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Largest Indianapolis-Area Commercial Real Estate Developers

(Ranked by square feet completed or under construction in 2008)

RANK 2008 rank	DEVELOPERS ADDRESS TELEPHONE / FAX / WEB SITE	SQUARE FEET(1) TOTAL INDPLS. AREA OUTSIDE AREA	PERCENT OF SQ. FT.					SAMPLE PROJECTS DEVELOPED IN 2008	SPECIALTIES	HEAD(S) OF LOCAL OPERATIONS, TITLE(S) OWNER(S)	ESTAB. LOCALLY HQ. CITY FTE LOCAL EMPLOYEES
			INDUSTRIAL	OFFICE	RETAIL	MULTIFAMILY	OTHER (2)				
1	Duke Realty Corp. (3) 600 E. 96th St., Suite 100, 46240 (317) 808-6000 / fax (317) 808-6770 / dukerealty.com	19,704,293 2,967,864 16,736,429	79	14	2	0	5	River Road Bldg. II, AllPoints at Anson Bldg. 14, AllPoints Midwest Bldgs. 1 and 2, Woodland Corporate Park VI	development, leasing, property management, construction, build-to-suit, tenant services	Jeff Stone, VP; Don Dunbar, EVP publicly owned	1972 Indianapolis 470
2	Lauth Property Group LLC 401 Pennsylvania Parkway, 46280 (317) 848-6500 / fax (317) 848-6511 / lauth.net	8,694,064 1,398,389 7,295,675	54	15	23	0	8	NASCAR Plaza, Charlotte, N.C.; Ft. Norfolk Plaza, Norfolk, Va.; Key Logistics Park, Carlisle, Pa.	development and construction of office, industrial, retail and health care; leasing	Robert L. Lauth, chairman Robert L. Lauth, Gregory C. Gumik, Michael S. Curless, Lawrence B. Palmer	1977 Indianapolis DND
3	Simon Property Group Inc. 225 W. Washington St., 46204 (317) 636-1600 / fax (317) 685-7270 / simon.com	5,316,900 950,000 4,366,900	0	0	100	0	0	Hamilton Town Center, Noblesville; Pier Park, Panama City, Fla.; Jersey Shore Premium Outlets, Tinton Falls, N.J.	develop, lease and manage retail property	David Simon, chairman, CEO public company	1960 Indianapolis 1,140
4	Browning Investments Inc. 6100 W. 96th St., Suite 250, 46278 (317) 344-7300 / fax (317) 344-7400 / browninginvestments.com	4,734,273 4,734,273 0	98	2	0	0	0	Access 70, Mt. Comfort; Amazon.com, Plainfield; Prime Distribution Services, Plainfield	acquisition, ownership, construction, leasing, management and disposition of investment real estate	Michael G. Browning, president Michael G. Browning	1978 Indianapolis DND
5	REI Investments Inc. / REI Real Estate Services LLC 11711 N. Pennsylvania St., Suite 200, Carmel 46032 (317) 573-6050 / fax (317) 573-6055 / reirealestate.com	2,773,000 1,849,000 924,000	0	10	0	10	80	JW Marriott Complex; hotels and apartments, Austin, Chandler; Echelon office buildings and hotels, Arizona	office, retail, hospitality, multifamily	Michael W. Wells, president REI Investments Inc.	1995 Carmel 85
6	Scannell Properties LLC 800 E. 96th St., Suite 175, 46240 (317) 843-5958 / fax (317) 843-5957 / scannellproperties.com	2,400,000 0 2,400,000	90	10	0	0	0	Wausau Window & Wall, Comcast, U.S. Courthouse, Kendall Jackson, FedEx	single tenant, build-to-suit	Robert Scannell, DND Robert Scannell	1990 Indianapolis DND
7	Kite Realty Group Trust 30 S. Meridian St., Suite 1100, 46204 (317) 577-5600 / fax (317) 577-5605 / kiterealty.com	2,211,998 795,882 1,416,116	0	2	98	0	0	Glendale Town Center redevelopment, Spring Mill Medical Phase II, Eddy Street Commons at Notre Dame	retail, mixed-use	John A. Kite, chairman, CEO public company	1987 Indianapolis 107
