



SPECIALIZED REAL
ESTATE
GROUP

A man and a woman are standing on a large, moss-covered fallen log in a dense forest. The man, on the left, is wearing a light blue shirt and jeans, and is holding a camera up to his eye. The woman, on the right, is wearing a purple patterned shirt and jeans. Sunlight filters through the trees, creating a bright, dappled light effect. The forest floor is covered in fallen leaves and branches.

Our purpose is to cultivate healthy
spaces that inspire people to
connect with neighbors and nature.

SPECIALIZED REAL
ESTATE
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- Solar hot water
- First large-scale apartment recycling
- Arkansas Audubon Society Bird Friendly Yard

- LEED Certified
- 472 Students who aren't driving to campus





200

200
W CENTER

Chicago
CHURCH & CENTER
Avenue Street



MO PHONES
Unlimited

INDOOR AIR QUALITY PLEDGE

In our effort to build healthy communities, we strive to support the health of our team and the people who live in our communities by doing our part to protect indoor air quality. By choosing milder products and practices, we all breathe a little easier. We have adopted the following standards for all properties under our development or management.



NON-TOXIC INTERIOR PAINT

The walls make up the largest surface area in our homes, so we use only paints containing no VOCs—volatile organic compounds that make up that “new paint” smell. VOCs pose health risks for people and



NON-TOXIC BUILDING MATERIALS

LANDSCAPE PLEDGE

Native plant communities are vital to wildlife, regional identity, water quality, and the health of the entire ecosystem, including human health. In terms of ecological services, the ideal landscape would consist of plants native to each specific site, sourced from local seedstock. While availability, budgets, schedules, functional and aesthetic requirements may require flexibility, we start each landscape project with this ideal in mind.



PRESERVE AND PROTECT

In the pre-development phase, we consider existing and historical natural and cultural uses and preserve and protect native trees and tree canopy as much as possible. When natural materials must be removed



START WITH TREES

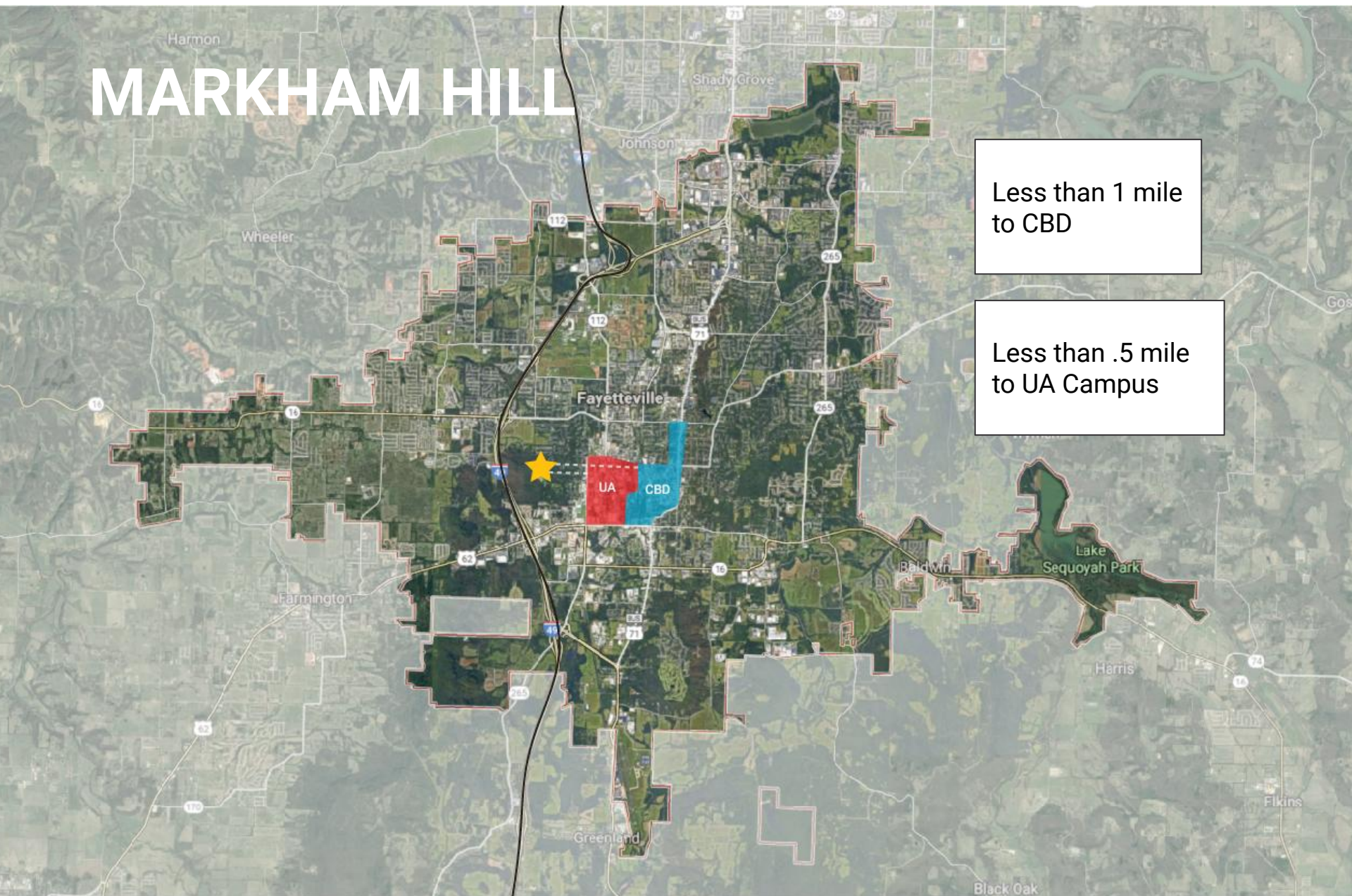
Trees are large and live a long time, so our choice of trees will make a big impact for generations. We will plant only trees native to the Ozarks.

