



2024 CREW TAMPA BAY EXCELLENCE AWARDS



November 14th, 2024



EXCELLENCE AWARDS

NOVEMBER 14TH, 2024

5:00 PM - 6:30 PM

Cocktails & Light Hors D'Oeuvres

6:30 PM - 7:30 PM

Dinner, Awards Program, & Live Voting

7:30 PM - 8:30 PM

Dessert & Networking

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Real Estate Group



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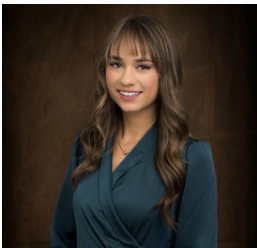
RISING STAR



MICHELINA CARBONE
Shumaker



DANA KOAY
Commercial Partners Realty Inc.



KERRA KUZMICK
Baker Barrios Architects



MICHELLE YAKLIN
AdSizzle Realty

HEART & SOUL AWARD



ANGYE FOX

AdSizzle Realty Inc. NorthBridge Commercial
Real Estate Group



CECI TRICOLI



MICHELLE YAKLIN

AdSizzle Realty Inc.

"Hey, *AI*, create an image showing a group of employees in their office, excited and happy for the CREW Excellence Awards."

"Hey, *Interior Fusion*, our company needs help with planning and designing our furniture layout, along with deciding on what furniture best meets our needs, our work style, and our budget."



Let **Interior Fusion** be your trusted partner for all your space planning and commercial office furniture needs. And rest assured, we'll create a workspace that leaves your team genuinely excited and happy—without any of these awkward AI-generated smiles! **#RequestHeard**

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COMMUNITY IMPACT

AMSKILLS WORKFORCE INNOVATION CENTER

Pasco, 14,600 SQFT

Amskills Inc.: Tom & Tyler Mudano; Commissioner Kathryn Starkey; Congressman Gus Billirakis; Senator Ed Hooper; Representative Brad Yeager; Pasco Community Development: Marcy Esbjerg; and Pasco County: David H. Engel

- **Impact:** Transformed dilapidated building into workforce training center
- **Features:** Training and apprenticeships for youth, adults, veterans and the economically disadvantaged
- **Challenges:** Raised funds during the pandemic & secured \$5M+ in funding

ARK INNOVATION CENTER

Pinellas, 45,000 SQFT

Tampa Bay Innovation Center: Chris Paradies & Tonya Elmore; Beck Architecture: Paul Martinez; Pinellas County: Tim Lewallen; Bandes Construction: Jim Dalka; Ark Invest: Cathie Wood; and City of St. Petersburg: Brian Caper

- **Impact:** Created a 45,000sqft tech incubator and accelerator.
- **Features:** GenAI Lab, dedicated incubator space, classrooms, and event space.
- **Challenges:** Brought together government, non-profit, and private sectors.

FEEDING TAMPA BAY'S CAUSEWAY CENTER

Hillsborough, 215,000 SQFT

Feeding Tampa Bay: Thomas Mantz; Ryan Companies: Doug Dieck, Rayane Plyler, BDG Architects: Chris Kirschner; Feeding Tampa Bay Board of Directors: Lisa Ross

- **Impact:** Addressed food insecurity and doubled food distribution volumes.
- **Features:** Free grocery store, pay-what-you-can café, job training, healthcare, and financial literacy classes.
- **Challenges:** Overcame prolonged permits and poor soil conditions.

DEVELOPMENT EXCELLENCE

FEEDING TAMPA BAY'S CAUSEWAY CENTER

Hillsborough, 215,000 SQFT

Feeding Tampa Bay: Thomas Mantz; Ryan Companies: Doug Dieck, Rayane Plyler; BDG Architects: Chris Kirschner; Feeding Tampa Bay

Board of Directors: Lisa Ross

- **Impact:** Largest social services project in Tampa Bay's history, doubling food distribution volumes.
- **Features:** Includes a free grocery store, pay-what-you-can café, job training, healthcare, and financial literacy classes.
- **Challenges:** Overcame prolonged permits and poor soil conditions.
- **Economic Impact:** Significant improvement in operational efficiency and quality of life for the local community.

