



TOWN *of* WAKE FOREST

2011 ANNUAL DEVELOPMENT REPORT

Planning & Inspections
Department

Report Includes:

Population Information
Population Projections & Spatial Statics
Dwelling Units & Residential Building & Zoning Permit Info.
Permit Comparison & Non-Residential Permits by Type
Approved Developments
Zoning, Text Amendment & Annexation Activities
Active Residential Developments List
Active Commercial & Non-Residential List

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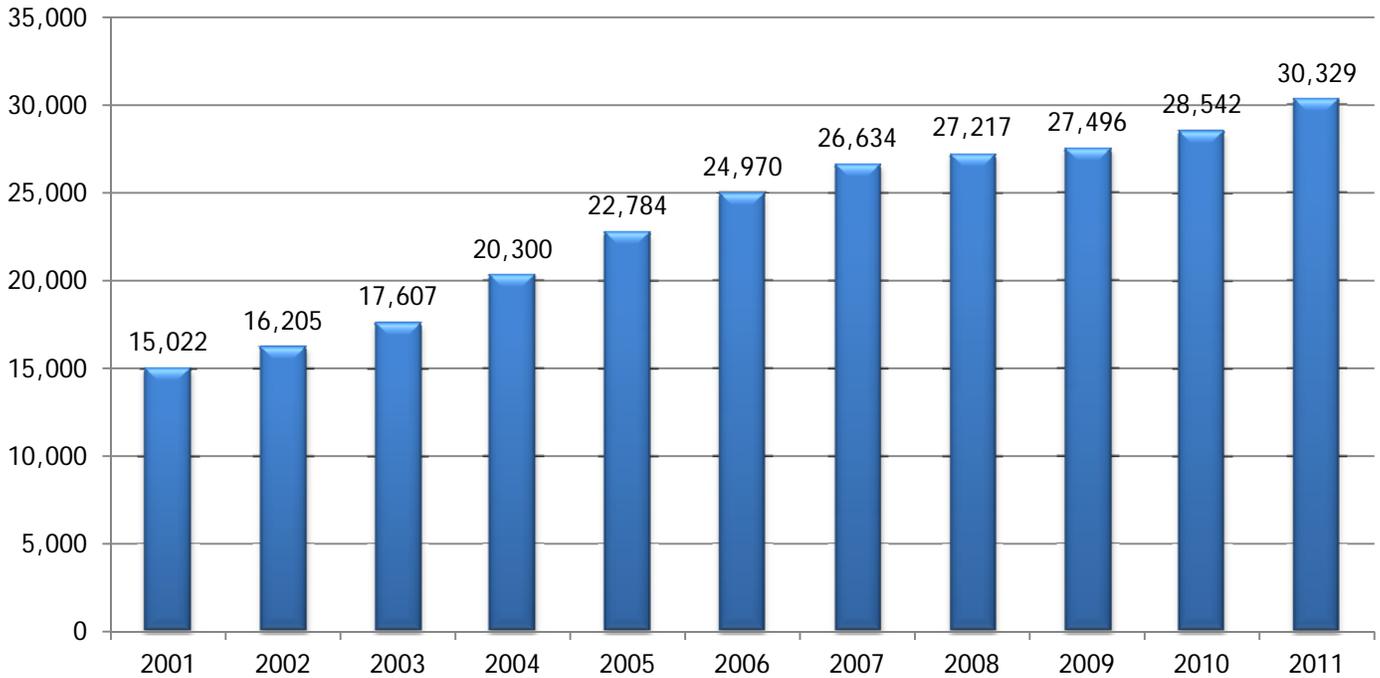
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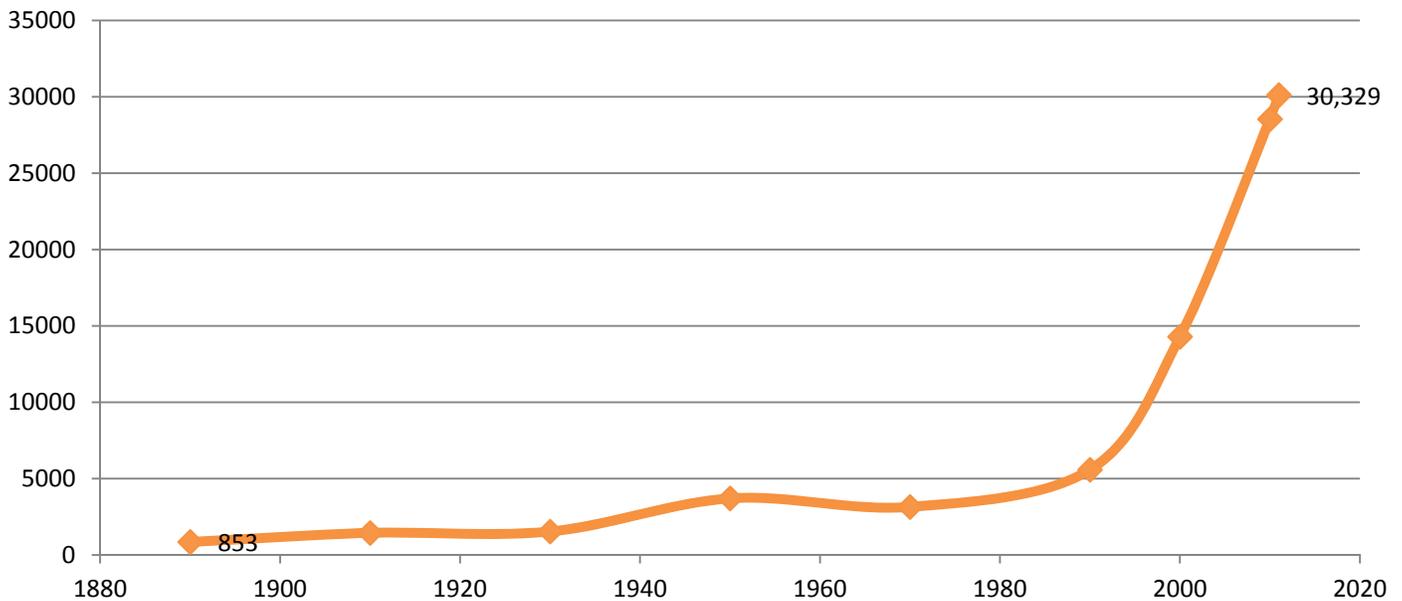
POPULATION:

Wake Forest has the 4th largest population in Wake County and the 28th largest population in North Carolina, an increase from last year's 29th ranking.



