

Rick Pariani V.P., Design and Development, Davidson Development, Inc. and Davidson Advisory Services, Inc.

I support the business activities of the Davidson Companies with a particular focus on all of our real estate and land development practices. As a member of Davidson Development's Master Developer Team, I have provided planning, design and field construction management of the World Golf Village project, since its inception in 1988. I have participated on the various homeowner and property owner association boards and I have directed the residential and commercial architectural review for all new construction since the start of project construction.

I graduated from the **University of Georgia's School of Environmental Design** with a degree in **Landscape Architecture** in 1977. During my tenure there I participated in the **Governor's Intern Program** in the River Planning Unit of the Resource Planning Section in the Office of Planning and Research at the Georgia Department of Natural Resources. During my internship I produced all of the cultural and environmental resource mapping for the document, *The Altamaha : A Scenic and Recreational River Proposal for the Great Altamaha Swamp*. The document was the vehicle for the preservation of over 1,330 acres of 300' wide scenic river corridors and was the foundation for the Nature Conservancy's designation of the river as one of 75 world-wide "Last Great Places".

As part of my studies, I participated in the **University's Art Studies Abroad Program** in 1976, in residency in the ancient, Etruscan village of Cortona, Italy – a full two decades before the world's tourists discovered the town through its exposure in Francis Mayes' acclaimed book, *Under the Tuscan Sun*.

Upon graduation, I became a **Research Consultant and Resource Specialist** with the Marsh and Beach Section of the Coastal Resource Section of the **Georgia Department of Natural Resources**, from 1977 to 1982. During that time, I was responsible for the review and co-approval with Dr. Frederick C. Marland and Dr. John R. Bozeman, of all development, from St. Marys to Savannah, which was within the jurisdictional boundaries of the Coastal Marshlands Protection Act of 1970 and the Shore Assistance Act of 1979. I also prepared the wetland inventory of 4,300 square miles of Coastal Georgia, under contract with the U.S. Fish & Wildlife Service as part of their *National Wetland Inventory* using their proprietary Wetland Analytical Mapping System (WAMS) and their Wetland Classification System for salt, brackish and freshwater environments. My interpretive work is today's basis for the U.S.G.S. Quadrangle Map format of the Coastal Georgia Wetlands. As part of the State of Georgia's acquisition of Ossabaw Island, through combination of purchase and gift, and subsequent designation as the State's first *Heritage Preserve*, I prepared the *Natural Communities Map* and *Historic Place Names Map* for the island. I also prepared the *Coastal Georgia Guide Map*, still in production today, as a resource for residents and visitors to the coast. I designed dune cross-over structures that were built on Tybee Island and Sapelo Island, a marsh boardwalk for the Marshes of Glynn Overlook Park in Brunswick and a boating and fishing access park in the Altamaha Delta on Champney Island in conjunction with the U.S. Soil Conservation Service and the U.S. Army Corps of Engineers. I prepared a strategy and design plan for the F. J. Torras Causeway Bike Path to St. Simons Island, which triggered the re-location and re-designation of the Intracoastal Waterway to enable a low-span bridge onto the island that preserved the Heritage Live Oaks on the river bluff as island-gateway. I also researched and wrote numerous Canoe Trail Guides, including ones for Penholloway Creek, Cathead Creek, Ebenezer Creek and the Altamaha River.

Independently, I prepared design plans with Sea Island Company's William Edenfield, implemented by the City of Georgetown, South Carolina, for their downtown waterfront Francis Marion Park on the Sampit River.

In 1982, I joined the **SWA Group's** Boca Raton office and participated in numerous residential, resort, commercial, office, mixed-use and recreational projects – providing land use programming, planning, design and implementation supervision. I became a co-managing principal in 1984, responsible for major projects, primarily in the southeastern United States, with additional projects in the Caribbean, Venezuela and Portugal. My projects included the master plans for Broken Sound, aka The Arvida Country Club in Boca Raton; Arvida's Weston Hills Country Club in Broward County; the Boca Raton Resort and Club Expansion and Renovation Plans; the Boca Rio Private Golf Club in Boca Raton and the Heidrich Properties Strategy Plans for Disney Development. I prepared the Schematic Master Plans, along with Architectonica and Schwartz/Smith/Meyer for Pierre & Vacances / Lusotur S.A. at Vilamoura II in Portugal and the master resort and recreation plans for a Barber Company owned parcel in Perdido Bay, Alabama. I prepared the golf-course community master plans and routing plans for Santa Agueda, Canary Islands; Widewater, Stafford County, Virginia; Rivers Edge Yacht & Country Club, Ft. Meyers; Isleworth West Village, Orlando; the second phase of Baypoint Yacht and Country Club, Panama City and the original University Park conceptual studies in Sarasota. I collaborated on golf course amenity community plans with the Golf Architects Joe Lee, Clyde Johnston, Johnny Miller, Von Hagge / Devlin, Ronald Garl and Tom Fazio, among others. As part of my golf course development work at the SWA Group, I was a contributing author for the *Golf Course Development and Real Estate* book, first published in 1994 by the Urban Land Institute by Desmond Muirhead and Guy L. Rando.

