

Irvine, CA R.D. Olson Construction Renovates Coronado Island Marriott Resort

R.D. Olson Construction has completed renovation of Coronado Island Marriott Resort in San Diego, CA. The world-renowned 2000 2nd St. hotel is owned by Host Hotels & Resorts.

During renovation, the Coronado Island Resort Marriott remained open, requiring well-planned rerouting and scheduling on the part of R.D. Olson. The Irvine-based construction company was on the fast track to complete renovation of the lobby and lounge, and the hotel's primary restaurant by the end of this year—a feat the R.D. Olson successfully accomplished. More than 15,000 sq. ft. of new construction was required for the three-phased project at a cost of \$2 million.

R.D. Olson brought a fresh look to the massive 6,300 sq. ft. lobby by removing many of its walls to create more open space and redirecting the traffic flow by resituating the retail store and meeting rooms.

The lobby now has a whimsical oceanic flavor, flowing with bright coral, grey and aqua furnishings, complemented by a playful underwater-patterned carpet. A freestanding registration desk displays a tasteful blend of lightly stained maple millwork on its face while the granite countertop is accented by inset broken bits of mother-of-pearl shell. Its two-toned walls of white and light taupe reach high to the existing wood-slatted ceiling, once again, reinforcing the waterfront feel. As with many Marriott lobbies, its overall design concept provides for a comfortable open-air setting that is equally welcoming to the business-suited CEOs or the sun-drenched body-surfer.

R.D. Olson also demolished three of the four existing walls of the lounge, opening it up to a light boundless arena. The new rich walnut flooring is used to define the core bar space. Blue and grey mosaic glass-tiled round columns spring upward from the zebrawood veneer bar

Orangewood Centre, Newport Beach



face, which is topped by a blend of granite and seashell. A canopy ceiling of iridescent seashells harmoniously distinguishes the space from the remaining lounge area. The construction company renovated The Café, the hotel's featured 3,700 sq. ft. restaurant that overlooks the pool and a rocky stretch of Pacific Ocean shoreline. Its richly stained walnut and bamboo zebra-like flooring and maple wood columns dazzled with florescent green, blue and white mosaic glass tiles are positioned throughout the restaurant. R.D. Olson also built a state-of-the-art buffet line enhanced by a maple and granite omelet station.

Meeting rooms also received a new location, boasting a new, professional look. Each of the three meeting rooms is enveloped by stained maple millwork walls in rich contrast to its new light-colored carpeting. ■

Newport Beach, CA Marinita Development is 85% Pre-Leased & Under Construction

Marinita Development Company announced that the company is 85 percent pre-leased on one of its latest project, a 26,400 sq. ft. retail convenience center in the City of Riverside, and has commenced construction. The development, known as Orangewood Centre, is located on a signalized intersection at the northeast corner of Van Buren Boulevard and Dauchy Avenue in the Orangecrest master plan area and is expected to open in the summer, 2008.

Situated on 2.7 acres, Orangewood Centre will consist of a total of four new buildings ranging in size from

6,000 to 8,100 sq. ft. Tenants include Firestone Tire—8,100 sq. ft., Kragen Auto Parts—6,000 sq. ft., 7 Eleven—2,400 sq. ft., Subway—1,100 sq. ft., Sip's Coffee—1,700 sq. ft., a dry cleaner—1,300 sq. ft., and a nail salon—1,200 sq. ft.

"This is a great location in an under-served market for retail," said J. Scott Fawcett, president of Marinita Development Co. "Orangewood Centre offers convenient access, great demographics and impressive traffic counts, and high visibility. We are very excited about this project and have received a great response from the community and the retail industry."

"We only have four inline spaces remaining, ranging in size from 1,000 to 1,300 sq. ft.," noted Fawcett. "We certainly have not experienced any decrease in demand for retail space at our projects."

Marinita Development currently has eight projects in various planning stages with a total of three retail projects under construction. In addition to Orangewood Centre, Marinita has a project in Indio, Calif. under construction as well as a supermarket/drug store anchored shopping center in Corona.

Orangewood Centre's architecture is best described as "Contemporary Craftsman" and was designed by Nadel Retail Architects, LLP of Costa Mesa, Calif. The general contractor is Moorefield Construction of Los Angeles, Calif. Funding for the project was arranged by Jeff Randolph of Avalon Financial Group Inc. of Irvine, CA. from Vineyard Bank. Lee & Associates of Riverside is leasing and marketing the center. Jeff Stanley, Nick Wirick and Kathleen Hunt are the leasing agents. ■