



# ANNAPOLIS TOWNE CENTRE

## Award Winning Multi-Story Mixed-Use Development

Greenberg Gibbons redeveloped and revitalized the former Parole Shopping Center into a vibrant live-work-play environment.

### Highlights

The site required quick clean up of one of the largest dry cleaner chemical spills in the state's history without impeding development and construction. Dry-cleaning chemicals had contaminated soils and groundwater and created a contaminated plume that was 2,400 feet long and 25 to 45 feet deep.

We entered into the Maryland Voluntary Cleanup Program and worked closely with the Maryland Department of the Environment, Anne Arundel County and a team of blue chip environmental engineers and planners on what would be a \$5 million investment. We implemented an innovative approach to remediating an area of polluted soil and groundwater covering several acres. We also put in place a very comprehensive stormwater management system.

As a commitment to the community, we created a plan for a new 8,500-square-foot community center and donated \$2 million for design and construction.

### Recognition

Heavy Hitters  
Award Baltimore  
Business Journal

WaveMaker Award  
Urban Land  
Institute

Project of the Year  
Homebuilders  
Association of Maryland

Phoenix Award Excellence  
in Brownfield Remediation  
Phoenix Awards Institute

Redevelopment Award  
Maryland Economic  
Development Association

### At a Glance



Parole  
(Annapolis), MD



\$500 Million  
Investment



35 acres  
2.5M SF



Delivered:  
2008

#### Project Components



Retail:  
706,000 SF



Office:  
73,000 SF



Residential:  
208 condominiums  
465 apartments



Future:  
327 apartments  
220 hotel rooms

### Key Partners



### Opening Key Tenants



ANTHROPOLOGIE  lululemon P.F. CHANG'S

# ANNAPOLIS TOWNE CENTRE



Parole Mall: Underperforming Mall & Contaminated Site

## BEFORE AFTER

Annapolis Towne Centre: Award Winning Multi-Story Project