[LEARN MORE](#)

MARKHAM HILL

Less than 1 mile
to CBD

Less than .5 mile
to UA Campus





A Conservation Community





SURVEY RESULTS – 6

Habitats

1. Dry oak woodland/forest

On upper west- and south-facing slopes, thin soils - chinquapin oak (calcareous soils), post oak (acidic soils), blackjack oak, black oak, black hickory; winged elm, rusty blackhaw, farkleberry (if acidic soils)

2. Dry-mesic oak-hickory woodland/forest

On slopes with thicker soils – white oak, mockernut hickory, northern red oak, black gum, white ash, black cherry, black locust; flowering dogwood, sassafras, fragrant sumac

3. Mesic hardwood forest

Protected ravines and north-facing slopes – sugar maple, white oak, northern red oak, shagbark hickory

4. Bluffs

Potentially very diverse, overrun with invasives with a few natives hanging on

5. Seeps and Springs

Groundwater-fed wetlands – arrowwood viburnum, sensitive fern, false nettle, sedges, buttonbush, broadleaf arrowhead, sharpwing monkeyflower

6. Pasture/Field and Disturbed Areas



SURVEY RESULTS – 201

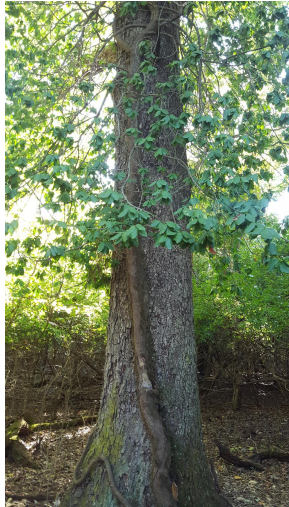
Taxa

**195 plants identified to species,
6 to genus**

- 160 Native (80%)
No rare species have been found
- 41 Non-native (20%)
25 invasive species (61% of the non-natives)



Invasive Species on Markham Hill



Left: purple winter-creeper (*Euonymus fortunei*)
 Center: Asian bittersweet (*Celastrus orbiculatus*)
 Right: winged euonymus (*Euonymus alatus*)