**Population estimate from NC Office of State Budget & Management.*

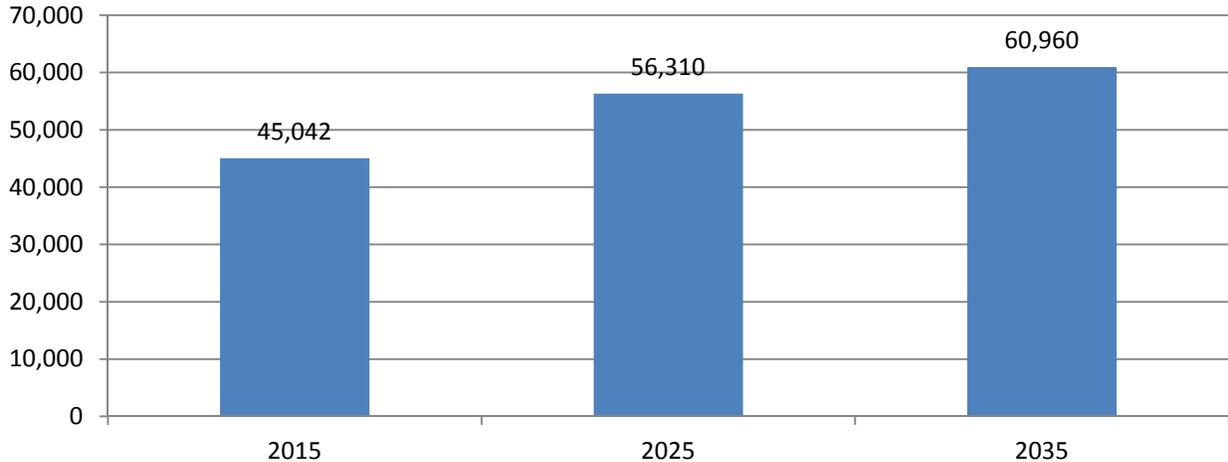
HISTORIC POPULATION:



Sources: NC Office of State Budget & Management, U.S. Census & Wake Forest Planning Department.

POPULATION PROJECTIONS:

Wake Forest is projected to grow steadily over the next 25 years. Based on approved projects and potential undeveloped land, the estimated population for the Wake Forest Urban Services Area for 2015 is 45,042 and 60,960 in 2035.

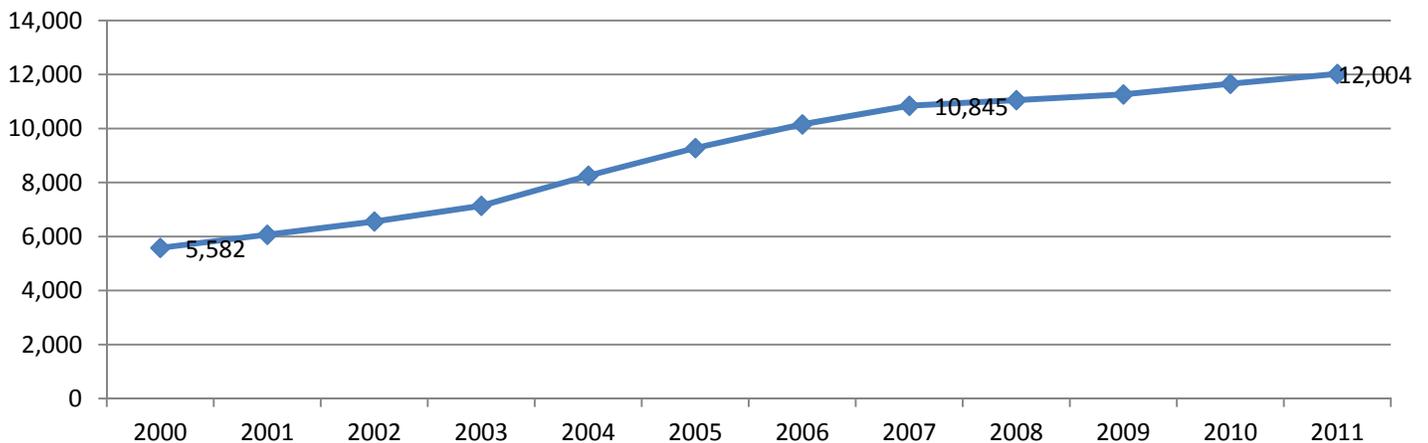


Sources: NC Office of State Budget & Management, Capital Area Metropolitan Planning Organization & Wake Forest Community Plan.

