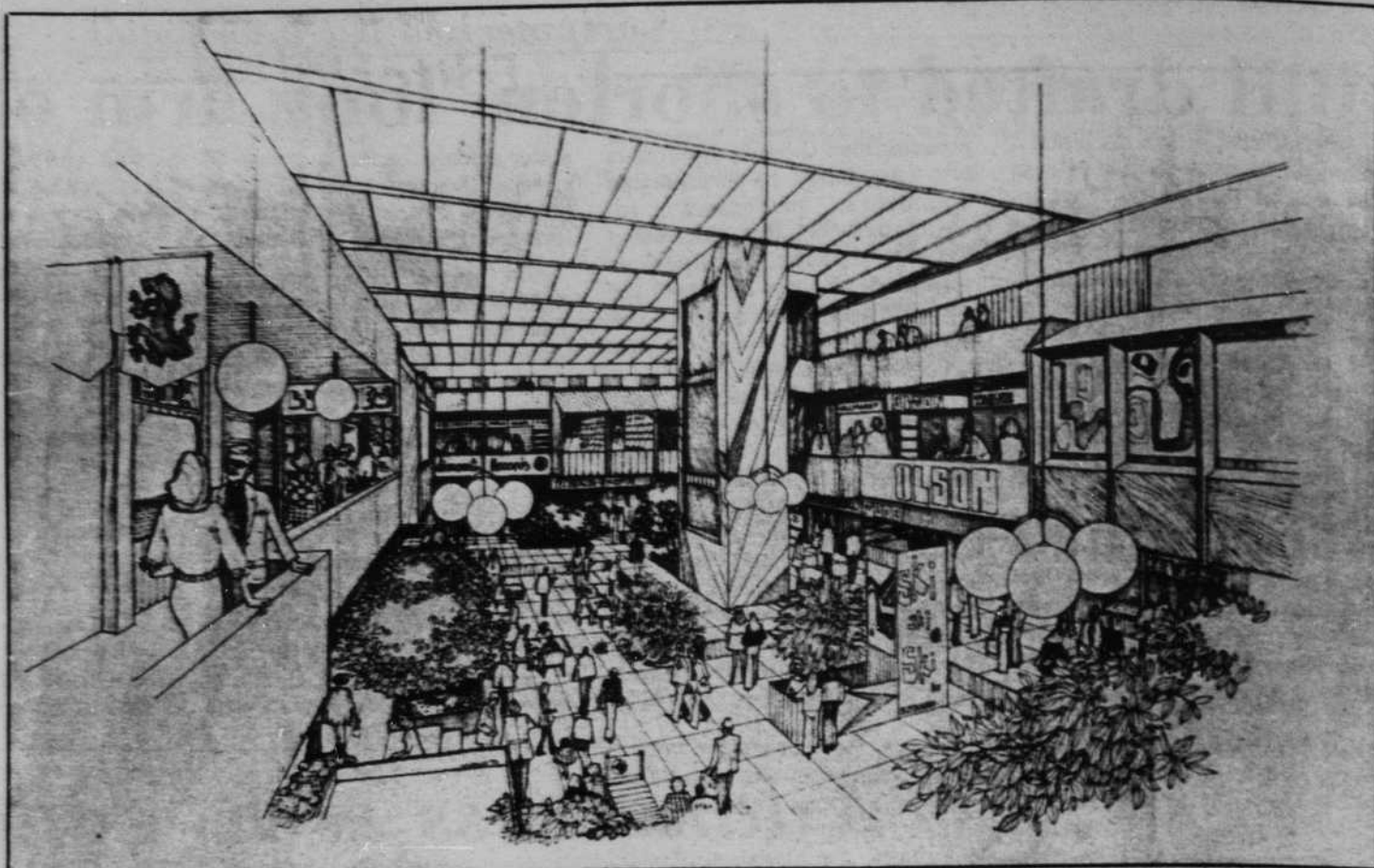


# New concept in shopping- the downtown 'mini-mall'



"The businessmen in Eugene are in full support of the mini-mall and feel it will be an asset to downtown," said Dan Desler, one of the partners in Churchill Village Development Co.

Churchill Village Development Co. acquired a quarter-block parcel of land at the northeast corner of 10th Avenue and Olive Street last year from the Eugene Urban Renewal Agency. They plan to break ground in February for the \$1.8 million Eugene Mini-Mall, according to Desler.

The mini-mall will be the first three-story one-building shopping center on the west coast and will house a number of small businesses in a skylighted, climate-controlled mall area.

"It will be a completely unique building," Desler said, "and will have a glass passenger elevator facing the inside of the building as well as other unique features." There will also be the city's "first true sidewalk cafe" Desler said. It will have outdoor eating space and will strive to have a "cosmopolitan approach to the restaurant facility," Desler said.

The 47,500 square feet of retail and office space available will house various businesses, including Elwood's Jewelry, Nu-Look Beauty Salon, the Athletic Department, Jim the Shoe Doctor, the 10th Avenue Barber Shop, the Craftsman Center, Coulter's Jewelry and Goldsmithing, and the Fashion Center.

Several of the businesses which will be housed in the

mini-mall are downtown businesses which have been displaced by Eugene Urban Renewal Agency projects. An agreement between these businesses and the Agency, according to Desler, calls for their leasing space in the mini-mall at a lower rate than the space would normally lease for.

The mini-mall will be private property and as such full-time security can be provided to discourage loitering, Desler said.

The Eugene architectural firm of Moreland-Unruh will design the mini-mall which will be built by Churchill Village Development Company.

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## Action slated on airport plans and city behavioral laws

Formal action on three proposed city ordinance amendments, concerning disorderly conduct, resisting arrest, and public indecency, is set for the Eugene City Council's second meeting of the year next Monday evening (the 22nd). The council's Committee-of-the-whole also agreed at its Wednesday meeting in the Eugene Hotel to hold a public hearing in the near future for two important airport recommendations.

The council subcommittee responsible for the behavioral ordinance amendments recommended their adoption with minor revisions which were implemented after a December 11 public hearing.

The Mahlon Sweet Airport was the subject of two arenas of discussion. The first involved the resolution providing for the adoption of the Mahlon Sweet Field Master Plan and Airport Layout Plan, including a controversial revision that would limit the zoning possibilities of the areas surrounding the airport. The resolution is the result of the Airport Commission's warning that unrestricted zoning

around the airport could eventually interfere with the city's air service. Two citizens attended the meeting to register protest and explain their positions. One city councilman called this resolution "one of the two most important measures that will face the council in the coming months."

Also recommended by the Airport Commission was an ordinance that would levy a \$2 boarding fee on all air passengers arriving at or departing from the Mahlon Sweet Airport. The purpose of such an ordinance would be to collect needed additional revenue while spreading the responsibility for financing the facility more equally among those who use it. A date will soon be scheduled for the public hearing where these two measures will be discussed.

Other measures to be decided upon at Monday's council meeting include: a resolution urging the State Legislature to ratify the equal rights amendment to the U.S. Constitution; formal acceptance of a gift of property adjacent to Spencer's Butte Park, donated to the city by Charles Emery and Mildred Ruby Pruett; and a suggestion to close the Hendricks Park Rhododendron Garden to weddings.

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SERVED 5-9 PM

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