Denver’s historic Union Station redevelopment moves forward with RTD lease approval

Construction begins on transit center, retail and hotel spaces

December 3, 2012

Nov. 28, 2012 (Denver) – The team of accomplished redevelopers (Larimer Associates, Sage Hospitality, REGen, LLC, and Urban Neighborhoods) who are transforming Denver’s Union Station is pleased to announce that RTD has approved its lease of the historic Union Station building. The project is now set to begin December 3, 2012, turning Union Station into a bustling mixed-use, transit-oriented hub with a planned opening in mid-2014.

The project construction is being led by Colorado’s Milender White Construction Co. The building will be closed to the public starting on Dec. 1 and construction will begin on Dec. 3.

“It’s been a long journey, but our dream to see this historic landmark come back to life is one step closer,” said Dana Crawford, President of Urban Neighborhood and renowned historic preservationist.

Denver’s Larimer Associates is handling the retail leasing of the remodeled urban transit center, which will feature more than 22,000 square feet of ground floor space divided into approximately 10 independent retail and restaurant outlets, complemented by a 12,000 square foot public common area, the “Great Hall,” and 40,000 square feet of outdoor plaza space. In addition, the redeveloped Union Station will house Amtrak and RTD as well as feature a 110-room independent hotel on the upper levels to be managed by Denver’s Sage Hospitality.

“It is great to see this project move to the next stage. We look forward to working with a great team of accomplished developers who will transform the historical Denver Union Station into a transportation hub and tourist destination for generations to come,” said Phil Washington, General Manager of RTD.

To gain insight into what the community’s ideal vendors for the historic neighborhood center, Larimer Associates held a series of focus groups in early 2012 with downtown residents, businesses and transit riders.

“Interest in the space has been very strong and we are now actively working with several prominent Denver chefs and retailers,” said Joe Vostrejs, the Chief Operating Officer at Larimer Associates. “We understand the people want a strong local presence here as this will be a major new focal point for downtown Denver. And we’re also focused on offering services and goods that are important to transit riders and visitors.”

For more information on Denver’s Union Station, please visit www.denverunionstation.org.
About Regional Transportation District (RTD)
RTD meets the communities’ public transit needs by offering safe, clean, reliable, courteous, accessible and cost-effective service in an eight county service area while providing 100 million passenger trips annually. RTD is also a visionary among transit agencies creating a larger, better and more accessible system – through revolutionary ideas, public-private partnerships, and transit-oriented development – to fit into the lives of our communities. www.RTD-Denver.com.

About Larimer Associates
Denver-based Larimer Associates invests in and manages a diverse portfolio of real estate and hospitality-related businesses. It has been instrumental in creating vibrant retail developments with sensitivity to historic structures, including downtown Denver’s Larimer Square, Hanger 2 in Lowry, 32nd & Lowell in the Highlands neighborhood and 44th & Lowell in the Berkeley neighborhood. www.larimerassociates.com.

About Dana Crawford/Urban Neighborhoods
Award-winning preservationist Dana Crawford initiated a concept of urban renewal that was one of the first of its kind in the United States. She pioneered the redevelopment of Denver’s historic Larimer Square in the mid-1960s, creating a festival shopping area from the neglected and abandoned buildings of Denver’s original main street. Today, Larimer Square serves as a prototype for the revitalization of forgotten main streets and architectural landmarks throughout the country. Crawford is one the founders of Historic Denver, the originator of the loft movement in Lower Downtown Denver, and a founder of the Oxford Hotel.

About Sage Hospitality
Founded in 1984, Sage Hospitality has strategically grown into one of the largest privately held hotel management and ownership companies in the nation operating a variety of large, full-service hotels as well as extended stay and select-service properties. Sage Hospitality’s comprehensive portfolio includes major international brands such as Marriott, Sheraton, Renaissance, and Westin, and as well as independent boutique hotels. Sage Hospitality has further differentiated with the creation of the Sage Restaurant Group, which has created and is managing 10 unique restaurant concepts including the acclaimed Mercat a la Planxa in Chicago. www.sagehospitality.com.

About REGen, LLC
REGen, LLC is a real estate services firm focused on assisting clients with preserving, enhancing or realizing the value of their real estate assets. Drawing from the extensive experience of its principals across all asset classes, they provide investors and clients with asset management strategies for their property from the perspective of a principal investor/developer. REGen, LLC utilizes a systematic approach to development and asset management to allow clients to make highly informed real estate decisions, reduce costs and, when appropriate, monetize their real estate assets. www.regenllc.com.

About Milender White Construction Co.
Milender White Construction Co. (MWCC) is a Colorado-based construction firm that delivers high-quality, on-budget and on-time solutions. Focused on safety and customer satisfaction, our seasoned professionals are committed and passionate about cultivating long-term relationships with clients and partners. With practices in general construction, construction management, renewable energy and telecommunications, MWCC offers a wide range of experience as well as turn-key solutions. www.milenderwhite.com

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