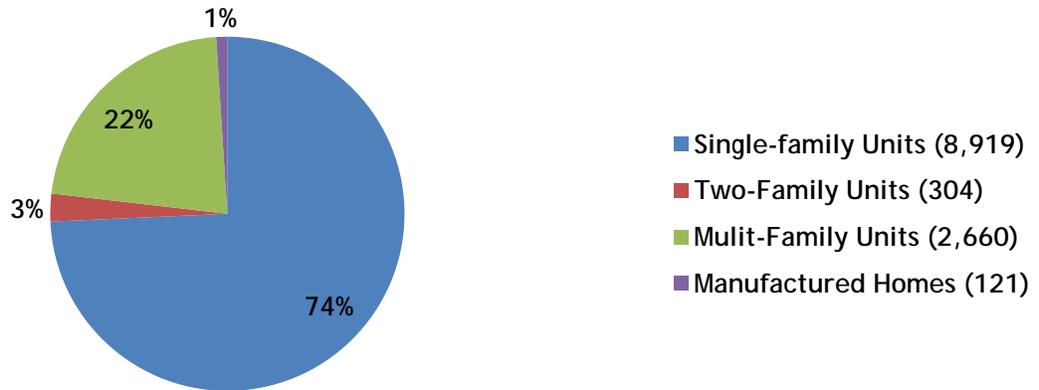
SPATIAL STATISTICS:

Acreage within Town Limits:	10,048 acres or 15.7 square miles
Contiguous Acreage:	8,432 acres
Satellite Acreage:	1,616 acres
Acreage within the Extraterritorial Planning Jurisdiction:	3,915 acres
Density (Persons Per Dwelling Unit)	2.52
Dwelling Units Per Acre:	1.19

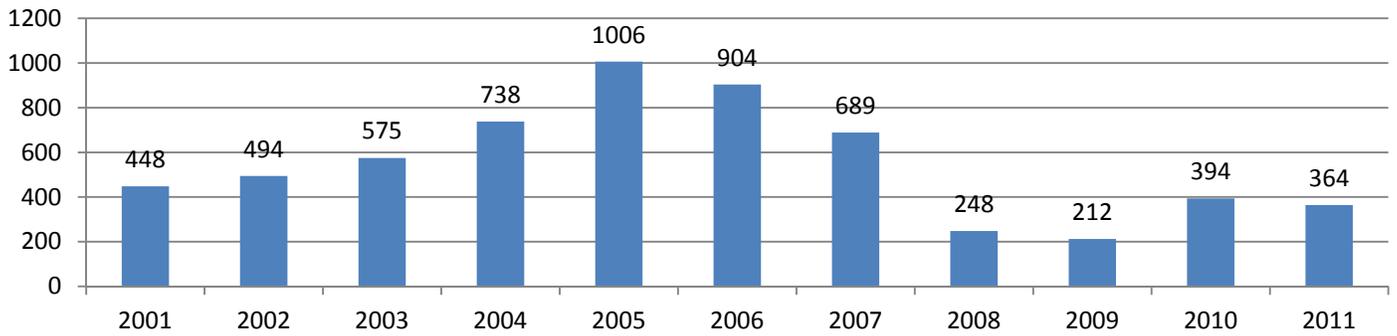
Dwelling Units



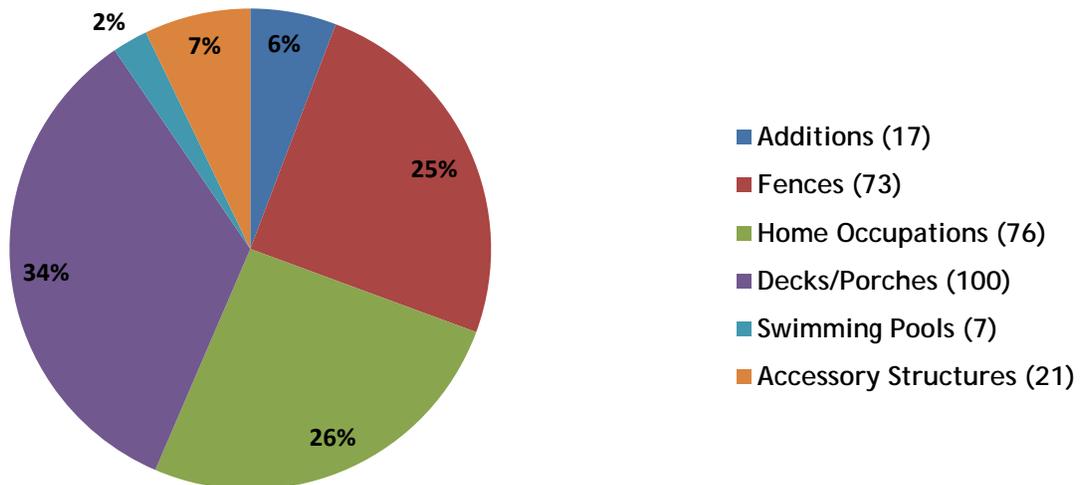
DWELLING UNITS BY PERCENTAGE:



