

ICSC U.S. Design & Development Awards



2015 Winners



**ICSC
Global
Awards**
U.S. Design
& Development

ICSC United States Design and Development Awards 2015 Winners

The ICSC U.S. Design and Development Awards honor and recognize the premier design and development trends of retail projects, new developments, renovation and expansion projects, and retail store design within the U.S. These awards provide information and insight to the entire industry on what it takes to achieve the highest level of recognition in design and development within the U.S., while being a distinguished addition to the other design awards currently offered by ICSC.

Winners of the 2015 U.S. Design and Development Awards, along with winners from other regional design and development programs offered by ICSC, will automatically be entered into ICSC's Global Design and Development Awards competition, the VIVA (Vision, Innovation, Value, Achievement) Awards, and are eligible to be named "The Shopping Center of the Year" or the "Best Sustainability Project." ICSC's VIVA Best-of-the-Best Awards honor and recognize the most outstanding examples of shopping center design and development, sustainability, marketing, and community service worldwide. The winners of the VIVA Best-of-the-Best Awards are announced during RECon, ICSC's annual convention in Las Vegas, Nevada.

Renovations/Expansions

COMMENDATION



Dadeland Mall Miami, Florida

Total Retail Space: 1,497,287 sq. ft.

Number of Stores: 167

Developer: Simon

Owner: Joint Venture with Simon and a private fund

Design Architects: 505Design

Production/Executive Architects:

CCA Design & Architecture, LLC

Lighting Designer: Bliss Fassman, Inc.

General Contractor: Plaza Construction Group Florida, LLC

Management/Leasing Company: Simon

The Kendall Wing expansion to the Dadeland Mall transformed the front door of the center by demolishing a wing that housed a series of brands under “one roof” and replacing it with a place that reflected the ambiance and design character of modern Miami. The project created an expanded new front door for the project, linked a luxury wing with a second level of restaurants, animated the project to Kendall Boulevard, and created an enhanced image for the center. A lower level internal entry connected the wing to the existing level of the center while a dynamic two-level exterior connection linked the expansion to the primary entrance in the front of the center. The new addition also contains an elegant second level valet entrance to the restaurants accessed through the parking garage. The new Kendall Wing creates an integrated indoor and outdoor luxury retail and dining experience evocative of South Beach. It’s an attitude expressed through the character of the exterior architecture and in the cool contemporary South Florida aesthetic of the interior featuring warm wood ceilings, sleek stone floors, a main court with mosaic flooring, modern furniture and a custom chandelier.

Renovations/Expansions

COMMENDATION/SUSTAINABLE GOLD



Destiny USA **Syracuse, New York**

Total Retail Space: 3,100,000 sq. ft.
Number of Stores: 218

Developer: Pyramid Management Group

Owner: Pyramid Company of Onondaga

Design Architects: Holmes King Kallquist
& Associates Architects

Production/Executive Architects:
Dalpos Architects & Integrators

Graphic/Lighting Designer: Destiny USA

Landscape Architects: Destiny USA

General Contractor: Cianbro

Finance/Leasing/Management Company:
Pyramid Management Group

Destiny USA, tourist destination in Syracuse that includes a strong mix of luxury outlet tenants, restaurants and entertainment, is at the forefront of the increasing importance of commercial properties to address the issue of sustainable design: it is the largest LEED® Gold certified retail commercial building in the world. Lease-mandated certification requirements for every tenant speaks to the commitment to sustainability...to date Destiny USA has 64 LEED CI certified spaces. Sustainability is also embodied by a Destiny-implemented Indoor Air Quality Management Plan; water conservation, with four million gallons conserved annually through as rainwater harvesting system and water-efficient plumbing, and the use of Forest Stewardship Council-certified wood used for more than 50% of permanently installed wood structures.

Renovations/Expansions

COMMENDATION



Lenox Square Atlanta, Georgia

Total Retail Space: 1,556,863 sq. ft.

Number of Stores: 175

Developer/Owner: Simon

Design Architects: RTKL Associates

Production/Executive Architects: Beck Architecture

Landscape Architects: Studio Outside

Lighting Designer: Randy Burkett Lighting Design

General Contractor: Beck

Management/Leasing Company: Simon

As a major renovation to one of the nation's premier regional malls, the renovation of Lenox Square not only changed the face of the mall, but also changed the image of Peachtree Road located in heart of the major commercial and financial business district of Buckhead. Lenox Square was a complex project with tight deadlines driven by the Christmas shopping season as well as maintaining that each tenant stay open during construction. The project scope included renovating the Peachtree Road face of the mall from Macy's to Niemen Marcus, renovating the existing atrium court in the center of the mall, and completely renovating the Fashion Café food court and patio dining space. As Atlanta developed around Lenox Square, the mall has transitioned from a suburban mall to an urban mall. With this, it was important to connect the interior of the mall to the exterior. The modern design pulls elements from the interior of the mall to the exterior and uses an all-glass entry to allow a view directly into the mall from Peachtree Road.