8	Gershman Brown Crowley Inc. 600 E. 96th St., Suite 150, 46240 (317) 574-7333 / fax (317) 574-7336 / gershmanbrowncrowley.com	1,988,160 844,000 1,144,160	0	0	100	0	0	Hamilton Town Center, Noblesville; Shoppes of Prairie Ridge; CVS pharmacy	tenant representation	DND DND	1993 Indianapolis DND
9	Prologis 8102 Zionsville Road, 46268 (317) 228-6200 / fax (317) 228-6201 / prologis.com	1,327,333 1,327,333 0	100	0	0	0	0	715 Airtach Parkway, 5352 Performance Way	own, manage and develop distribution facilities	Elizabeth A. Kauchak, VP, market officer public company	1994 Denver 12
10	Keystone Group LLC 47 S. Pennsylvania St., 10th floor, 46204 (317) 636-2000 / fax (317) 635-1100 / keystone-corp.com	1,200,000 1,200,000 0	0	75	25	0	0	3 Mass Condominiums, Carmel Arts Lots and Shoppes, Madison Plaza, University Shoppes	office, retail, multifamily	Enal Oczmar, president employee owned	1997 Indianapolis 42
11	Holladay Properties 5715 Decatur Blvd., 46241 (317) 856-9000 / fax (317) 856-9012 / holladayproperties.com	1,157,000 157,000 1,000,000	19	81	0	0	0	Purdue University Center of Indianapolis	build-to-suit and speculative building construction, tenant improvements, property mgmt., land dev.	Chris Wilkes, VP of dev.; Tim Helton, construction mgr. John Phair	1995 South Bend DND
12	Flaherty & Collins Inc. 8900 Keystone Crossing, Suite 1200, 46240 (317) 816-9300 / fax (317) 816-9301 / flahertycollins.com	988,900 321,472 667,437	0	0	0	100	0	Cosmopolitan on the Canal, Village, South Pointe	mixed-use, multifamily, rehabilitation	David Flaherty, CEO; Jerry Collins, president David Flaherty, Jerry Collins	1993 Indianapolis 9
13	Mansur Real Estate Services Inc. 135 N. Pennsylvania St., Suite 1300, 46204 (317) 464-8200 / fax (317) 464-8201 / mresi.com	450,000 325,000 125,000	0	50	10	30	10	Renaissance Pointe II, WFYI headquarters	mixed-use, urban infill, historic rehabilitation	Cornelius Alig, COO, partner Charles Cagann, Cornelius Alig	1982 Indianapolis DND
14	Street Corner Group LLC 2301 E. 96th St., Suite 550, 46240 (317) 805-1445 / fax (317) 815-9911 / street-corner.net	317,100 219,800 97,300	0	0	66	0	34	Hampton Inn & Suites, Greensburg; Village of Talon Hills	retail centers, hotels, mixed-use	Jack Moran, president Jack Moran	2001 Indianapolis DND
15	Precedent Commercial Development LLC 9339 Priority Way W. Drive, Suite 1100, 46240 (317) 805-1111 / fax (317) 805-1149 / precedentcommercial.com	289,200 289,200 0	100	0	0	0	0	Mount Comfort Commercial Park Buildings 116 and 111	office, retail, construction, management	Tim Peterson, CEO DND	1985 Indianapolis DND
16	Edgeworth-Laskey Properties LLC 8415 Allison Pointe Blvd., Suite 220, 46250 (317) 913-0100 / fax (317) 913-0101 / edgeworthlaskey.com	260,000 260,000 0	0	100	0	0	0	Lake Pointe Center 5, Allison Pointe One Concourse, Concourse at Crosspoint	office	John Edgeworth, DND; Tom Laskey, DND John Edgeworth, Tom Laskey	1993 Indianapolis DND
17	Hokanson Cos. Inc. 201 W. 103rd St., Suite 400, 46290 (317) 633-6300 / fax (317) 633-8070 / hokansoninc.com	241,000 37,000 204,000	0	70	5	0	25	American General Finance, Tipton Lakes Health Center, Clarian West medical office building expansion	medical office, corporate headquarters, office	Boyd R. Zoccola, DND; Stephen P. Hokanson, president, CEO Stephen P. Hokanson	1938 Indianapolis 32
18	Opus North Corp. 10333 N. Meridian St., Suite 130, 46290 (317) 705-0444 / fax (317) 705-1444 / opuscorp.com	205,000 205,000 0	0	100	0	0	0	Opus Landmark at Meridian Buildings 2 and 3	design/build, construction, office, industrial, retail, multi, residential, institutional	John B. Cumming, vice president Rauenhorst family	1995 Indianapolis 6