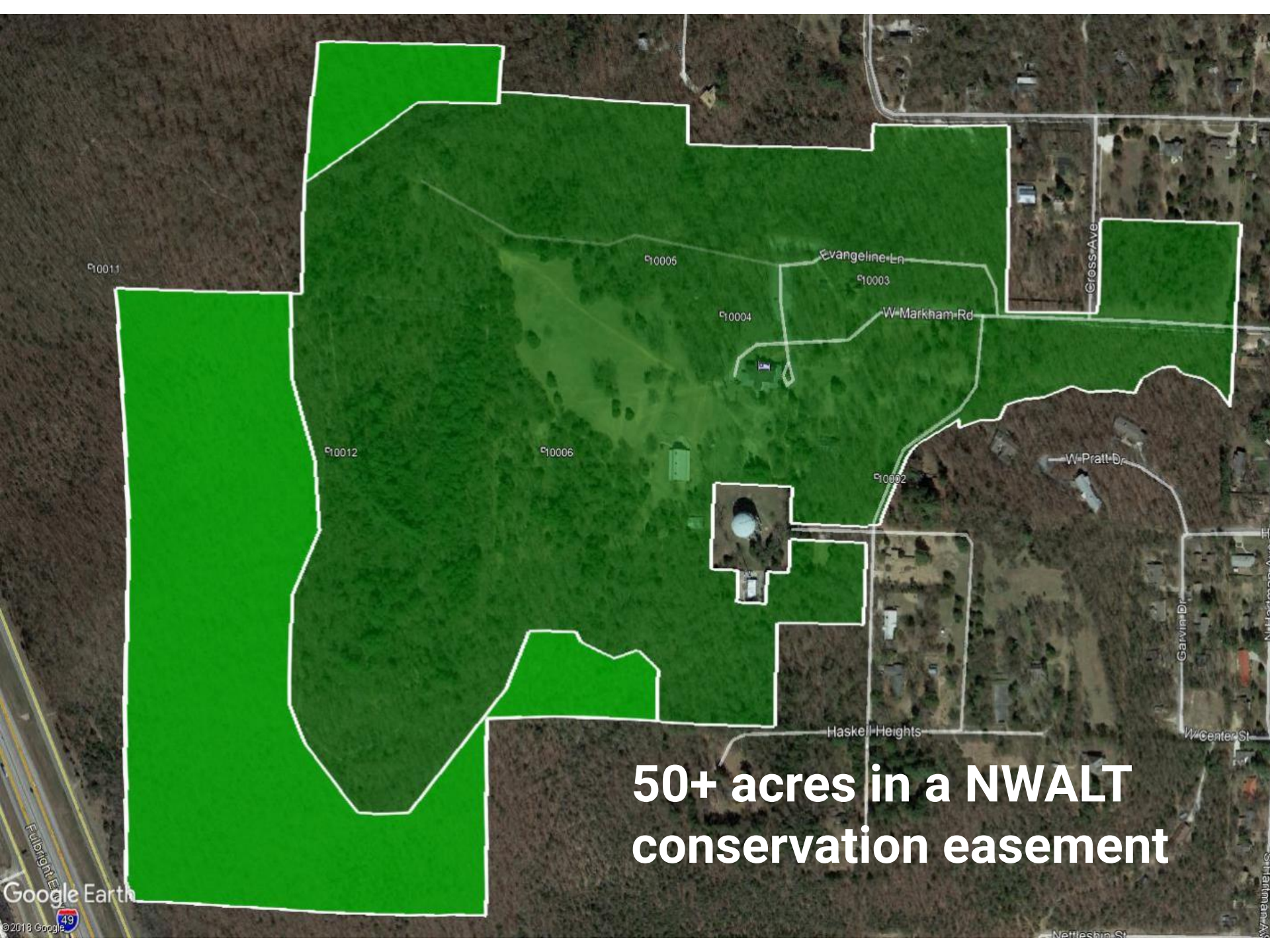
<i>Ailanthus altissima</i>	tree-of-heaven, stink-tree
<i>Carduus nutans</i>	musk thistle
<i>Celastrus orbiculatus</i>	Asian bittersweet
	sweet autumn
<i>Clematis terniflora</i>	virgin's-bower
<i>Cynodon dactylon</i>	bermudagrass
<i>Duchesnea indica</i>	Indian strawberry
<i>Euonymus alatus</i>	winged euonymus
<i>Euonymus fortunei</i>	purple winter-creeper
<i>Hedera helix</i>	English ivy
<i>Ilex cornuta</i>	Chinese holly
<i>Lespedeza cuneata</i>	sericea lespedeza
<i>Ligustrum sinense</i>	Chinese privet
<i>Lonicera japonica</i>	Japanese honeysuckle
<i>Lonicera maackii</i>	bush honeysuckle
<i>Microstegium vimineum</i>	Japanese stilt-grass
<i>Nandina domestica</i>	heavenly-bamboo
<i>Perilla frutescens</i>	beefsteak-plant
<i>Phyllostachya aurea</i>	golden bamboo
<i>Rosa multiflora</i>	multiflora rose
<i>Rubus serrisimus</i>	Himalayan blackberry
<i>Rumex crispus</i>	curly dock
<i>Schedonorus arundinaceus</i>	tall fescue
<i>Sorghum halepense</i>	Johnson grass
<i>Vinca major</i>	big-leaf periwinkle
<i>Vinca minor</i>	common periwinkle