Renovations/Expansions

GOLD



The Outlet Collection at Riverwalk New Orleans, Louisiana

Total Retail Space: 250,000 sq. ft.

Number of Stores: 72

Developer/Owner: The Howard Hughes Corporation

Design/Production/Executive Architects: Omniplan

Graphic Designer: RSM Design

Landscape Architects: Studio Outside

Lighting Designer: Randy Burkett Lighting Design

Finance Company: Wells Fargo

Management/Leasing Company:

The Howard Hughes Corporation

The Howard Hughes Corporation's redevelopment of the symbolic Riverwalk Marketplace into The Outlet Collection at Riverwalk, the nation's first downtown outlet center, was instrumental to the continued revitalization efforts in the City of New Orleans. The former Riverwalk Marketplace, once a bustling city attraction, originally completed in the wake of the 1984 World's Fair that has over time declined, reopened on May 22, 2014 as The Outlet Collection at Riverwalk. The transformational renovation of the iconic property located on the Mississippi River took 11 months to reconstruct and expand the center from 190,000 to 250,000 square feet of leasable area. The Outlet Collection at Riverwalk offers discounted shopping and dining with 75 popular national brands and local favorites. Since completion, the Riverwalk has re-emerged as a top destination, providing the growing population and the city's more than 9.5 million annual visitors with a compelling shopping, dining and entertainment experience.

Renovations/Expansions

COMMENDATION



The Shops at Nanuet Nanuet, New York

Total Retail Space: 717,470 sq. ft.

Number of Stores: 56

Developer/Owner: Simon

Design Architects: Dorsky + Yue International

Production/Executive Architects: Dorsky + Yue International

Graphic Designer: Studio Graphique

Landscape Architects: Langan

Lighting Designer: Randy Burkett Lighting Design, Inc.

General Contractor: Whiting-Turner

Management/Leasing Company: Simon

Sitting on 61 acres, The Shops at Nanuet is an open-air main street redevelopment consisting of 400,000 square feet of new construction, including a new cinema, fitness center, and market to supplement two existing anchors. To be successful in a saturated retail market, the project had to have a strong, relevant, and well-articulated concept. The ambitious goal was not so much to reflect the immediate context, but to express and define the essence of the Nanuet community, its cultural DNA — that of a serene hamlet, situated only 20 miles from Manhattan. The project was conceived as an architectural theater of two actors: one playing a traditional neoclassical tune and another alluding to the industrial architecture of the turn of the 20th century. The dialogue of these cultural traditions — sometimes peaceful, sometimes a passionate argument — creates a unique architecture. Design decisions were guided by this concept, resulting in a sophisticated and convincing architectural image, greatly contributing to its overall appeal and success.

Renovations/Expansions

COMMENDATION



Walt Whitman Shops Huntington Station, New York

Total Retail Space: 1,063,186 sq. ft.

Number of Stores: 93 stores

Developer/Owner: Simon

Design/Production/Executive Architects:

EE&K, a Perkins Eastman company

Graphic Designer: Kiku Obata & Company

Landscape Architects: Site Signatures, Inc.

Lighting Designer: Bliss Fasman Inc.

General Contractor: EWHowell

Management/Leasing Company: Simon

Creating an exciting, new and valuable address for Long Island, the design for Walt Whitman Shops includes a 72,000-square-foot, one- and two-story addition which repositions the exterior (parking) environment surrounding the project into a high quality, landscaped outdoor setting. The design incorporates Walt Whitman's memory in a garden landscape and provides easy connections between the interior and exterior spaces. A focal point of the Shops' accompanying interior redesign is the interior Center Court. Once an underused intersection, this inviting space is encircled by elevated wooden louvers that greet visitors with a mix of earth tones and accented natural light amid comfortable lounge seating. Other interior services included the addition of seating areas throughout the building as well as upgrades to the restrooms. The exterior redesign repositioned the parking area to make way for more green space and pedestrian use along the Shops' perimeter. The design incorporates the existing entrances and conceals the required service program. Retail is anchored by restaurants which help to articulate each retail tenant along the row, and utilize a variety of quality materials. The varied facade now highlights each retail storefront, lending visitors the experience of taking a quiet downtown stroll rather than navigating a crowded mall. The design successfully transforms what is currently the backside of the mall into an expression of "Relaxed Luxury."