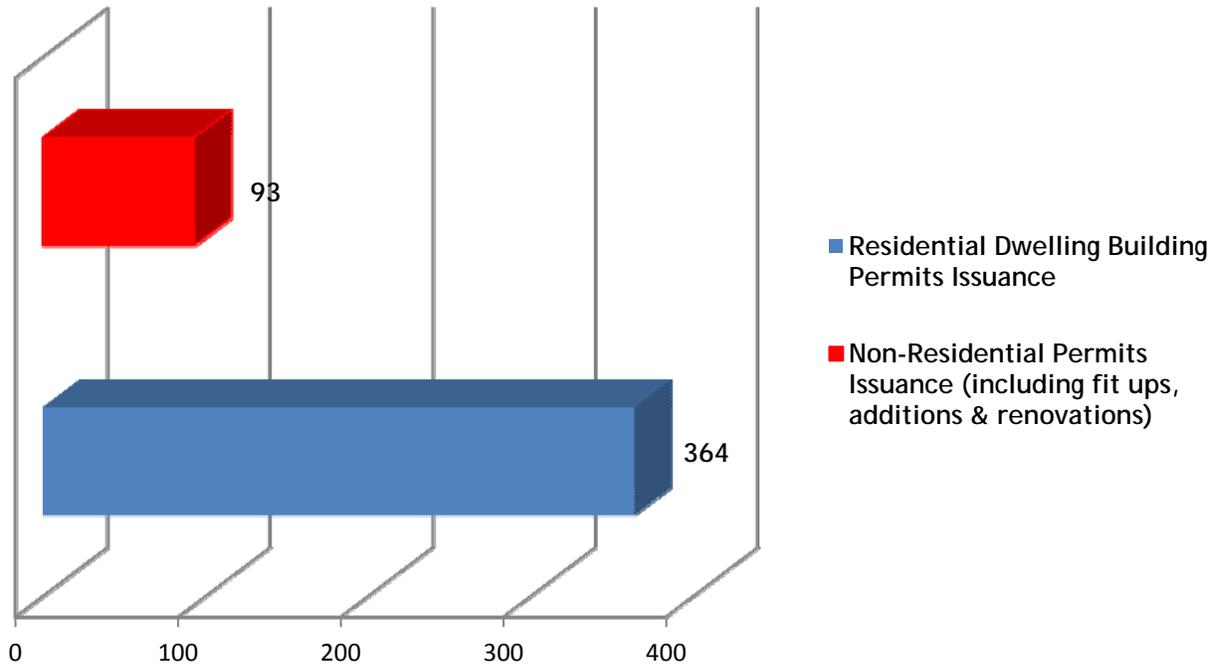
RESIDENTIAL BUILDING PERMITS ISSUED (New Starts):



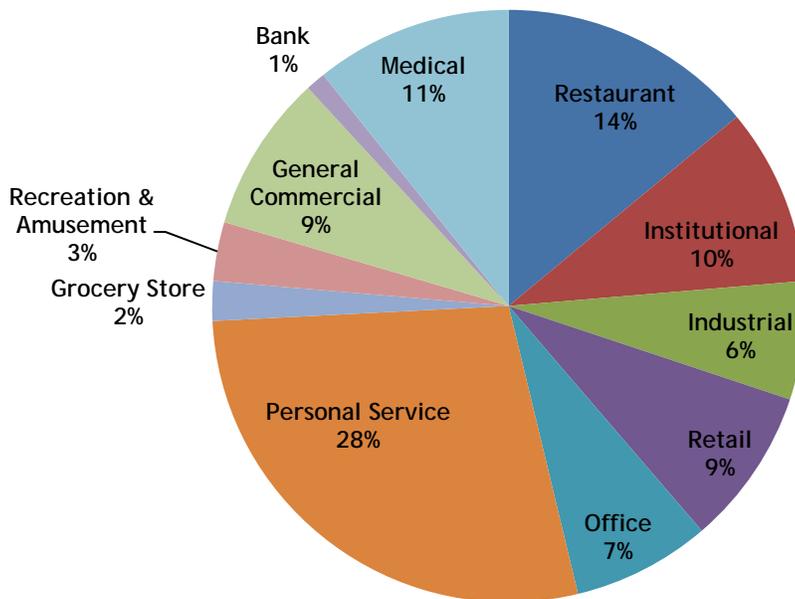
OTHER RESIDENTIAL ZONING PERMITS ISSUED:



RESIDENTIAL PERMITS VS. NEW NON-RESIDENTIAL PERMITS ISSUED:



NON-RESIDENTIAL PERMITS ISSUED BY TYPE:



APPROVED DEVELOPMENT/MASTER PLANS:

Project Name	Location	Land Use	Contact Info.	Acreage	Number of Lots / Units / Structures	Building Square Footage	Approval Date
Aldi's Foods	S. Main St.	Grocery Store	(919) 755-5011	0.96	1 building	17,880	Construction Plan - May 2011.
Crenshaw Village	Galaxy Drive	Commercial Subdivision	(919) 569-6722	66.8	18 lots	N/A	Master Plan - January 2011.
Crossroads Nissan, Phase 2	Capital Blvd.	Commercial Subdivision	(919) 460-5620	19.76	4 lots	N/A	Construction Plan - January 2011
Fifth Third Bank	Capital Blvd.	Bank	(614) 736-1489	1.15	1 building	2,500	Construction Plans - June 2011
Firestone	S. Main Street	Auto Repair Store	(919) 522-0849	1.31	1 building	8,920	Construction Plans - May 2011.
HD Supply Expansion	Unicon Drive	Warehouse	(919) 845-6090	3.4	1 building	1,213	Construction Plan - May 2011.
Heritage Garden Apartments	Rogers Road	Multi-family Development (Apartments)	(919) 562-7668	17.33	260 units	N/A	Master Plan - November 2011.
Hillside Nursing Home Expansion	Wait Ave.	Nursing Home	(919) 554-4000	5.46	1 building	1,568	Construction Plans - August 2011.
Janko Building	Leighton Ridge Drive	Manufacturing	(919) 272-6929	.828	1 building	1,000	Construction Plans - July 2011.
Murphy Oil	Capital Blvd.	Gas Station	(870) 875-7629	0.84	1 building	208	Construction Plans - June 2011.
Puryear Transportation Storage Yard	Connector Drive	Outdoor Storage	(919) 645-2096	1.31	N/A	N/A	Construction Plans - December 2011.
Richland Creek Plaza	Durham Road	Flex / Office / Convenience Store	(919) 870-1868	2.91	2 buildings	N/A	Development Plan - October 2010.
Sheetz	Rogers Road	Convenience Store	(540) 421-1546	4.24	1 building	6,489	Development Plan - September 2011.
Southridge at Austin Creek	Austin Creek Blvd.	Single-family Residential Subdivision	(919) 255-2354	8.63	40 lots	N/A	Master Plan - October 2011.