BOTANICAL SURVEY

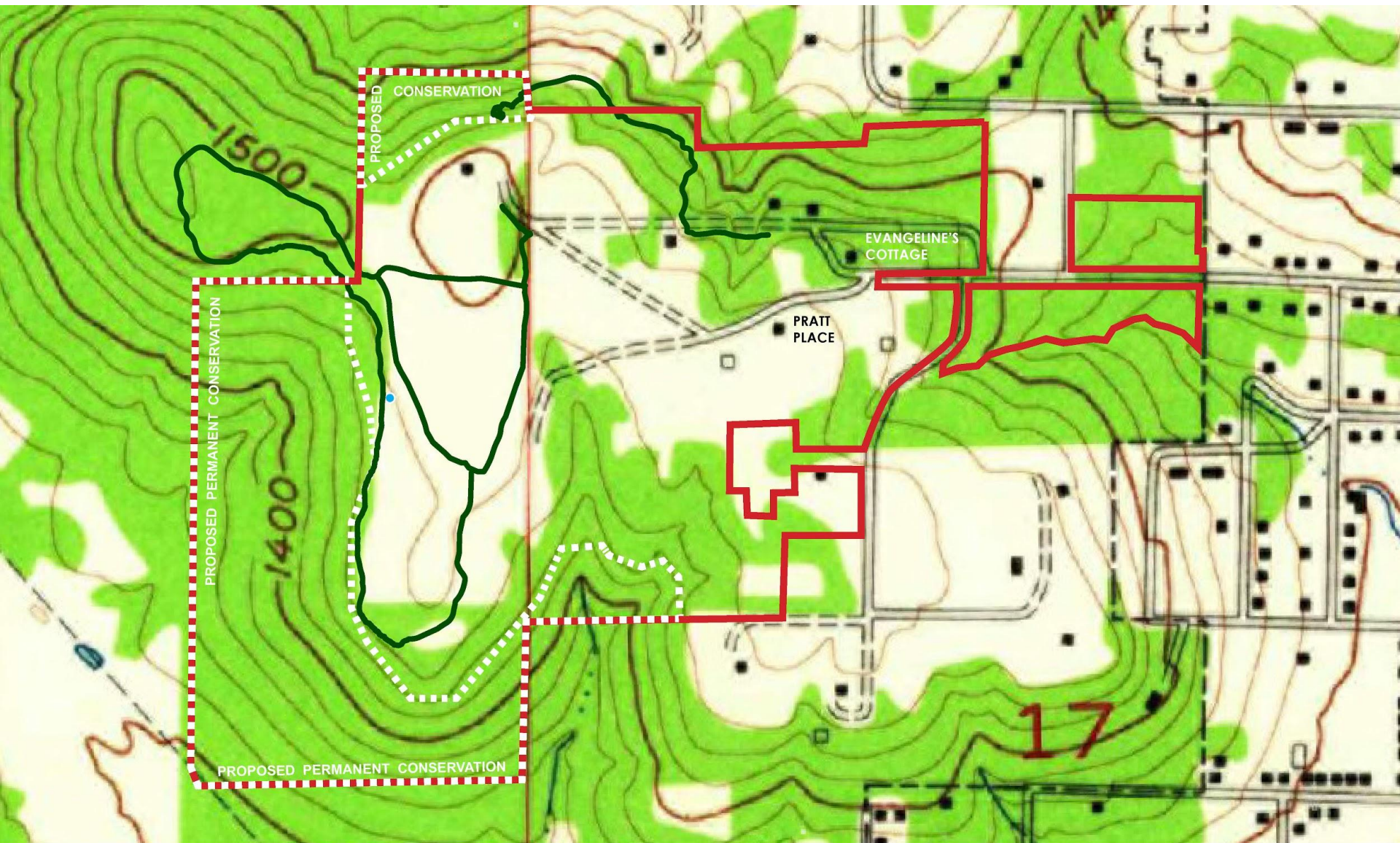




**50+ acres in a NWALT
conservation easement**

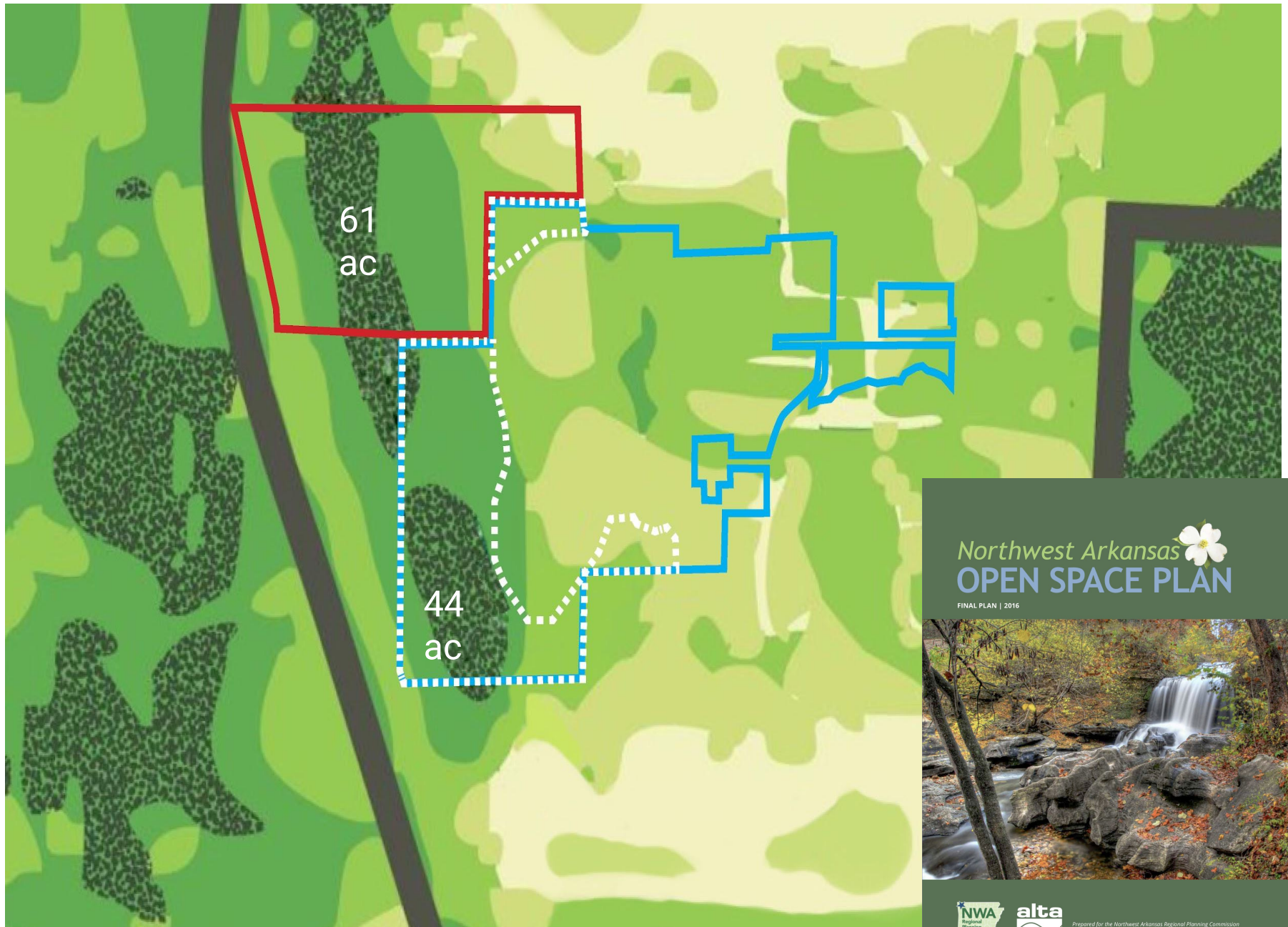
A photograph of a forest scene. In the foreground on the left, there is a large, moss-covered stone wall or retaining wall. The moss is a vibrant green. To the right of the wall, the ground is covered with dry leaves, twigs, and some exposed tree roots. In the background, a person wearing a light blue t-shirt and blue jeans is walking away from the camera on a path. The forest is dense with tall trees and green foliage, with sunlight filtering through the canopy.

