lake in East Shore
Description: Novi Home Builders is offering four homesites in the enclave of Mid-Lake in East Shore. Priced from the \$820's, these two-story New Orleans style homes will feature approximately 4,000 square feet of living space. One custom home has been completed at 2615 Admiralty Bend. For more information, call The Woodlands Custom Homes at 281-367-4550.

Palmetto Homes

Location: Mid-Lake in East Shore
Description: Palmetto Homes is constructing five single family, attached homes in the enclave of Mid-Lake in East Shore, priced from the \$570's. For more information, call 281-210-7768.

Pelican Builders

Location: Mid-Lake and East Gate in East Shore
Description: Pelican Builders is constructing 12 single family homes in Ellipse Park in the Mid-Lake area of East Shore, priced from the \$690's - \$800's. Pelican Builders is also building in the neighborhood of East Gate, situated off Lake Front Circle in East Shore, which will feature 41 single family patio homes with gated access, priced from the low \$400's. For more information, call 281-528-5638.

Oasis Pointe Condominiums & Townhomes

Location: Southern Coast in East Shore
Description: McVaugh Custom Homes is offering townhomes featuring Southern Coastal architecture, priced from the \$390's - \$450's. Call 713-545-4599 for information.

The Villas by Stonemark Homes

Location: East Shore Park in East Shore
Description: Stonemark Homes is offering three-story villas priced from the \$590's - \$900's. The homes feature Italianate architecture, living areas ranging from more than 3,300 square feet, large third-floor terraces, 2-3 car garages and innovative courtyard designs. For information, call 281-802-1026.

The Enclave at East Shore

Location: Southern Coast in East Shore
Description: David Weekley Homes will soon begin construction of single family homes in Southern Coastal architectural styles on Rafter's Row in East Shore, overlooking Lake Woodlands near Lake Front Circle. The homes will be priced from the mid-\$350's.

Woodlands Lodge

Location: South Millbend Drive adjacent to Grogan's Mill Village Center
Description: Greystar Real Estate Partners is constructing a 300-unit, three-story upscale garden apartment community with opening planned for early 2012.

The Retreat at The Woodlands

Location: 4400 College Park Drive
Description: Allied Realty is constructing The Retreat at The Woodlands, a 240-unit luxury apartment community. Floor plans will range from 1 – 3 bedrooms and amenities will include a state-of-the-art fitness center, Cyper Café with Wi-Fi access, picnic arbor with outdoor grilling, and a resort-style pool. The apartments are scheduled for completion in the summer of 2012.



RESORT/RECREATIONAL

✓ Lake Paloma Park

Location: Western shore of Lake Paloma in the Village of Creekside Park
Description: This 77.3-acre linear park featuring pathways and benches, large landscaped areas and lake access is now completed.

✓ Spincaster Park

Location: Neighborhood of Spincaster in the Village of Creekside Park
Description: This 2-acre neighborhood park featuring a pavilion, open playfield, picnic area, playground and pathways, is now completed.



RETAIL/HOSPITALITY

La Lupita Mexican Cuisine & Bar

Location: 20 Waterway Avenue
Description: AM Restaurants, Inc. is building this new restaurant featuring a lower level outdoor terrace in addition to 140-160 seats indoors. The menu will include a wide variety of authentic Mexican dishes, including meat, chicken and seafood specialties in addition to tacos, enchiladas, tostadas, fajitas, salads, appetizers and desserts. One of the highlights will be a Tequila "Museum" with 200 types of tequila. Live music will be featured on the weekends, when the restaurant will stay open late. The restaurant is expected to open in spring, 2012.

✓ Mi Cocina

Location: The Woodlands Mall Courtyard
Description: This Mexican concept restaurant is now open in the outdoor courtyard area of The Woodlands Mall next to Brio Tuscan Grille.

Frost Cupcakes & More

Location: 25 Waterway Avenue
Description: Frost Cupcakes & More will open a 1,250-square-foot gourmet bakery in The Waterway Square District in spring of 2012. The store will feature signature store-baked cupcakes in many gourmet varieties, as well as cookies, brownies, cakes, candy and merchandise.