The Garden Market - Nursery	S. Main Street	Flower Shop / Garden Center	(919) 562-5519	0.397	1 building	1,1148	Construction Plans - March 2011.
The Learning Experience	Sienna Drive	Daycare	(919) 828-4428	1.96	1 building	11,000	Development Plans - April 2011.
Wake Forest Christian Church	Forestville Road	Church	(919) 845-6090	3.18	1 building	3,000	Construction Plans - June 2011.
Wake Union Place Shopping Center	Wake Union Church Road	Shopping Center & Out Parcels	(803) 649-1411	67.38	3 buildings; 6 out parcels	350,000	Master Plan - January 2011.

ZONING ACTIVITIES:**SPECIAL USE PERMIT CASES:**

Case #	Acreage	Zoning	Project Name / Location	Tax Pin Number	Applicant Information	Proposed Land Use	Site Info.	Status
SU-10-01	67.38	C.U. HB	Wake Union Place Shopping Center / Wake Union Church Road	1831-64-6036	WRI - Wake Union LLC	Shopping Center w/ out parcels	6 Buildings / 5 parcels / 376,900 Square Feet	Approved January 2011.
SU-11-01	0.397	NB	The Garden Market	1840-38-2234	Mark Hildebrandt and Rita Davis	Garden Center / Nursery Expansion	1,748 square feet addition / Nursery	Approved - March 2011.
SU-11-02	129.54	R-80W	Traditions SE Cluster Subdivision	1851-44-1044 & 1851-22-3383	Reservoir Development Group	Single-family Cluster Subdivision	71 lots	Pending re-submittal.
SU-11-03	4.24	NB	Sheetz	1840-51-8965	James Gerhart	Gas Station / Convenience Store	1 building / 6,489 square feet	Approved - September 2011.

REZONING CASES:

Case Number	Project Name / Location / Acreage	Petitioner / Contact Information	Tax Pin Number	Old Zoning	Proposed New Zoning	Status	Proposed Land Use
RZ-10-03	Gateway Apartments / 19.44 acres	The John R. McAdams Company / (919) 361-5000	1840-97-7144	C.U. HB	C.U. MF	Application withdrawn - March 2011.	292 Apartments
RZ-11-01	Burlington Mills Road / Ligon Mill Road / 2.9 acres	Millridge Investment Group / (919) 361-5000	1749-18-1837	C.U. NB	C.U. NB (revised conditions)	Application withdrawn - April 2011.	N/A
RZ-11-02	340 N. Main Street / 0.473 acres	Wake Forest College Birthplace	1841-53-4348	R-15	C.U. O-I	Approved - August 2011.	Office

RZ-11-03	Fairstone Road & Forestville Road / 4.8 acres	Millridge Investment Group / (919) 361-5000	1748-65-3978	C.U. R-5 & C.U. NB	C.U. NB	Approved September 2011.	N/A
RZ-11-04	Austin Creek Master Plan Revision / 8.637 acres	Villages of Austin Creek / (919) 255-2354	1850-75-0042	C.U.R-8	C.U. R-5	Approved October 2011.	40 single-family lots.
RZ-11-05	Heritage Garden Apartments / Rogers Road / 17.33 acres	US Properties of the Southeast / (336) 383-5906	1840-11-4879 and 1840-11-1908	HB & O-I	C.U. MF	Approved November 2011.	260 unit apartment complex.

TEXT AMENDMENTS:

Case Number	Zoning Ordinance Section	Petitioner /Applicant	Description of change	Status
ZA-11-01	Amend Article VI, Section 4.B Prohibited Signs in All Districts.	Planning Staff	Amendment to add "any commercial sign held or otherwise displayed upon a person within a public right-of-way" to list of prohibited signs.	Approved April 2011.
ZA-11-02	Amend Article III, Section 2. Definition of Specific Terms & Words & Article V, Section 19. Renaissance Area District.	Planning Staff	Amendment to define & allow "light manufacturing workshops" in the Renaissance Area District.	Approved - August 2011.

ANNEXATIONS:

Type	Owner	Size	Location	Status
Contiguous	Hillyer Memorial Church	3.815 acres	Forestville Road	Approved June 2011.
Contiguous	WH Capital LLC	0.764 acres	1001 Durham Road	Approved June 2011.
Contiguous	St. Ives Commercial & WRI-Wake Union LLC	18.26 acres	Wake Union Church Road	Approved July 2011.
Contiguous	Phillip & Linda Stroud	2.154 acres	916 Forestville Road	Approved November 2011.

ACTIVE RESIDENTIAL DEVELOPMENTS

Project Name	Location	Development Type / Land Use	Contact Info	Acreage	Number of Lots / Units	Status
Austin Creek	Wait Avenue (NC-98 East)	Single-family & Multi-Family Residential Subdivision	Villages of Austin Creek, LLC (919) 255-2354	191.81	467 Single-family lots & 156 Townhome units	Approved 2004. Phases 1, greenway trails & amenities center under construction. Approximate Percentage Built - 10%
Avondale	Elm Ave.	Single-family & Multi-Family (Townhomes) Residential Subdivision	Pittman Korbin LLC (919)562-7400	23.45	25 Single-family lots & 106 Townhome units	Approved 2003, 2006. Phase 1, 2, & 3 under construction. Approximate Percentage Built - 95%
Bishop's Grant	Wait Avenue (NC-98 East)	Single-Family & Multi-Family Residential Subdivision	Contentnea Creek Development Company (919) 848-0606	117.66	172 Single-family lots & 48 Townhome Units	Approved 2006. Phase 1, 2, Townhomes & Amenities Center under construction. Approximate Percentage Built - 60%
Bowling Green	Wait Avenue (NC-98 East) & Jones Dairy Road	Single-Family & Multi-Family Residential Subdivision	Gould Construction (919) 556-2030	119.34	283 Single-family lots & 94 Townhome units	Approved 2004. All Phases Under Construction. Approximate Percentage Built - 75%
Caveness Farms, Phase 3 (Villas of Wake Forest)	Capital Boulevard	Multi-Family Residential (Apartments & Condominiums)	Cornerstone Homes LLC	51.74	144 Condominium Units	Approved 2004. Under Construction. Approximate Percentage Built - 40%
Flaherty Farms, Phase 5	North White Street	Single-Family Residential Subdivision	Millridge Companies	5.18	12 lots	Approved 2009. Under Construction. Approximate Percentage Built - 50%
Heritage Garden Apartments	Rogers Road	Multi-Family Residential (Apartments)	US Properties of the Southeast (336) 383-5906	17.33	260 units	Approved 2011. No construction activities.