Renovations/Expansions

SUSTAINBLE COMMENDATION



Westlake Shopping Center Peoria, Illinois

Total Retail Space: 220,698 sq. ft.

Number of Stores: 13

Developer: Cohen Development Company

Owner: Westlake Shopping Center LLC

Design Architects: Cohen Development Company,
Pratt Design Studio, Chicago, and inVision Studios

Production/Executive Architects: Architectural
Research & Design

Graphic/Lighting Designer: Cohen Development Company

Landscape Architects: Cohen Development Company with
Farnsworth Group

General Contractor: Hein Construction, Peoria Construction
Company, and P.J. Hoerr

Finance Company: Busey Bank

Management/Leasing Company:
Cohen Development Company

Westlake Shopping Center in Peoria, Illinois features the largest semi-permeable interlocking concrete paver parking lot of any shopping center in the United States. High solar reflectivity creates a cooler parking lot in the summer, and a brighter, easier to see parking lot at night, with a 60-year anticipated life cycle. The cooler pavement reduces irrigation demands for the landscaping, and improves the development of root systems. Their permeability returns moisture to the natural hydrologic cycle and, when compared to asphalt, tremendously reduces the carbon footprint.

New Developments

GOLD



azalea Regional Shopping Center South Gate, California

Total Retail Space: 365,442 sq. ft.

Number of Stores: 28

Developer: Primestor Development

Owner: Primestor Development

Design Architects: Nadel

Production/Executive Architects: David Anderson

Graphic Designer: Selbert Perkins Design Collaborative

Landscape Architects: Conceptual Design and
Planning Company

Lighting Designer: Frances Krahe

General Contractor: KPRS Construction

Finance Company: Wells Fargo

Management/Leasing Company: azalea Joint Venture LLC

azalea is an approximately 370,000-square-foot open-air shopping center that includes the highest quality of retailers and brands in a strong Latino demographic. This 32-acre Los Angeles County area project replaced an underutilized, vacant site with a dynamic retail project. azalea is a fully entitled retail project and is the first of its kind done in modern architectural design elements, integrating various public amenities. azalea advances Primestor's mission of creating quality projects in communities overlooked by other developers. The center not only features an architecturally significant option for national credit tenants in a Latino-majority community, but is also a source of job creation.

New Developments

COMMENDATION



The Fountains at Farah El Paso, Texas

Total Retail Space: 600,000 sq. ft.

Number of Stores: 56

Developer: Centergy Retail, LLC

Owner: The Fountains at Farah, LP

Design/ Production/Executive Architects:

O'Brien Architects

Graphic Designer: RSM

Landscape Architects: SWA Group

Lighting Designer: O'Brien Architects

General Contractor: EMJ Construction

Management/Leasing Company: Centergy Retail, LLC

The Fountains at Farah offers a refreshing outdoor shopping and dining experience in El Paso, defined by a series of cascading fountains throughout the development. Designed by Jack O'Brien, the venue features 600,000 square feet of retail spanning 30 buildings across two terraced levels, a parking garage, and outdoor spaces that include an event lawn and 2,000 linear foot pedestrian thoroughfare. The destination center has attracted tenants that are new to the El Paso market, including Nordstrom Rack, Dick's Sporting Goods, HomeGoods, and Firehouse Subs, among others.

New Developments

COMMENDATION



MarketStreet Lynnfield Lynnfield, Massachusetts

Total Retail Space: 395,000 sq. ft.

Number of Stores: 87

Developer/Owner: WS Development and National Development

Design Architects: Prellwitz Chilinski Associates (PCA)

Production/Executive Architects: David Chilinski, AIA

Graphic Designer: Roll Barresi & Associates

Landscape Architects: Stantec

Lighting Designer: J&M Lighting Design, Inc.