**Permanent funding for
rehabilitation,
management, and
public access**



1958 USGS HISTORIC TREE COVER MAP

LEGEND



Northwest Arkansas 
OPEN SPACE PLAN

FINAL PLAN | 2016



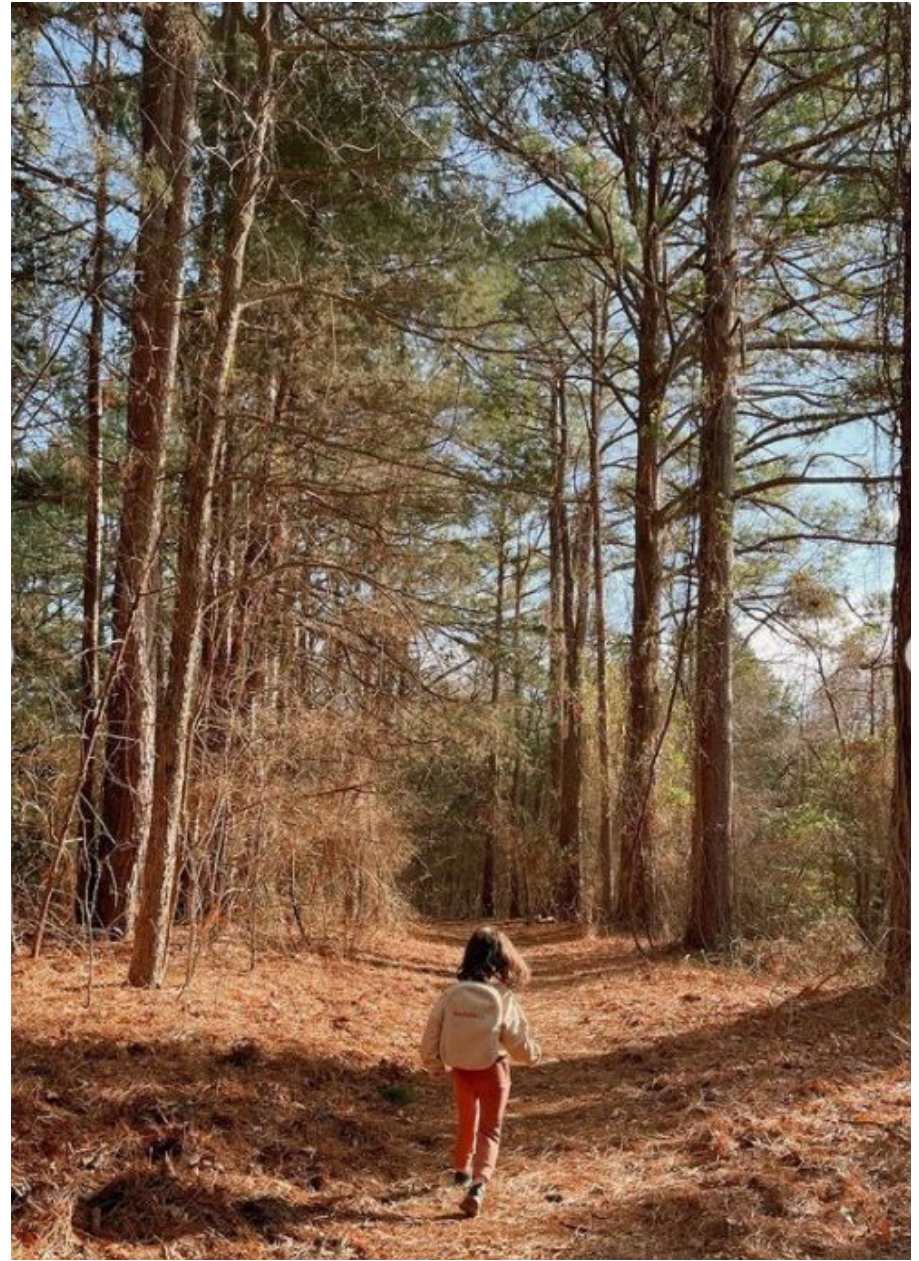
Prepared for the Northwest Arkansas Regional Planning Commission
Prepared by Alta Planning + Design