ST. REGIS LONGBOAT KEY

Sarasota, 1.3 Million SQFT

Moss Construction: Toby Manulak, Josh Mutchler, Mike Ogorek, & Katie Gower; Unicorn National Developments: Chuck Whittall

- **Impact:** Created 800+ construction jobs & 400 permanent local jobs.
- **Features:** 68 luxury condos, 168 hotel rooms, 42 bodies of water, including a heated edge infinity pool, lazy river, and saltwater lagoon.
- **Challenges:** Limited parking, environmental considerations for sea turtles, and maintaining a rigorous schedule.
- **Economic Impact:** Increased tax revenue & attracted global visitors.

THE HUB AT BEXLEY

Pasco, 44,500 SQFT

Center Connect Development: Courtney Bissett-Hayes; Bay Area Building Solutions: Eric Lanctot; C&K Architects|Interiors Inc: Bryan Karsky

- **Impact:** Created an urban experience in a suburban market.
- **Features:** Dining and entertainment space with unique design and quality construction.
- **Challenges:** Overcame the challenge of creating an urban experience in a suburban market.
- **Economic Impact:** Built a place for community engagement and interaction.

MVP EXCELLENCE

CAMBRIA SUITES BRANDON/TAMPA

Hillsborough, 60,702 SF

Suncoast Credit Union: Dominic DeMaio & Christopher Massie and Dr. KN Reddy

- **Role:** Business Relationship Manager at Suncoast Credit Union.
- **Challenges:** Secured financing during a volatile time in the lending industry.
- **Impact:** Established a successful business relationship for future projects.

LAUREL RIDGE SOUTH TAMPA INDUSTRIAL VALUE ADD

Hillsborough, 84,000 SQFT

Seacoast Bank: Christie Rock, Bert de Alejo, and Ozzie Mutz; Luttrell Architecture; AEI Consultants; and Stearns Weaver Miller

- **Role:** Secured financing for off-market acquisition.
- **Challenges:** Reconfigured vacant building to meet market demands.
- **Impact:** Ensured project completion despite market and lending challenges.
-

WAGGING CLUB

Hillsborough, 10,000 SQFT

SBA Queen: Denise Clemence; NorthBridge Commercial Real Estate: Jannie Hueting; and Jen McDonald., Insurance Agent

- **Role:** Lender representative for financing and insurance representative
- **Challenges:** Overcame contractor refusal and performance bond requirements.
- **Impact:** Emerging concept with state-of-the-art doggie daycare and boarding facility.

DESIGN EXCELLENCE

DUNEDIN MIX

Pinellas, 5,300 SQFT

EMPAD Architecture & Design: Chris Culbertson; KPI Engineering: Luis Vargas; VW Wagner: Van Wagner; Paramount Construction Group: Brandon Stanley; and Krasman & Associates

- **Impact:** Innovative food hall and interactive gathering space.
- **Features:** New Orleans style structure with indoor-outdoor dining, shopping, entertainment, and a rotating carousel bar.
- **Challenges:** Elevated facility to provide accessibility and egress from street level.
- **Highlights:** Featured on many news platforms as a unique destination.

GENSLER TAMPA

Hillsborough, 11,000 SQFT

Gensler: Danielle Trama & Kasia Ostrowski; JLL: Brent Miller; Strategic Property Partners: David Bevirt; iConstructors: Michael Montecalvo; Wilson & Girgenti: Kaila Umbach; and Lilker Associates: David Cyr

- **Impact:** Flexible, innovative, and inclusive office space.
- **Features:** Tampeño café, cabanas, and views overlooking the streetscape.
- **Challenges:** Integrated texture and color to bring the outdoors in.
- **Highlights:** Pursuing zero-carbon certification and adhering to rigorous sustainability standards.

THE NOLEN CONDOMINIUMS

Pinellas, 140,000 SQFT

Place Architecture: Jenny Miers; DDA Development: Bowen Arnold;; Ellison Construction: Cory Ellison; MKDSInc. Mellisa Kelly; Emerald Engineering: Adam Powell; Snell Engineering Consultants: Cord Van Nostrand; Kimley-Horn: David Flanagan

- **Impact:** Luxury residential building with unique design.
- **Features:** Custom designed exterior railings, luxury fixtures, & appliances.
- **Challenges:** Maximized views towards Tampa Bay despite existing buildings.
- **Highlights:** Named in honor of John Nolen, America's leading urban planner.