Trader Joe's

Location: Woodlands Crossing Shopping Center, Woodlands Parkway & Kuykendahl Road
Description: Specialty grocery store Trader Joe's is planning a spring 2012 opening of its new 13,500-square-foot store at this location. Trader Joe's features domestic and imported food products including artisan breads, 100 percent juices, international frozen entrees and other groceries.

✓ Petco

Location: Woodlands Crossing Shopping Center, Woodlands Parkway & Kuykendahl Road
Description: A new 12,500-square-foot Petco store is now open at this location.

✓ Panera Bread

Location: 3313 College Park Drive (SH 242)
Description: D'Agostino Companies is constructing a 4,000-square-foot Panera Bread restaurant on College Park Drive near Lone Star-Montgomery College and St. Luke's The Woodlands Hospital. The new eatery is now open.

Hyatt Place Hotel

Location: Intersection of Research Forest Drive & Grogan's Mill Road
Description: Research Hotel Partners, L.P. is constructing a Hyatt Place® Hotel that will contain 150 guestrooms and suites along with 6,000 square feet of banquet and meeting space. Construction is expected to begin in spring of 2012 with opening planned for mid-2013. The hotel is being developed by New Horizons Hospitality.

✓ Valero Service Station

Location: Research Forest Drive & Six Pines Drive
Description: Valero has opened a 5,000-square-foot Valero Service Station, Corner Store, Taco Plus eatery and car wash at this location.

Volkswagen of The Woodlands

Location: I-45 feeder road near The Woodlands Trade Center
Description: Bayway Companies is expected to begin construction of a 25,000-square-foot Volkswagen dealership in spring of 2012. The new dealership will offer both new and certified pre-owned cars, and is expected to open in late 2012.



RETAIL/HOSPITALITY cont.

First Bank of Conroe

Location: The Village of Creekside Park
Description: First Bank of Conroe is constructing a 4,000-square-foot free-standing bank with drive-thru in the Village of Creekside Park, at the southeast corner of New Harmony Drive and Kuykendahl Road. Construction is expected to begin in the second quarter of 2012 with opening in the fourth quarter.



OFFICE/INDUSTRIAL

3 Waterway Square

Location: Corner of Woodloch Forest Drive & Lake Robbins Drive
Description: The Woodlands Development Company will begin construction in March 2012 for an 11-story, 240,000-square-foot Class A office building at this location. The multi-tenant building is slated for completion in early 2013. Nexeo Solutions is the first signed tenant, leasing the top three floors of the building. Additional pre-leasing is underway. For information, call Norm Munoz at 713-830-2136.

Anadarko Petroleum Tower

Location: Corner of Woodloch Forest Drive and Lake Robbins Drive
Description: Anadarko Petroleum Corp. has announced plans to construct a second office tower on it campus in Town Center. The building will have 21 floors with a total of 550,000 square feet of space located above a 10-level parking garage. Construction is expected to begin in the first quarter of 2012, with completion planned for spring of 2014.

✓ Technology Forest Professional Plaza

Location: Technology Forest Drive, next to VillaSport
Description: D'Agostino Companies has completed construction of a two-story, 50,000-square-foot professional/office building. Call J. Beard Real Estate Company at 281-367-2220 for information.

Alden Professional Plaza

Location: Kuykendahl Road in the Village of Alden Bridge
Description: Alden Land Developments, L.P. has purchased a 2-acre site in the Village of Alden Bridge for a two-building office/professional complex totaling 21,000 square feet. The first building has been leased to Keith Wagner of Farmers Insurance. Construction begins in early 2012 with completion expected in mid-summer 2012.

Research Forest Lakeside

Location: Northwest side of Lake Woodlands
Description: Warmack Investments is building 11 office buildings totaling 1.9 million square feet adjacent to the Aon Hewitt campus on Lake Woodlands. Three buildings totaling 488,000 square feet have been completed to date.

