



Dallas-Fort Worth

LOCAL PRODUCT COUNCILS PRESENT

WHAT'S NEW WHAT'S NEXT?



HELSC & CRC

Health, Education
& Life Sciences

Commercial Retail

MODERATOR



Terrence Maiden

Russell Glen,
Shops at Redbird



Mike Brennan
Near Southside



Frank Mihalopoulos
Corinth Partners



Suzanne Smith
Social Impact
Architects



Frank Zaccanelli
NexPoint
Development

Riding the Wave of Innovation: The Impact of “Medtail” Redevelopment & Innovation Hubs

Cross-sector innovation hubs are being created from Barcelona to Brooklyn. As real estate redevelopments occur in existing retail malls, commercial properties, and innovation districts, North Texas has an opportunity to take anchor institutions – particularly knowledge-generating “eds and meds” institutions in higher education and life sciences – to the next level by broadening the mission to increase economic impact by promoting prosperity and opportunity. These “medtail” and innovation redevelopments derive competitive advantages and fuel innovation through close engagement with a broad, interdisciplinary array of hospital systems, health-related consortia, and research and biotech industry partner – with the goal of motivating a work environment where businesses of all kinds learn from each other, make connections, and become inspired. Central to this idea is ensuring local placemaking is more intentional about creating new modes of connection between the campus and its surrounding urban and suburban contexts. This panel will discuss how North Texas is riding this wave and what can be done to position North Texas as a successful player in this space.



BIOS

Terrence Maiden Terrence Maiden currently serves as CEO and Managing Partner for Russell Glen, a real estate development and investment company based in Dallas. Widely recognized for his community-first based leadership strategy and vision in the CRE development industry, Terrence has managed over \$500M in real estate development projects and is currently at the forefront of a highly profile \$200M mall redevelopment in Dallas, the former Southwest Center Mall (formerly Red Bird Mall). Terrence Maiden received a Bachelor of Science and Engineering degree from Texas Christian University, where he and his identical twin brother were standout football players for the Horned Frogs.

Mike Brennan Mike is president of Near Southside, Inc., the non-profit economic and community development organization leading the revitalization of Fort Worth's historic Near Southside. This eclectic mixed-use district is home to six world-class healthcare anchors and a rapidly growing creative sector. The widely renowned work of district's artists, musicians, and arts organizations led the Texas Commission on the Arts to recognize the Near Southside as a state-designated cultural district in 2020. Mike received a masters degree in urban planning from Harvard's Graduate School of Design and worked in the City of Fort Worth's Planning Department prior to joining NSI. He has served on the Board of Directors for the Fort Worth Transportation Authority (Trinity Metro) and on the Fort Worth City Plan Commission.

Frank Mihalopoulos Owner of Corinth Properties, Frank Mihalopoulos has forty years of experience investing in real estate and in developing retail, office, and mixed-use properties in Texas, which have earned national and local awards and recognition from the commercial real estate industry. Widely regarded for his unique ability to creatively redevelop malls across the country, Mr. Mihalopoulos, partnered with Anthony Ruggeri, has successfully redeveloped malls across the country, including Northlake Mall in Atlanta, Georgia, Forest Mall in Fond du Lac, Wisconsin, West Manchester Mall in York County, Pennsylvania and One Hundred Oaks Mall in Nashville, Tennessee. Mr. Mihalopoulos has a Bachelor of Business Administration degree from Southern Methodist University and also attended the University of Illinois-Chicago, Illinois.

Suzanne Smith Suzanne Smith, founder of Social Impact Architects, has been reshaping the business of social change for more than two decades here in Dallas and nationwide. As a professor, writer/blogger, TEDx speaker, and coach to social sector organizations, she pioneers meaningful and sustainable social solutions to create real, scalable impact. Suzanne holds an MBA from Duke University's Fuqua School of Business. A third-generation Texan, her roots run deep through her work to improve her community with Leadership Dallas, Leadership North Texas and the Junior League of Dallas. Suzanne was hired by the City of Dallas to champion the next phase of development for the Valley View-Galleria area and currently serves as strategic project manager for the Dallas International District.



Frank Zaccanelli Mr. Zaccanelli is President of NexPoint Development Company, L.P. Prior to joining NexPoint in July 2022, he was Founder and Chief Executive Officer of Fiamma Partners, where he focused on investing in and developing residential and mixed-use real estate across the United States. In addition, Mr. Zaccanelli spent 14 years at Hillwood of real estate development experience. He has contributed to significant complex including the W Hotel, Alliance Airport and American Airlines Center.

Mr. Zaccanelli is President of NexPoint Development. Prior to joining NexPoint in July 2022, he was Founder and Managing Director of Fiamma Partners, where he focused on developing residential and mixed-use real estate across the United States. In addition, Mr. Zaccanelli spent 14 years at Hillwood Hotels & Resorts, where he gained significant development experience. He has contributed to significant projects including the New York Marriott Hotel, Alliance Airport and American Airlines Center.

NOTES