General Contractor: Cranshaw Construction

Finance Company: A Life Insurance Company

Leasing Company: WS Development/National Development

Management Company: WS Development

MarketStreet Lynnfield represents the union of the best-in class-expertise in retail, residential and office use by WS Development and National Development. Since its opening in August 2013, MarketStreet has quickly become the North Shore's hottest retail and dining destination. The center boasts over 90 destination retail shops and restaurants in a traditional Main Street design that delivers a walkable retail scene and engaging public spaces that serve as a downtown for the area. The project was carefully designed to encompass many environmental elements to blend with its surroundings and an adjacent conservation land called Reedy Meadow. An expansive green offers year-round programming, including an outdoor skating rink in the winter, and fitness classes and movies on "The Green" in the summer. Market Square is an intimate space complete with a pergola, patio seating and an interactive sculpture garden for children with animal sculptures reflective of its surroundings.

New Developments

COMMENDATION



Palm Beach Outlets West Palm Beach, Florida

Total Retail Space: 459,399 sq. ft.

Number of Stores: 124

Developer/Owner: New England Development and Eastern Real Estate

Design Architects: Elkus Manfredi Architects and Dorsky Yue International

Production/Executive Architects: Dorsky Yue International

Graphic Designer: Roll Barresi (logo and signage)

Landscape Architects: Urban Design Kilday Studios

Lighting Designer: Randy Burkett Lighting Design, Inc.

General Contractor: EMJ Construction

Finance Company: Wells Fargo Bank and Bank of America

Leasing Company: New England Development in conjunction with FFO Realty

Management Company: New England Development

Insightful design, iconic treatment of the public realm, and premier retail brands have transformed the site of the nearly vacant Palm Beach Mall in Palm Beach County, Florida into Palm Beach Outlets, one of the nation's most successful outlet shopping destinations. In 2011, Palm Beach Mall Holdings, comprised of New England Development, Eastern Real Estate, and Lubert-Adler, purchased the multiple parcels comprising the 86-acre site of the Palm Beach Mall and began the process that would both reinvent a retail destination and revitalize a community. The 460,000-square-foot Palm Beach Outlets opened in February 2014 and features over 100 stores, including such brand favorites as Saks Fifth Avenue OFF 5TH, Ann Taylor Factory Store, Banana Republic Factory Store, Brooks Brothers, J.Crew | crewcuts Factory, Kenneth Cole, Nike Factory Store, Tommy Hilfiger Company Store, and Under Armour. The project's success is evidenced by strong sales, continuing tenant interest, community involvement and economic impact.

New Developments

COMMENDATION



The Shops at Stonefield Charlottesville, Virginia

Total Retail Space: 410,500 sq. ft.

Number of Stores: 40

Developer/Owner: EDENS

Design Architects: EDENS / Nelsen Partners

Production/Executive Architects: Nelsen Partners

Graphic Designer: EDENS / Payne Ross / Jan Roden

Landscape Architects: Mahan Rykiel

Lighting Designer: Bliss Fasman

General Contractor: EDC / RW Smith / Whiting-Turner / Teel

Management/Leasing/Finance Company: EDENS

The Shops at Stonefield represents Albemarle County's first foray into the Neighborhood Model District program, featuring a walkable site with a carefully crafted blend of national, regional and local retail, along with acclaimed restaurants. Specifically, Stonefield encompasses 240 apartments, 120 townhomes, a two-phased retail component totally 370,000 square feet, a 65,000-square-foot cinema, and a 135-key hotel. The center's contemporary design is both innovative and familiar, while intimate gathering places provide space for neighbors to sit and reconnect. Since opening in November 2012, Stonefield has become a magnet for local food enthusiasts, mixing one-of-a-kind restaurants like Parallel 38 with old favorites like Burton's and Little John's.

New Developments

COMMENDATION



Tanger Outlets National Harbor Oxon Hill, Maryland

Total Retail Space: 340,000 sq. ft.

Number of Stores: 78

Developer: Tanger Outlets, Peterson Companies

Owner: Tanger Outlets

Design Architects: CREATE Architecture
Planning & Design, PLLC

Graphic/Production/Executive Architects:
Adams & Associates Architecture

Landscape Architects: Loiederman Soltesz Associates

Lighting Designer: Hartranft Lighting Design

General Contractor: C-70 Builders, Inc.

Management/Leasing Company: Tanger Outlets

Located in Prince George County, Virginia, Tanger Outlets National Harbor is a dynamic lifestyle and shopping destination designed to create an exceptional retail experience, attract domestic and international tourists and pay homage to the area's historical roots. The 340,000-square-foot upscale outlet center is located just minutes from the nation's capital and features more than 80 brand name and designer outlet stores. The Center provides a significant economic boost to the area through sales and property tax revenues as well as the creation of more than 900 full- and part-time retail management and sales positions.