My mixed-use, office, commercial and retail work in conjunction with the architects Thompson, Ventulett, Stainback & Associates, Inc., included Buckhead Plaza, Atlanta; AT&T Promenade, Atlanta; GTE Data Services Technology Center and the Tampa Telecom Park in Tampa and Bayport Plaza, Tampa. I prepared master plans for numerous office and industrial parks in Tampa including Sabal Center, Parkway Center of Commerce and Industry, Florida Corporate Center and Waters Avenue Business Park. I prepared other mixed-use master plans for Corporate Woods in Overland Park, Kansas; Oakwood Center, Hollywood, Florida; the Plazas of Coral Springs, Florida; Brier Creek / Airport Assemblage in the Research Triangle of North Carolina and for the Gwinnett Place Mall property in Duluth, Georgia. I also served as site designer and landscape architect for a collection of 5-anchor, DeBartolo Company malls, including Treasure Coast Square, Stuart, Port Charlotte Town Center, Palm Beach Mall, DeSoto Square, Bradenton and the Asheville Mall in North Carolina. For the Greater Ft. Lauderdale / Broward County Convention Center at Northport Center I directed the site design, including the monumental centerpiece fountain piazza with sculptor Kent Ullberg's world's-largest cast-bronze wildlife sculpture entitled *Sailfish In Three Stages Of Ascent*.

While in Boca Raton, I commenced work with Davidson Development, Inc., to help James E. Davidson, Jr., transform the Saint Johns Harbour project into Saint Johns, now known as World Golf Village.

My last tenure with the SWA Group was in their Laguna Beach, California office. While on the west coast, I designed and implemented the golf landscape and golf clubhouse siting for the Toyo Country Club / Palm Lakes Golf Club in Chia-yi, Taiwan and the Lily Golf and Country Club in Kuanhsi, Taiwan, outside of Taipei – working in tandem with the Japanese Golf Architect, Shunsuke Kato and Japanese Architect, Koike Nagasawa. I also prepared the master plans for the Cascadia Community in Orting, Washington, south of Seattle and plan options for the second phase development for Bighorn in Palm Desert, California.

In 1992 I joined **EDAW, Inc**, becoming a Principal/Partner in 1995. While at EDAW, I served as the lead planner, site designer and landscape architect for the community of Saint Johns / World Golf Village under direction of Davidson Development, Inc. In that same capacity, I also was engaged by the PGA TOUR Investments, Inc., and PGA TOUR Golf Course Properties, Inc., for the Golf Hall of Fame / IMAX Theatre / Walk of Champions / Destination Core Area – in collaboration with architect E. Verner Johnson & Associates and exhibit designer Ralph Applebaum Associates, Inc. Additionally, I provided the same services to John Q. Hammons Hotels, Inc., for the Renaissance Resort Hotel and St. Johns County Convention Center. I also collaborated with the design efforts of PGA TOUR Design Services, Inc. / Bobby Weed for the Slammer and Squire Golf Course and Diedrich Architects and Associates for the Slammer & Squire Clubhouse.

