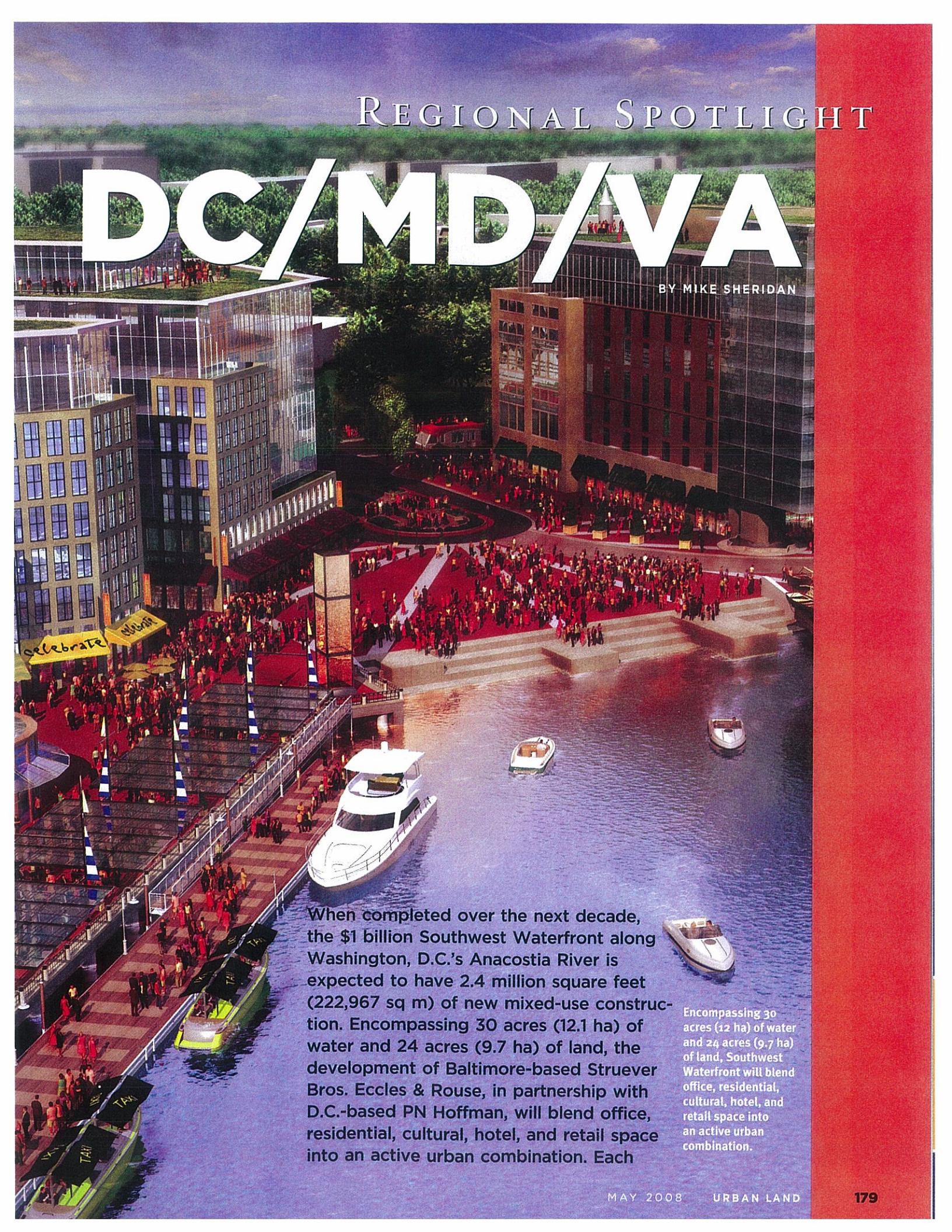


REGIONAL SPOTLIGHT

DC/MD/VA

BY MIKE SHERIDAN

An aerial photograph of a modern waterfront development. The scene is dominated by a large, multi-level plaza with a red carpeted area where a massive crowd of people is gathered. Several boats, including a large white yacht and smaller motorboats, are docked at a modern pier. The architecture consists of several multi-story buildings with large glass windows and balconies. The sky is clear and blue, and the water is a deep blue. The overall atmosphere is one of a vibrant, active urban waterfront.

When completed over the next decade, the \$1 billion Southwest Waterfront along Washington, D.C.'s Anacostia River is expected to have 2.4 million square feet (222,967 sq m) of new mixed-use construction. Encompassing 30 acres (12.1 ha) of water and 24 acres (9.7 ha) of land, the development of Baltimore-based Struever Bros. Eccles & Rouse, in partnership with D.C.-based PN Hoffman, will blend office, residential, cultural, hotel, and retail space into an active urban combination. Each

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