INDUSTRIAL DEAL OF THE YEAR

BAUDUCCO FOODS

Pasco, 72-acre purchase, 403,000 SQFT building planned
Baducco Goods: Stefano Mozzi and Pasco EDC: Tom Ryan

- **Impact:** Created 600 new jobs and significant economic output.
- **Features:** State-of-the-art facility with intergovernmental cooperation.
- **Challenges:** Chose Zephyrhills after reviewing 160 sites across seven states.

J& A ARNOLD HOLDINGS/ METRO TRAILER

Hillsborough, 13.05 Acres, 9,450 SQFT warehouse
AdSizzle Realty Inc. : Angye Fox & Michelle Yaklin; First American Exchange Company: Trish Mack; and Foundry Commercial: Joey Woodman

- **Impact:** Expanded fleet and created jobs for truck drivers, mechanics, and support staff.
- **Features:** Located in a booming area with significant growth.
- **Challenges:** Connected with a desirable industrial location between Tampa and Orlando.

SONOCO BUILD-TO-SUIT

Hillsborough, 493,244 SQFT
Brennan Investment Group: Bob Krueger & Melissa Wolbe

- **Impact:** Retained 300+ jobs and increased industrial capacity.
- **Features:** Subdivision of land and building, long-term lease agreement.
- **Challenges:** Coordinated construction activities without disrupting operations.

OFFICE DEAL OF THE YEAR

GROW FINANCIAL PLACE AT GASWORX

Hillsborough, 53,500 SQFT

Commercial Advisory Services: Doug Bartley; Grow Financial Federal Credit Union: Thomas Feindt; Kettler: Graham Tyrrell, and Darryl Shaw

- **Impact:** Anchored a new development, creating economic opportunities.
- **Features:** Innovative space with functional gathering areas.
- **Challenges:** Secured a location generating the greatest economic impact.

IMMUNOLOGIX LABORATORIES LEASE AT MEMORIAL CENTER

Hillsborough, 48,253 SQFT

Cushman & Wakefield: Mercedes Angell & Barry Oaks and Hollington Properties: Jim Hollington

- **Impact:** Nearly doubled workforce and scientific talent.
- **Features:** State-of-the-art laboratory facility.
- **Challenges:** Secured substantial lease in a competitive market.

PODS AT FEATHER SOUND CORPORATE CENTER:

Pinellas, 64,083 SQFT

Cushman & Wakefield: Mercedes Angell and JLL: Hans Kaunath

- **Impact:** Retained corporate headquarters with 600 employees.
- **Features:** Consolidated multiple offices into one cohesive space.
- **Challenges:** Navigated a highly competitive market and logistical considerations.

RETAIL DEAL OF THE YEAR

BARNES & NOBLE CARROLLWOOD

Hillsborough, 16,013 SQFT

Northbridge Commercial Real Estate Group: Jannie Hueting and Atlantic Retail: Nick Cairns

- **Impact:** Maintained employment and generated new jobs.
- **Features:** Larger Starbucks format and relocated to a grocery-anchored shopping center.
- **Challenges:** Modified anchor box to accommodate needs and inspired redevelopment.

WAGGING CLUB

Hillsborough, 10,000 SQFT

NorthBridge Commercial Real Estate Group: Jannie Hueting, SBA Queen: Denise Clemence, and Jen McDonald, Insurance Agent

- **Impact:** Generated up to 30 full-time and part-time positions.
- **Features:** Daycare facility with up to 90 pet boarding facility
- **Challenges:** Emerging brand with a new operator from Atlanta.
No retail visibility

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OUR MISSION

CREW Tampa Bay exists to transform the commercial real estate industry by promoting and empowering women through professional relationships, leadership opportunities and the continued pursuit of Diversity, Equity and Inclusion.

VALUES

Leadership and Influence: external focus; leading by example; thought leadership; speakers

Diversity, Equity and Inclusion: advocates and allies; diverse membership; diverse leadership

Mentorship: internal leadership; influence

Excellence: excellence as an organization through programming; outreach; etc.

Networking: building relationships among members