Stream Data Center

Location: Technology Forest Drive in the Research Forest
Description: Stream Data Centers has purchased a 7.6-acre tract on Technology Forest Drive for construction of a data center.



MEDICAL/INSTITUTIONAL

Timber Creek K-6 Elementary School

Location: Creekside Green Drive near Kuykendahl Road
Description: Tomball ISD is building Timber Creek Elementary, its second elementary school in the Village of Creekside Park for students in grades K-6. The new school will open for the 2012-2013 school year.

Woodlands Treehouse Preschool

Location: Terramont Drive and Ken Lakes Drive in the Village of Sterling Ridge
Description: This preschool for children 18 months – 5 years old will include age-appropriate classrooms and playgrounds, library, music room, kitchen and dining hall. Completion of the 9,000-square-foot building is planned for January, 2012, with opening in August for the 2012-2013 school year.

Cantex Continuing Care

Location: Creekside Forest Drive near Gosling Road in the Village of Creekside Park
Description: Cantex Continuing Care Network has purchased a 5.3-acre site for construction of a 112-bed, approximately 66,000-square-foot skilled nursing and rehabilitation facility. Construction is expected to begin in the third quarter of 2012, with opening planned for third quarter of 2013.

St. Luke's Medical Arts Center III

Location: St. Luke's Campus at College Park Drive & St. Luke's Way
Description: St. Luke's The Woodlands Hospital is constructing a 100,000-square-foot medical office building, with completion planned for early 2012.

Medical Office Building

Location: Indian Springs Village Center, Woodlands Pkwy. & Kuykendahl
Description: Tom Pislula Development is constructing a 50,000-square-foot medical office complex at this location.

Office of Dr. Brad Leiker, DDS

Location: Village of Panther Creek
Description: Dr. Brad Leiker, orthodontist, has purchased a 1-acre site on South Panther Creek Drive adjacent to the McCullough Junior High School parking lot where he will relocate his orthodontics office.



ROADWAY/INFRASTRUCTURE CONSTRUCTION

Kuykendahl Road Extension

Location: Alden Bridge Drive to Crownridge
Description: The extension of Kuykendahl Road from Alden Bridge Drive to Crownridge is being designed by TXDOT. A construction start date has not been set.

Traffic Signal Installation

Location: Lake Woodlands Drive and Kuykendahl Road
Description: Montgomery County has completed paving work for an additional left turn lane at this intersection, and is installing a signal. Construction is expected to be completed by early 2012.

Kuykendahl Road Extension

Location: Kuykendahl Road south of Spring Creek in Harris County
Description: Harris County and The Woodlands RUD are expanding Kuykendahl Road from the entrance to Augusta Pines to the entrance to Carlton Woods Creekside. Construction is underway, with completion planned for early 2012.

Extension of Ken Lakes Drive to FM 2978

Location: South of Player Bend Drive, connecting to Terramont Drive
Description: A segment of Ken Lakes Drive has been completed that connects Terramont Drive with the existing Ken Lakes Drive, providing access to FM 2978. The road will not open until August of this year to coincide with the opening of Woodlands Treehouse Preschool.

Realignment of Lake Paloma Trail

Location: The Village of Creekside Park
Description: The section of Lake Paloma Trail between Wrangler Pass Drive and Creekside Green Drive is being realigned to make way for additional residential development. The project, which will involve closing of the Lake Paloma Trail/Creekside Green intersection, is scheduled to begin in February 2012 and be completed by late summer.

NOTE: This report is as accurate as possible at the time of printing. All completion dates are approximate. Dates and specifications are subject to change without notice.

✓ Projects with check marks have recently opened or been completed.

*For more information on residential projects, contact: The Woodlands Homefinder Center – 281-719-6333 The Woodlands Custom Homes – 281-367-4550

** For more information about homes and homesites in Carlton Woods, contact: Carlton Woods Properties – 281-681-1945