Heritage North	Heritage Lake Road	Single-Family Residential Subdivision	Ammons Development Group (919) 562-1322	161.86	387 lots	Approved 2004. Under Construction. Approximate Percentage Built - 75%
Heritage North - The Landings	Heritage Hills Way	Multi-Family Residential (Townhomes)	Centex Homes (919) 760-1129	13.88	70 units	Approved 2006. Approximate Percentage Built - 70%
Heritage South	Rogers Road	Single-Family Residential Subdivision	Heritage Wake Forest, Inc. (919) 562-1322	180.54	444 lots	Approved 2004. Under Construction. Approximate Percentage Built - 65%
Heritage Spring Townhomes @ Wildflower S/D	Rogers Road	Multi-family Residential (Townhomes)	Heritage Spring, LLC (770) 814-4245	7.7	48 units	Approved 2005. Approximate Percentage Built - 50%
Heritage Wake Forest - Heritage Crest	Heritage Lake Road	Multi-Family Residential (Townhomes)	Legacy Custom Homes (919) 781-3800	10.65	81 units	Approved 2004. Approximate Percentage Built - 95%
Heritage Wake Forest - Heritage Heights	Heritage Lake Road	Single-Family Residential Subdivision	Ammons Development Group (919) 562-1322	30	75 lots	Approved 2005. Approximate Percentage Built - 95%
Heritage Wake Forest - Heritage Links	Heritage Lake Road	Multi-Family Residential (Townhomes)	Ammons Development Group (919) 562-1322	2.08	18 units	Approved 2004. Approximate Percentage Built - 75%
Heritage Wake Forest - Heritage Overlook	Heritage Glen Drive	Single-family Residential Subdivision	Ammons Building Corporation (919) 453-0175	15.56	65 lots	Approved 2006. Approximate Percentage Built - 20%
Heritage Wake Forest - Heritage Reserve	Colonial Club Road	Subdivision Master Plan	Heritage Wake Forest, Inc. (919) 562-1322	8.57	21 lots	Approved 2006. Approximate Percentage Built - 15%
Holding Village	NC-98 Bypass / Franklin Street	Traditional Neighborhood Development - Master Plan	E. Hunt, LLC (919) 556-1361	256	305 TH, Duplexes, Live/Work Units, 583 MF, 462 SF, 25,000 SF Civic, Church, Club, 48,000 SF Shopfront & Retail, 40,000 SF Business & Office	Approved 2007. Phase 1A under construction. Approximate Percentage Built - 0%.

Kings Glen	Strategy Way / Copper Beach Road	Master Plan / Single-family Residential Subdivision	ECI Development (919) 250-9256	34.28	93 lots	Approved 2008. No construction activities.
Magnolia Woods	Durham Road (NC-98 West)	Multi-Family Residential Subdivision	Affordable Homes of Wake Forest	4.59	26 units	Approved 2004. Under Construction. Approximate Percentage Built - 80%
Majestic Oaks	Rogers Road	Single-Family Residential Subdivision	Willfair Properties, LLC	18.76	59 lots	Approved 2006. Under Construction. Approximate Percentage Built - 75%
Northampton	Jones Dairy Road	Single-Family Residential Subdivision	St. Lawrence Homes (919) 676-8988	N/A	284 lots	Approved 2001. All phases under construction. Approximate Percentage Built - 80%
Olde Chestnut Townes	Chestnut Street	Townhouse Master Plan	Bark Development LLC (919) 554-9579	4.01	33 units	Approved 2008. No construction activities.
Olde Mill Stream	Harris Road	Single-Family & Multi-Family Residential Subdivision	Mill Creek Partners (919) 556-2519	N/A	268 Single-family lots & 35 Townhome units	Approved 1993. Approximate Percentage Built - 98%
Olde Wake Forest	N. College Street / N. Wingate Street	Single-Family Residential Subdivision Master Plan	NRGC, LLC (919) 556-8348	6.75	8 lots	Approved 2008. No construction activities.
Porto Fino	Ligon Mill Road	Single-Family Residential Subdivision	Cady Construction (919) 562-0000	48.57	121 lots	Approved 2004. Approximate Percentage Built - 80%
Reynolds Mill	Forbes Road & Ligon Mill Road Extension	Single-Family Residential Subdivision	Parker & Orleans Home Builders Corp. (919) 380-7223	69.36	125 lots	Approved 2005. Under construction. Approximate Percentage Built - 40%
Richland Hills	Wall Road	Single-Family & Multi-Family Residential Subdivision	Richland Hills Associates LLC / Tillett Development Company (919) 676-1857	N/A	369 Single-family lots, 30 duplex units, 81 townhome units	Approved 2001. Approximate Percentage Built - 85%
Saddle Run	Chalk Road	Single-family residential subdivision	Chalks Road Developers (919) 562-1322	12.07	34 lots	Approved 2005. Approximate Percentage Built - 60%

