

YAEGER PLAZA DEVELOPMENT PROJECT

Yaeger Foundation/Yaeger Clinic Joint Venture



The Yaeger Plaza will be a modern multipurpose facility that will bring key services to Liberty City, Wynwood, Allapattah, Little Haiti and Hialeah. It will be constructed on the site of the existing Yaeger Clinic Building, which has been a fixture in the community since 1958. Originally established by integrative medicine pioneers Dr. Carl Yaeger, Jr., and the late Dr. Carl Yaeger, Sr., the Clinic became one of Miami's oldest and most respected health clinics. The new Plaza will contain an estimated 10,000 to 15,000 square feet per floor and will include the following.

- The **MEDICAL CENTER** will offer a wide array of health services such as preventative medicine, dental and maternity care. Anchor tenants will be hospitals and community health care providers that will offer outpatient services. Smaller spaces will be leased to private practitioners.
- The **EDUCATIONAL CENTER** will offer career training in health care and other fields. Universities and technical schools will be anchor tenants, while smaller space will be leased to other education-based organizations. This will also serve as the national operations center for the Foundation's *Technology Leaders Initiative* inventing/entrepreneurship program.
- The **COMMERCE CENTER** will provide mixed use office space that is wired for state of the art telecommunications and information systems. Anchor tenants will consist of governmental and corporate entities seeking modern, centrally-located office space. Smaller offices will be leased to entrepreneurial ventures operated by area residents.
- The **NATIONAL MEDICAL MUSEUM** is the most unique aspect of this complex. This medical museum and archives will educate the public about the contributions of Black health care pioneers via a variety of interactive exhibits and programs. The Museum will attract tourists to the area and serve as a field trip destination for local schools. An auditorium and two-level gallery will provide an excellent venue for public and private events.



THE YAEGER COMPANIES

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PARKING ♦ RETAIL ♦ RESIDENTIAL

The Yaeger Plaza will contain a multi-level parking garage (an adjacent overflow surface parking lot will also serve the Plaza). A pharmacy and café will be located on the ground floor. Apartments units for disabled veterans and senior citizens will be on a dedicated floor. Residents will enjoy an upscale atmosphere and benefit from health care services provided in the Plaza.

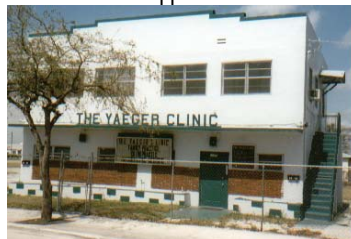
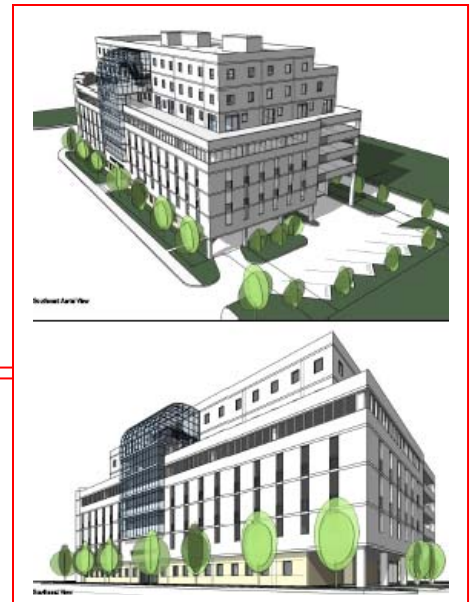
EXAMPLES OF PLAZA TENANTS INCLUDE:

Urgent Care Clinic ♦ Chiropractic Clinic ♦ Dental Clinic ♦ Birthing Center
Veterans Rehab/Training Center ♦ Electronic Medical Records Data Center
Employment Training/Placement Center

SITE MAP

miamidade.gov

Property Information Map



EXISTING FACILITY
1177 N. W. 62nd Street
Miami, FL 33150

NEW CONSTRUCTION

P = Plaza Building
S = Surface Parking

9/17/09



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