



URBAN CAMPUS & CORE

SUSTAINABLE DEVELOPMENT ROOTED IN COMMUNITY

MEDIA KIT



Jennifer Horne
CEO, Managing Director

Who We Are

Urban Campus & Core (UCC) is a privately-owned, full service real estate firm focused on collaborative development to optimize underutilized assets and drive equitable economic growth. We partner with community leaders, impact-focused capital partners, land owners and institutions to create community-driven places that enable sustainable outcomes. With nearly 20 years of international real estate experience, the Urban Campus & Core team collaborates to deliver creative solutions that uplift and empower communities.

Our Passion

We are passionate about socially responsible development and creating positive economic impacts for undercapitalized communities. We approach each project with a focus on creating opportunities to alleviate social, economic and health disparities impacted by the built environment and social infrastructure. In each of our partnerships, we strategically combine elements of sustainability, community engagement and economic development to make a lasting impact on communities.

Our Approach

- 1. Align** impact focused investment with a pipeline of transformational community projects
- 2. Champion** equitable development and innovative community partnerships
- 3. Prioritize** environmental, social and governance (ESG) impact strategy development, measurement and reporting

Our Focus

UCC works with land owners to create mixed-income housing projects that prioritize financial returns for owners and deliver impactful outcomes for the community. We pursue innovative and creative strategies to create community-specific places that meet the needs of those who live, work and play within.

Our Partners



Development Strategy & Pipeline

NASHVILLE. Real estate fundamentals in Nashville point to healthy, sustainable growth and an attractive investment opportunity in real estate development. Positive construction starts, low vacancy and stable rents year over year indicate the strength of demand and rate of absorption in the marketplace.

DEVELOPMENT. UCC targets opportunistic and value add real estate development projects that are driven by community needs and aligned with community focus. Projects often incorporate land equity for improved returns and strengthened community partnerships.

HOUSING. A resurgence in Nashville's tourism, hospitality and entertainment sectors has fostered healthy demand for housing units, especially mixed-income housing. UCC specializes in multifamily, single-family for-sale and for-rent homes, and mixed-use housing.

IMPACT. UCC focuses on mixed-income housing projects that prioritize financial returns and will deliver impactful outcomes for the community. We implement strategic partnerships and community engagement to ensure the community informs the outcome of our projects.

Growing for Good

Preferred property types: Multifamily, mixed-use, single-family rentals, affordable for-sale residential

10

projects
in pipeline

\$1B

total pipeline
project cost

\$250M

total equity
requirement

16-20%

target return
(net fees and expenses)

Our Projects

1

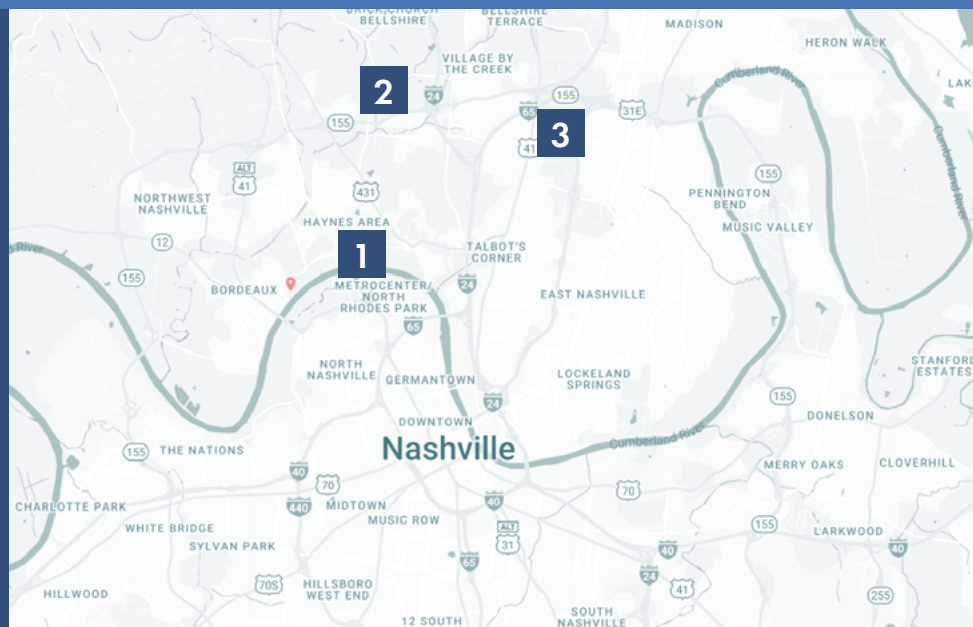
Northview - Active Senior Living
876 West Trinity Lane, Nashville, TN

2

Monroe Park
0 Knight Drive, Nashville, TN

3

Maplewood Cottages
204 Maplewood Trace, Nashville, TN





In the News

- **March 1, 2022, Nashville Business Journal:**
[Amazon-backed RED Academy announces first class of minority developers](#)
- **May 26, 2022, Nashville Business Journal:**
[From the Top: Nashville CEOs optimistic about second half of 2022](#)
- **July 1-7, 2022, Nashville Business Journal:**
[The Boss: Jennifer Horne](#)
- **Oct 5, 2023, Nashville Business Journal:**
[Real estate consultant helps developers navigate affordable funding amid high interest rates](#)

Awards

- **2022 Nashville Entrepreneur Center's NEXT Award:**
Finalist in the Startup category

URBAN CAMPUS & CORE

Contact Us

Looking to chat further? Reach out:
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