

INSIDE BUSINESS

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For the Calgary Herald
Windsor, the Arlington Street Investment's five-storey multi-use development has retail space of about 25,000 square feet on the main floor.

Arlington project respects community



DAVID PARKER
AROUND TOWN

This week, members of Calgary's commercial real estate community will receive information to help them find tenants for Windsor, the Arlington Street Investment's five-storey mixed-use development to be built at 50th Avenue and Elbow Drive S.W.

But instead of the usual printed brochure, realtors will be invited to a design centre in Arlington's offices on 8th Avenue S.W. where, similar to the way condominiums are sold, they'll be able to meet the development team, including owner's representative Quantum Place, NORR Architects, Clark Builders, POP Design Group, view a model and be shown the quality of the interior finishes and furnishings.

Arlington president and CEO **Frank Lonardelli** is a visionary who's always on the lookout for changes that will create wealth while enriching and servicing the communities where his developments are located.

The Windsor is a good example.

He arranged many town hall meetings with the surrounding communities of Windsor Park, Bel Aire, Britannia and Elboya and his consultant team to decide on the best use for his land.

NORR Architects then de-

signed the attractive five-storey building. Wanting to respect history and community, Lonardelli searched for the original owner of Burt's Grocery and **Norma Burt** was invited to meet the team and be shown what will be built where her shop was a popular meeting place for so many years.

The location is great, just minutes from downtown. Built on a bench, the views of the city skyline are quite spectacular and there is also easy access to Glenmore and Macleod Trails.

The main floor of almost 25,000 square feet of retail — already 50 per cent leased by the team at CBRE — was planned to hold a grocery store, restaurant and coffee shop. A further 70,000 square feet on the other floors offer prime office space above 219 underground parking stalls. To blend the building with the adjacent single-family homes to the east the structure tapers down to four town houses that also have use of underground parking.

The commercial realtors will no doubt be impressed with the new project, as they will be by Arlington's home in its new office block on 8th Avenue S.W. that replaced an old building that some will remember as the former home of the Tiki-Tiki Restaurant.

Lonardelli uses Pop Design Group — with offices in both Calgary and Los Angeles — for all of his interiors and his own floor is a fine example of its work. It's very open and uses DIRTT systems with write-on walls in all of the offices and Knoll furniture throughout the comfortable

Winnipeg where his Italian immigrant mother struggled to bring up her children after their father passed away. Frank was awarded athlete of the year at his high school but couldn't accept the university scholarship because he had failed to get his diploma.

Determined to succeed, he returned to school, went on to the University of Manitoba and entered the business world.

A couple of weeks ago he was back at Gordon Bell High School to present the fifth Arlington Street Foundation Scholarship to a deserving student who will be provided with a mentor and full tuition funding for the student's post-secondary program of studies.

After serving several months in the role in an interim position, **Bill Rosehart** has been appointed Dean of the Schulich School of Engineering at the University of Calgary.

Doug Gray believes in the law of karma and has built his company, Graycon Group, on the belief that if you do good things, good things happen.

It has certainly worked for him and Graycon that thrives on its reputation, image and charitable efforts.

Celebrating its 25th anniversary the IT consulting firm now has offices in six cities in Western Canada and they have contributed in donations and kind to local charities in an amount approaching \$1.7 million.