



Press Release

Skanska USA Begins West Memorial Place II Development in Houston's Energy Corridor

HOUSTON, September 8, 2014 – Skanska USA Commercial Development announced today that it will begin development this month on West Memorial Place II, a 381,000 square-foot, 14-story office building located on a 12-acre site in the heart of Houston's Energy Corridor. The project is Skanska's second office building at this 12-acre site, located on Memorial Drive and is scheduled to complete at the end of 2015.

The new Class A office building will include an eight-story parking garage equipped with air conditioned entrances. Skanska's initial development on the adjacent site is now 50 percent leased and scheduled for occupancy in the first quarter of 2015.

Both West Memorial Place I and II projects are targeting LEED Platinum certification and will be the first speculative office buildings in the Houston Energy Corridor to achieve this rating. Skanska USA Building is the construction manager for both buildings.

"Through the development of West Memorial Place II, we are able to offer tenants another healthy, sustainable workplace on a campus-like setting with easy accessibility to Terry Hershey Park hiking, biking and nature trails and a host of other amenities" said Michael Mair, executive vice president and regional manager of Skanska USA Commercial Development.

From the spacious lobby featuring 18-foot ceilings with high quality Italian marble, stone and wood finishes to the highly efficient floor plates capable of accommodating up to eight column-free corner offices, luxurious and inviting details are an integral part of the design of West Memorial Place II.

Offering abundant views of nature and close proximity to miles of hike and bike trails, the building will encourage tenants to connect with nature and provide easy access to exercise options. Plans include a fitness center equipped with lockers and showers and on-site café with outdoor seating and a host of healthy dining options. West Memorial Place I and II will share a driveway and expansive courtyard that is accessible and convenient for tenants occupying each building.

Sustainable features planned for West Memorial Place II include a highly efficient mechanical system with an energy recovery wheel and magnetic bearings in the chillers providing cost saving energy efficiencies for building occupants, tenant convenience and demand-controlled ventilation. The development will also contain a high quality building envelope made with stone and high efficiency glass system for protection against glare and heat gain.

In addition to West Memorial Place I and II, other developments by Skanska USA Commercial Development in Houston include a completed Class A, 302,000 square-foot office building at 3009 Post Oak Blvd. and Capitol Tower, a 750,000-square-foot, Class A commercial office tower planned for 800 Capitol Street in downtown Houston.

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This and previous releases can also be found at www.usa.skanska.com.

Skanska USA is one of the largest, most financially sound construction and development companies in the U.S., serving a broad range of clients including those in transportation, power, industrial, water/wastewater, healthcare, education, sports, data centers, government, aviation and commercial. Headquartered in New York with offices in 33 metro areas, we have more than 9,600 employees committed to being leaders in safety, project execution, sustainability, ethics and people development. In 2013, our work in building construction, civil and power/industrial construction, commercial development and infrastructure development (public-private partnerships) generated nearly \$7 billion in revenue. Global revenue of parent company Skanska AB, headquartered in Stockholm and listed on the Stockholm Stock Exchange, totaled \$21 billion in 2013. Skanska shares are publically traded in the U.S. on the OTC market under the symbol SKBSY through a Level I American Depository Receipt program.

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