New Developments

COMMENDATION



The Village at Meridian Meridian, Idaho

Total Retail Space: 600,000 sq. ft.

Number of Stores: 53

Developer: CenterCal Properties LLC

Owner: Fred Bruning, Jean Paul Wardy

Design Architects: P+R Architects

Production/Executive Architects: Larson Architects

Graphic Designer: RSM Design

Landscape Architects: Lifescapes International Inc.

Lighting Designer: KGM

General Contractor: The Russell Corporation

Leasing Company: Central Properties Leasing Team

The Village at Meridian is set on approximately a 50-acre site. The project is the region's premiere mixed-use development. The development blends approximately 600,000 square feet of retail with 150,000 square feet of office, a 55,000-square-foot theater. The design combines the dense urban elements of a downtown within a spacious suburban setting. The massing of the development is designed to a pedestrian scale while the plan creates a cadence of real streets. The development is comprised of retail, office, entertainment and residential uses, in addition to a town green.

Retail Store Design

COMMENDATION



Brooks Trailhead Seattle, Washington

Type of Merchandise: Apparel

Architects/Interior Designers: Gensler

General Contractor: Skanska

Brooks' new retail space is a little quirky, a lot unexpected, and a celebration of happy. The space connects to multiple senses, engaging runners in new ways. At the core, the space is about the human experience: service, runners and the community.



Brothers Marketplace Medfield, Massachusetts

Type of Merchandise: Supermarket

Architects: Plan B Retail

Interior Designer: BHDP Architecture

General Contractor: Antoine Construction Management

This new prototype compliments the brand's existing core DNA, including the brand's history and values, while establishing a new identity and experience, emphasizing the concepts of local, community, and curation. Located in a quaint neighborhood, Brothers Marketplace layers elements of local heritage with a modern aesthetic. Replacing the town's beloved local department store, Brothers Marketplace features a new retro-style diner and a mural of the original Lord's store. The concentration on locally sourced foods sets Brothers Marketplace apart from standard supermarkets.

Retail Store Design

COMMENDATION



Gap Lincoln Road Miami Beach, Florida

Type of Merchandise: Apparel

Architects: Touzet Studio

Interior Designer: Carlos & Jackie Touzet

General Contractor: Plaza Construction

Gap, an iconic American brand, seized the opportunity to build a store on an iconic American shopping street – Lincoln Road in Miami Beach, Florida. Not only did we seek to elevate our presence in this very fashionable district, we saw an opportunity to build a unique space that would allow us to introduce two additional brands – Athleta and Intermix to the Lincoln Road customer. We stayed true to the Art Deco heritage of the area, while introducing modern elements to further elevate the store design and our brand aesthetic.



GoHealth Urgent Care Clinic - #101 Forest Hills, New York

Type of Merchandise: General Merchandise

Architects: MCG Architecture – Scott J. Hoffland

Interior Designer: MCG Architecture – Maribel Pasillas

General Contractor: Austin CCC – Randy Russ

GoHealth is revolutionizing access to the continuum of healthcare with a new model for urgent care delivery that emphasizes an effortless patient experience, by a seamless integration in patients' past history of medical services and needs to any facilities operated by GoHealth, a culture of care with world-class health system partners to ensure that doctor-to-patient interaction and implementation are maintained. With a building design and use of materials, GoHealth staff have utilized these elements along with the attitude of customer service in the retail sector to bring a more inviting environment to the patient.

Retail Store Design

COMMENDATION



Time Warner Cable Flagship Experience Store New York, New York

Type of Merchandise: Entertainment

Company: Time Warner Cable

Architects: Ware Malcomb

Interior Designer: Ware Malcomb

General Contractor: GCI Inc.

Step into the future of retail on 23rd Street in the historic Flatiron District of Manhattan by visiting the new Time Warner Cable (TWC) Flagship Experience store. The state-of-the art retail location was designed to create a new type of customer service aimed at providing patrons with a fun, interactive experience. Upon entry, guests are welcomed by a TWC concierge to guide them through their visit. The modern, open floorplan creates stations to showcase different products throughout and invites customers to experience products and services as if they were in their own homes.

Retail Store Design

GOLD



Gordon Biersch Brewery Restaurant Detroit Metropolitan Airport Detroit, Michigan

Type of Merchandise: Restaurant

Architects: Bray Architects, Inc.

Interior Designer: Studio H2G

General Contractor: TPC – The Petersen Companies, Inc.