Sedgefield Park North	North White Street	Single-Family Residential Subdivision	Millridge Investments (919) 556-5418	30.51	63 lots	Approved 2005. No construction activities.
Shearon Farms	Burlington Mills Road & Capital Boulevard	Mixed Use Development	Community Development Solutions (919) 838-8484	125.4	208 Condominiums, 188 Townhomes, 72 Single-family, 177,000 S.F. Retail Space and 64,000 S.F. Office Space	Approved 1998. Under construction. Approximate Percentage Built - 55%
St. Ives	Kearny Road	Single-Family Residential Subdivision	Millridge Investment Corp. (919) 556-5418	N/A	97 lots	Approved 2001. Approximate Percentage Built - 85%
Stonegate @ St. Andrews	Forestville Road (Stonegate @ St. Andrews Subdivision)	Single-family & Multi-Family Residential (Townhomes) Subdivision	Stonegate Partners, LLC (919) 787-5577	28.8	474 Single-family lots & 217 townhome units	Approved 2004. Under construction. Approximate Percentage Built - 55%
The Meadows	N. Main Street	Single-Family Residential Subdivision	1st American (919) 303-8525	38	109 lots	Approved 2007. Under Construction. Approximate Percentage Built - 20%
The Registry at Bennett Park	W. Holding Avenue	Subdivision Master Plan	Bennett Properties, LLC (919) 795-7425	12.25	31 lots	Approved 2007. Under Construction. Approximate Percentage Built - 25%
The Reserve	Oak Grove Church Road / NC-98	PUD for Single-Family Residential Cluster Subdivision / Master Plan	The Weisgerber Group (919) 570-0360	74.05	37 lots	Approved 2008. No construction activities.
Traditions West & Traditions Retirement Community	Gilcrest Farm Road / East of Reservoir	Master Plan / Single-family (typical & senior) residential subdivision	Ammons Development Group (919) 562-1322	376	439 single-family typical, 193 single-family senior, 63 senior Townhomes / 90 apartment/con dos	Approved 2008, 2009. No construction activities.
Wildflower	Rogers Road	Single-family & Multi-Family Residential Subdivision	Rogers Road Developers (919) 562-1322	77	111 Single-family lots & 47 Townhome units	Approved 2004. Under Construction. Approximate Percentage Built - 85%

Wildflower Townes at Heritage South	Rogers Road	Multi-Family Residential (Townhomes)	CAMCO Properties (919) 556-6842	11.89	87 units	Approved 2005. Under Construction. Approximate Percentage Built - 45%
Woodfield Creek Apartments (formerly Alexan at Ligon Mill)	Caveness Farms / Ligon Mill Road Ext.	Multi-family Residential (Apartments)	TCR Carolinas Properties, Inc. (919) 571-7533	33.07	288 units	Approved 2007. No construction activities.

ACTIVE COMMERCIAL & NON-RESIDENTIAL DEVELOPMENTS

Project Name	Location	Development Type / Land Use	Contact Information	Acres	Number of Lots / Units / Square Footage	Status
Aldi's Food	S. Main Street	Grocery Store	Josh Crumpler (919) 755-5011	2.385	1 building / 17,880 square feet	Approved October 2010. Under construction.
Auto Zone	S. Main Street	Auto parts Sales	Matt Lowder (919) 553-6570	1.26	1 building	Approved November 2010. Under construction.
Barrett's Produce	S. Main Street	Produce Market	Ben Hudson	0.65	1 lot / 1 building / 1,200 sf	Approved 2009. Approved but no construction activities.
Bell Professional Park	Capcom Dr	Office	Kevin Bell (919) 556-1909	3.37	1 lot / 2 buildings / 33,940 sf	Approved 2004. Phase 1 complete. Phase 2 pending construction.
CADCO Office Park	304 Capcom Ave.	CADCO Office Park	CE Group (919) 367-8791	4.55	3 buildings / 39,700 sf	Approved 2008. Phase 1 is under construction.
Capital Boulevard Business Center	Capital Boulevard	Commercial Subdivision	The Wright People LLC (919) 556-5188	28.4	12 lots	Approved 2005. No construction activities.
Carolina Chimney	N. White Street	Chimney Retail Sales	Carolina Chimney (919) 562-7668	0.353	1 building	Approved November 2010. Under construction.
Crenshaw Village	Galaxy Drive	Commercial Subdivision	Rolls Capital LLC (919) 569-6722	66.8	18 lots	Approved January 2011. No construction activities.
Crescent Park	CapCom Ave.	Flex Space / Warehouse	Development Consulting Service (919) 329-0051	5.08	7 buildings	Approved April 2009. Under construction.
Crescent Pointe	Galaxy Drive	Commercial Subdivision	Mountaineer Group I (919) 369-3254	8.31	6 lots	Approved 2004. 5 lots remain undeveloped.
Crossroads Nissan Subdivision, Phase 1-2	S. Main Street	Commercial Subdivision Master Plan	Crossroads Holdings, LLC (919) 851-4422	22.85	4 lots	Approved 2008. Under construction.