19	Panattoni Construction 310 N. Alabama St., Suite 300, 46204 (317) 244-3103 / fax (317) 244-3104 / panattoni.com	161,280 161,280 0	94	3	1	0	2	Noblesville Land, City Center at Penn, Southport Crossing Industrial Center, SMC Corp. of America	office, industrial, retail, medical	Mark L. Branstrater, SVP, project principal Carl D. Panattoni	1986 Sacramento, Calif. DND
20	Thomas English Retail Real Estate LLC 8500 Keystone Crossing, Suite 160, 46240 (317) 574-7448 / fax (317) 574-7471 / thomasenglish.com	126,320 60,600 65,720	0	0	100	0	0	Meijer Carmel Shoppes; Maysville Pointe, Arlington, Texas; Wal-Mart Shoppes; Raceway Plaza	retail, land	Thomas English, DND Thomas English	2004 Indianapolis 3
21	Shamrock Builders Inc. 9800 Westpoint Drive, Suite 200, 46256 (317) 558-8750 / fax (317) 558-8760 / shamrockbuilders.com	96,000 96,000 0	0	100	0	0	0	DND	office, light medical, law, small business	Greg O'Herren, president Greg O'Herren, George Geiger	1965 Indianapolis 12
22	The Broadbent Co. 117 E. Washington St., Suite 300, 46204 (317) 237-2900 / fax (317) 237-2916 / broadbentcompany.com	46,289 46,289 0	0	0	100	0	0	Raceway Crossing, Greenwood Place	full service; leasing, management, construction and sales of shopping centers	David A. Chesny, EVP of development and acquisition George P. Broadbent	1972 Indianapolis DND
23	Paragon Development Inc. (4) 7320 E. 86th St., Suite 100, 46256 (317) 577-1177 / fax (317) 577-9319 / paragoncompanies.com	46,000 28,000 18,000	10	10	75	0	5	AutoZone, Avon, Noblesville, Elkhart and Lafayette; Blackhills 89 LLC, Cottonwood, Ariz.; Dolan Springs LLC, Dolan Springs, Ariz.	retail, medical	Richard W. Block, CEO Richard W. Block	1995 Indianapolis 9
24	Landmark Properties Inc. 9333 N. Meridian St., Suite 350, 46260 (317) 580-2650 / fax (317) 580-2666 / landmarkpropertiesinc.com	27,020 27,020 0	0	69	31	0	0	Park Meridian	office, retail, property management	Brian C. Pahud, president 9600 Investments LP	1989 Indianapolis 7
25	Revel & Underwood Inc. 3885 Priority Way S. Drive, Suite 100, 46240 (317) 818-1441 / fax (317) 818-1755 / revelunderwood.com	20,000 20,000 0	0	0	100	0	0	McCordsville Corner Shoppes, McCordsville	retail, self-storage, single-family	Rob Schick, senior vice president Rory Underwood	1973 Indianapolis DND

COO=chief operating officer
DND=did not disclose
EVP=executive vice president
FTE=full-time equivalent
LLC=limited liability company
LP=limited partnership
NR=not ranked
SVP=senior vice president
VP=vice president

Some developers may have been omitted due to lack of information or deadline restrictions.

The Indianapolis Business Journal list of largest Indianapolis-area commercial real estate developers is the most comprehensive one available. For copies of this list, go to www.IBJ.com and click on the "lists" link.

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Information provided by the individual developers.
Top 25 lists are compiled each December in the Book of Lists.

(1) completed or under construction in 2008
(2) may include recreational, hotel/motel, scientific, mixed-use, etc.
(3) includes information for Brenner/Duke Healthcare Real Estate
(4) formerly Paragon Property Management LLC