At EDAW, I was the Design Team Leader for the State of Georgia's Centennial Olympic Park, centerpiece of the 1996 Centennial Olympic Games. I was also the design leader for the Olympic Rowing and Canoeing Venue on Lake Lanier and participated on the remake of the Stone Mountain Aerial Chair Lift and Mountaintop Visitor's Center with the architect Richard J. Diedrich. I prepared renovation and restoration plans for the venerable Fairyland Club atop Chattanooga's Lookout Mountain. I directed the *Buckhead Blueprint* urban master plan for the Buckhead Coalition and the *Gateway to Coastal Georgia, Connecting the Coast* recreational pathway report for the Coastal Georgia Land Trust. I served as the site designer and supervised the installation of the Presidential Garden at the Georgia State Capitol in Atlanta, featuring Frederick Hart's tribute sculpture of President James Earl Carter. I directed the urban plaza designs for the Atlanta Federal Center, with the architects Kohn, Pederson, Fox and Associates, which was constructed on the downtown Rich's Department Store property. Also in Atlanta, I prepared design and implementation plans for Buckhead's Chastain Park Perimeter Promenade, a project in collaboration with Ed McBrayer and his Path Foundation. In the Turks & Caicos Islands, on South Caicos, I participated in the land use studies for a new, international cruise-port development, funded through Canadian interests. On the western outskirts of Sydney, Australia, I prepared conceptual community plans, incorporated into the development program for Harrington Newtown. I also prepared the urban land-use program and pattern plans for the museum and hall of fame district in downtown Macon, Georgia and for the hotel and entertainment district flanking the boardwalk in Daytona Beach, Florida. Additionally, I served as the design team coordinator, under the direction of Universal's Mark Woodbury, for the thematic landscape and hardscape designs for both the Port of Entry and Superhero Island at Universal Studios Islands of Adventure in Orlando.

In 1997, I joined **Davidson Development Inc.**, to focus on the design, development and construction of the World Golf Village Properties. Over the past 13 years I have been involved in every aspect of the project – from programming, planning, design, permitting and compliance monitoring to sales, marketing, implementation, construction and architectural review. I have been responsible for the planning and design of the project's common areas, thematic elements, infrastructure layout and the neighborhood plans for Royal Pines, St. Andrews and Heritage Landing plus the site, landscape and hardscape designs for the Jacksonville Symphony Show Homes at the King & Bear and other various estate homes in the community. I directed the master planning and design development of the King & Bear neighborhood, including collaborating on the King & Bear Golf Course with Harrison Minchew of Palmer Course Design Company and Bruce Borland of Nicklaus Design and Niles Bolton / Diedrich Architects for the King & Bear Clubhouse. I also coordinated the design and placement of the signage, wayfinding and monumental territorial boundary marking identity elements for the World Golf Village properties, designed by Lorenc-Yoo Design, Inc. I was responsible for the "summer-camp" theme and

story-telling components, as well as the conceptual design, of the award-winning Camp Heritage at Heritage Landing, a collaborative design effort with Ervin, Lovett & Miller.

I have also served as the design advisor to the Hillman Company for their Wild Heron Golf Community, featuring Greg Norman's Shark's Tooth golf course near Panama City, Florida (sold to the St. Joe Company) and their plaza revitalization for Pittsburgh's centerpiece complex, PPG Place, originally designed by the internationally-acclaimed architect, Philip Johnson. I prepared the master development plan for the build-out of Jacksonville Country Day School and for the recreational build-out of the Atlantic Boulevard boathouse site owned by the Episcopal High School of Jacksonville. I participated in the preparation of the land disposition strategy plans for the Cummer Land Trust's major land holdings in both St. Johns County and Baker County, Florida which resulted in the owner's successful and valuable sale and purchase agreements for almost 30,000 acres of land. In a similar fashion, I prepared land valuation master plans for the Rayonier / Matanzas Marsh Property in St. Johns County which was subsequently purchased as preservation lands by the St. Johns River Water Management District. Additionally, I prepared a series of land evaluation and land-use development scenarios for the core of the Superior Pine Products 217,000 acre land holding in Fargo, Georgia. More recently, I have prepared the Renovation and Expansion Plans for the National Shooting Complex in San Antonio, Texas, home of the National Skeet Shooting Association and the National Sporting Clays Association, in collaboration with the San Antonio architectural firm, Lake/Flato and directed by the Association's Life Members, James E. Davidson, Jr and Louise K. Terry.

January 2011 marks our fourth year in our 17,500 square feet Davidson Realty Building, designed by architect Ronald Scalisi, at the gateway to the World Golf Village – a project for which I served as the design, development and construction coordinator in addition to directing our courtyard design and construction. It also marks the launch of our new venture, **Davidson Advisory Services, Inc.**

For over 30 years, project design has been my passion. I have been blessed with the opportunity to work in a wide variety of locations with an even wider array of leaders, personalities and cultures. I enjoy travel and exploration and the chance to experience and document unique approaches to design.