839 Registered Users

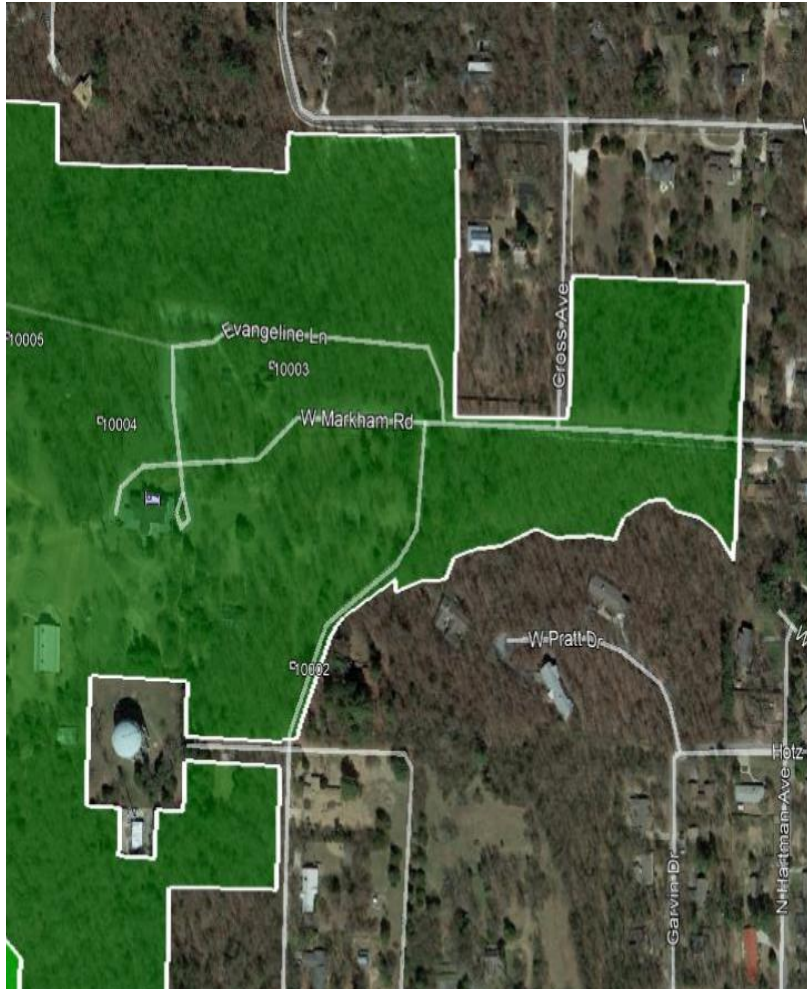
225 Users on one
Sunday in October

User Survey:
22% 65+
26% 3-12
12% under 3





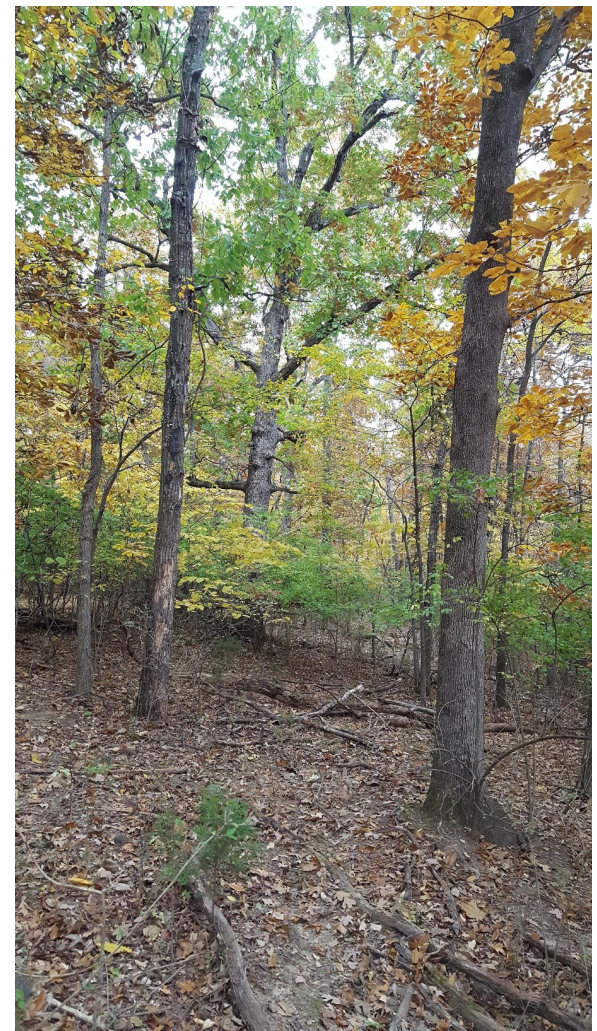
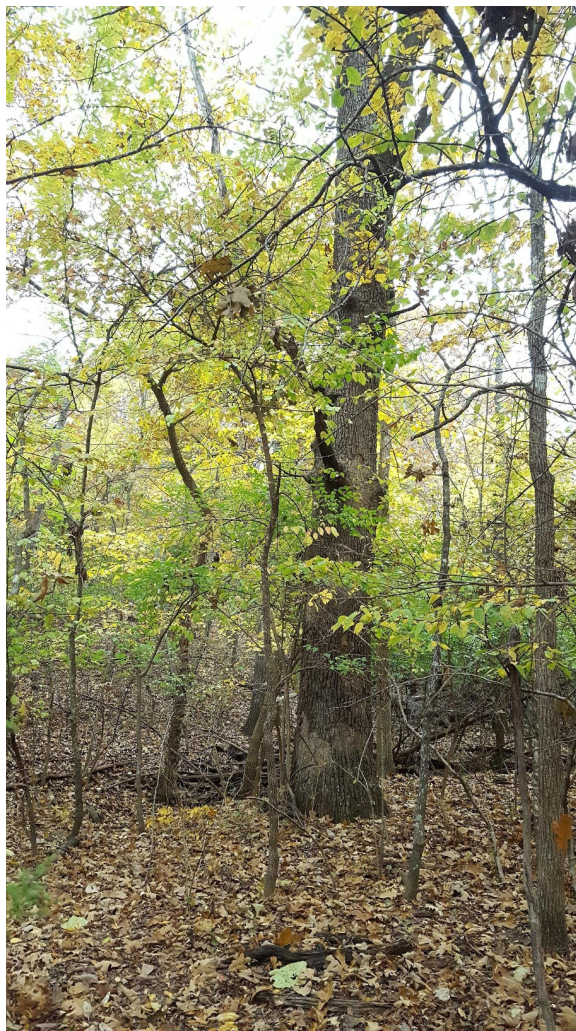
Markham St.



89 species

- 65 Native (73%)
- 24 Non-native (27%)
 - 16 invasive species (67% of the non-natives)





Markham St.





UNIVERSITY HEIGHTS HOMES
LOT 9



LEGEND

EXISTING

- A PRATT PLACE INN
- B CABIN
- C BARN
- D EVANGELINE'S COTTAGE
- E WATER TOWER

PROPOSED

- F POOL
- G FITNESS / SPA / ARRIVAL
- H LOGGIA / BREEZEWAY
- I HOTEL
- J CONFERENCE CENTER
- K COTTAGES
- L RAVINE BRIDGE
- M MEADOW
- N PARKING





CONSERVATION



EDUCATION



RECREATION



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GROUP