Gordon Biersch Brewery Restaurant is located in the McNamara Terminal at the Detroit Metropolitan Airport. A refreshing approach to a brew pub. Amplifying the typical pub environment and airport bar, Gordon Biersch is contemporary and visually interesting. The space is punctuated by detailed wood screens with the stylized “wheat” graphic from the brand mark. Graphic screens are strong visual cues to the brand while creating a sense of place for the dining travelers. The space integrates both light and dark wood finishes for added warmth and texture. Wall panels with a patina meta- style finish create drama in contrast to the wood finishes. Contemporary-patterned fabrics for booth seating and accent lighting contribute as sense of playfulness throughout the space. The layout allows for a variety of ways for the traveler to interact and engage with the space, relaxing before a flight or sitting down to enjoy pub-style fare.

Retail Store Design

SUSTAINABLE GOLD



Hayden Meadows Walmart Portland, Oregon

Type of Merchandise: General Merchandise

Architects/Interior Designer: P+R Architects

General Contractor: R+O Construction

Walmart utilizes sustainable value networks to help integrate sustainable practices into all parts of its business. The design for the eco-roof was borne out of collaboration led by Walmart, P+R Architects, Roofmeadow, Portland State University, Audubon Society of Portland and the Portland Bureau of Environmental Services. The objective of this eco-roof Walmart project was intended to advance the scientific understanding of eco-roof performance in the greater Portland area as it pertains to rainfall runoff management, energy conservation and habitat creation. At 40,000 square feet, the Hayden Meadows Walmart store currently has the largest, most intensively monitored, eco-roof in the United States as confirmed by Roofmeadow, an eco-roof consultant.

Retail Store Design

GOLD



Illy Cafe and Fountain Bar Detroit Metropolitan Airport Detroit, Michigan

Type of Merchandise: Restaurant

Architects: inFORM

Interior Designer: Studio H2G

General Contractor: TPC – The Petersen Companies, Inc.

Inspired by the innovative McNamara Water Feature in which the water streams represent paths of flight, the fountain bar echoes these lines by creating a ceiling elegantly representative of a cloud-like form. The design wraps floating ribbons seamlessly, housing the renowned international coffee brand and contemporary bar and lounge. The coffee bar and lounge installation is paired with the water feature to provide the airport guest a central point of destination to decompress, relax, and find a familiar space to meet with traveling friends and colleagues. The unique design of the Espresso illy Fountain Bar is extended to its adjacent seating lounge, where the airport guest can enjoy a unique airport amenity on arrival or prior to their departure. The Fountain Bar installation uses LED panels to provide a soft ambient glow. This transforms the Fountain Bar into an attraction in Concourse A, as well as a connector to the Light Tunnel and Concourses B and C.

Retail Store Design

GOLD



Verizon Destination Store Mall of America Bloomington, Minnesota

Type of Merchandise: General Merchandise

Architects/Interior Designer: Chute Gerdeman, Inc.

General Contractor: BHL Services, Inc.

The Verizon Destination Store at Mall of America combines lifestyle storytelling and retail merchandising with an interactive digital experience to encourage the sale of devices, accessories and apps...“it engages shoppers throughout the store with a sense of discovery and curiosity,” noted a judge. “Great storefront and interior graphics draw shoppers in...the graphics are brilliant, and the store size is unique,” said another. The result is a new retail prototype, in one of the nation’s premier shopping destinations, that introduces the future of Verizon retail with a state-of-the-art, hands-on shopping experience.

Retail Store Design

GOLD



Walgreens Keeaumoku Flagship Honolulu, Hawaii

Type of Merchandise: General Merchandise

Company: Walgreens

Architects: Architects Hawaii Ltd.

Interior Designer: Lester Ng, LEED AP BD+C

General Contractor: DCK Pacific Construction, LLC

The new 36,700-square-foot Walgreens Keeaumoku Flagship Store is located on the corner of Kapīolani and Ke`eaumoku, the center of Honolulu, known to many as “the corner of Main & Main.”

For Walgreens, this bustling location was the perfect place to create their first-ever, new construction Flagship store. Since there was no precedent, all options were on the table—a rarity for a client of this magnitude. For the design team, this was a blank canvas, and an ideal opportunity to compose a truly unique space. The team designed a building that was locally inspired, locally relevant, and architecturally significant to represent the Walgreens brand in one of Honolulu’s primary gathering places. It pays homage to Hawaiian culture in a modern and contextually appropriate way, using the Ala Moana region’s storied past—a popular fishing area—for inspiration.

ICSC 2015 U.S. Design and Development Awards Committee



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