Dunn Creek Greenway Trail	Dunn Creek / Heritage Wake Forest Area	Greenway Trail	Town of Wake Forest	N/A	N/A	Approved 2009. Under construction.
Gateway Commons Shopping Center	NC-98 Bypass / Jones Dairy Road	Commercial Shopping Center	Starmount Company	40.51	1 building / 14 out parcels / 102,200 sf (not including outparcels)	Approved 2007. Main structure complete. 13 outparcels remain undeveloped.
Haddock Collision Center	10112 Capital Blvd.	Auto Repair Facility	Bass, Nixon & Kennedy (919) 851-4422	3.73	2 buildings / 23,412 sf	Approved 2009. No construction activities.
Hampton Commons	Wake Union Church Road	Commercial / Office Subdivision	Hampton Commons, LLC (919) 570-1100	5.36	5 lots	Approved 2005. 3 lots remain undeveloped
Harris Crossing	US-1 / Harris Road	Retail	Regency Center (919) 831-4900	17.7	7 lots / 3 buildings / 79,800 sf (not including out parcels)	Approved 2007. Harris Teeter Grocery Store & Shops complete.
Heritage Business Park	Rogers Road	Commercial Subdivision	Franklin Village LLC (919) 562-1322	49.05	21 lots	Approved 2007. Under construction.
Heritage Commons	Heritage Trade Drive	Office	Ammons Development Group (919) 562-1322	1.01	1 building / 11,080 sf	Approved 2007. Under construction.
Heritage Office Center	Heritage Center Dr	Office	Hawkeye Building Company (919) 562-1322	6.25	13 buildings / 85,800 sf	Approved 2007. Under construction.
Heritage Pointe Shoppes	Rogers Road	Office / Bank Space	Heritage Pointes Shoppes, LLC (919)863-8881	3.52	8,208 sf	Approved 2007. Under construction.
Heritage Professional Park West	Rogers Rd	Office	H&C Holdings, LLC (919)848-6050	5.069	6 buildings / 48,000 sf	Approved 2008. Under construction.
La Scala	Star Road	Commercial Subdivision	Cady Construction	7.47	5 lots	Approved 2007. Site work complete. 5 lots remain undeveloped.
Ligon Mill III	Ligon Mill Road	Office	Llomell, LLC (919) 554-8775	4.7	5 buildings / 36,000 sf	Approved 2007. Under construction.

Neuse Industrial Park	Unicon Drive	Industrial Subdivision	FMD, Inc. (919) 570-0646	23.2	15 lots	Approved 2007. Approx. 5 lots remain undeveloped.
Neuse Industrial Park - Lot 12	Leeland Ridge Drive	Office / Warehouse	Bobbitt Design (919) 851-1980	1.55	1 building / 12,722 sf	Approved 2009. Under construction.
North Wake Business Park	Star Road	Commercial Subdivision	Dr. William Way (919) 876-9915	7.93	6 lots	Approved 2005. No construction activities.
Quail Crossing Shopping Center	Jones Dairy Road	Shopping Center	JDH Capital, LLC	13.34	5 buildings / 1 out parcel / 67,020 sf	Approved 2008. Under construction.
Reynolds Mill Amenity Center	Forbes Road	Amenities Center	Orleans Homebuilders (919) 380-7223	2.34	1 building	Approved 2008. No construction activities.
Shoppes at Caveness Shopping Center	Capital Boulevard	Commercial Shopping Center	Hughes Baran Development Partners	44.59	7 buildings / 260,134 sf / 5 out parcels.	Approved 2004. 1 out parcel remains undeveloped & main structure has no construction activities.
Siena Office Park	NC-98 Bypass	Office	Russell Gay	8.064	7 buildings / 12,000 sf Medical / 45,180 General Office	Approved 2008. 2 buildings complete.
Starner Property, Phases 1-3	2623 Leighton Ridge Drive	Office / Warehouse	Jim Chandler (919) 552-4845	1.49	2 buildings / 24,125 sf	Approved 2008. Under construction.
The Stephenson Center	12120 Wake Union Church Rd	Church, Outdoor Recreation	Taylor Blakely (919) 870-1868	12.14	1 building / 44,586 sf	Approved 2008. Phase 1 is complete.
Traditions Retirement Community Amenities Center	Oak Grove Church Road (Future Traditions Development)	Amenities Center	Ammons Building Corporation (919) 453-0715	4.79	1 building / 15,000 sf	Approved 2009. No construction activities.
Wake Forest Crossing Shopping Center, Phase 2	Capital Boulevard	Shopping Center	Kahn Development Company (803) 277-1235	50.46	2 buildings / 6 out parcels / 190,655 sf (not including out parcels)	Approved 2001. Phase 1 complete. Phase 2 under construction. 6 out parcels remain undeveloped.

Wake Pointe Shopping Center	Capital Boulevard / South Main Street	Shopping Center	WR of Wake Forest, LLC (803) 649-1411	54.6	6 buildings	Approved 2003. Near completion. 1 out parcel remains undeveloped.
Richland Creek Plaza	Durham Road	Flex/Office Space & Convenience Store	Taylor Blakely (919) 870-1868	2.917	2 buildings	Approved January 2011. No construction activities.
Wake Forest Christian Church	Forestville Road	Church	Bass Nixon & Kennedy (919) 845-6090	3.18	1 building / 3,000 square feet	Approved June 2011. No construction activities.
Murphy Oil	Capital Blvd. (Harris Crossing Shopping Center)	Gas Station	Greenberg Farrow (870) 875-7629	0.84	1 building / 208 square feet	Approved June 2011. No construction activities.
HD Supply Expansion	Unicon Drive	Warehouse	Bass Nixon & Kennedy (919) 845-6090	3.4	1 building	Approved November 2011. Under construction.
The Learning Experience	Sienna Drive	Daycare	Johnny Edwards (919) 823-4428	1.96	1 building / 11,000 square feet	Approved April 2011. No construction activities.
Fifth Third Bank	Capital Blvd. (Wake Forest Crossing Shopping Center)	Bank	Fifth Third Bank (614) 736-1489	1.15	1 building / 2,500 square feet	Approved June 2011. No construction activities.
Janko Building	Leighton Ridge Drive	Manufacturing	RAPM Inc. (919) 272-6929	.82	1 building / 1,000 square feet	Approved November 2011. Under construction.
Hillside Nursing Expansion	Wait Ave.	Nursing Home	Matt Hale (919) 554-4000	5.46	1 building / 1,568 square feet	Approved November 2011. Under construction.
Wake Union Place Shopping Center	Wake Union Church Road	Shopping Center	Interface Properties (828) 199-1839	67.38	3 buildings; 6 outparcels / 350,000 square feet	Approved January 2011. No construction activities