



**TUMBLING DOWN-** -The concrete walls of the abandoned building at 8th and Figueroa streets are being knocked down to make way for a proposed shopping mall and office complex. The property is to be developed by Amoco Realty and Metropolitan Structures.

Times photo by Judd Gunderson

# Downtown Retail Mall, Offices Being Planned

## Figueroa St. Buildings Being Razed for Chicago Group's \$160-Million Proposal

By SHARON DIRLAM

Two downtown buildings are being demolished to make way for a shopping/office complex on Figueroa Street, between 7th and 8th streets.

The proposed project, valued at an estimated \$160 million, is to include a four-level retail enclosed mall and an office tower of about 20 stories. The shopping mall is to be the new location of Bullock's Department Store, The Times has learned.

The City Redevelopment Agency staff has received preliminary plans for the project which is along the path of the proposed "people mover" that would take pedestrians from Union Station through the Bunker Hill area, over to Figueroa Street and on to the Convention Center.

Being razed are the abandoned Ross-Loos building, a 12-story structure, and the former Army recruiting center, recently used as a warehouse. The property is owned by Amoco Realty Co., Chicago, a wholly owned subsidiary of Standard Oil of Indiana.

The project being proposed for the

site would be a joint development of Amoco Realty and Metropolitan Structures, also of Chicago.

"We've talked to city people, very preliminary talks," Jim Morgan, Metropolitan vice president, said. "We're still many months away from ground breaking. We are demolishing the buildings in preparation for the future development of the site."

Architectural renderings have been prepared by Welton Becket Associates, Santa Monica. Erkel-Greenfield Associates, Los Angeles, are listed as the structural engineers for the project. The Urban Development Group, Century City, is consultant to the developer (Metropolitan Structures).

Construction is tentatively scheduled to begin late this year and the department store is to open in September, 1982. The people mover is scheduled to be in operation late in 1983. By then, a second office tower on the site is also to be completed, along with additional parking, according to present plans.