

## Division Park Avenue



RENDERING COURTESY WOLVERINE

**Location:** Grand Rapids  
**Owner:** Brookstone Capital  
**Builder:** Wolverine Building Group  
**Architect:** Concept Design Studio  
**Size:** 47,000 square feet  
**Cost:** \$4.8 million  
**Ground breaking:** January 2011  
**Scheduled completion:** October 2011

**Basic description:** After several years of neglect and water damage, the historic buildings at 209 and 217 S. Division will be combined into Division Park Avenue apartments: 47,000 square feet containing 30 one- to three-bedroom apartments. Street-level space will be converted into six live-work units. The project includes construction of below-grade secure parking, an elevator, the addition of windows to the north side, and complete replacement of mechanical systems. With each building having more than 100 years of history, notable features such as a skylight-topped atrium and exterior architectural features will be preserved.

## Serrano Lofts



RENDERING COURTESY WOLVERINE

**Location:** Grand Rapids  
**Owner:** Brookstone Capital  
**Builder:** Wolverine Building Group  
**Architect:** Concept Design Studio  
**Size:** 16,000 square feet  
**Cost:** \$1.3 million  
**Ground breaking:** January 2011  
**Scheduled completion:** August 2011

**Basic description:** The 94-year-old, 16,000-square-foot building at 17 Williams S.W. will receive a total transformation into Serrano Lofts, 15 one- to two-bedroom apartments. The project will include the installation of an elevator, new historically accurate energy-efficient windows and complete replacement of mechanical systems.

## Smith Haughey Rice & Roegge office



PHOTO COURTESY WOLVERINE

**Location:** Grand Rapids  
**Owner:** Smith Haughey Rice & Roegge  
**Builder:** Wolverine Building Group  
**Architect:** Design Plus  
**Square feet:** 26,600 square feet  
**Cost:** TBD  
**Ground breaking:** Summer 2011  
**Scheduled completion:** Fall 2011

**Basic description:** The adaptive reuse of the historic Flat Iron Building at 100 Monroe will house the Grand Rapids office of law firm Smith Haughey Rice & Roegge. The project includes an interior LEED renovation of three-plus floors into office space. The extensive renovation will comprise a mix of open floor plans and private offices, incorporating the use of interior glass to allow daylight into the office spaces. Plans are to preserve as much of the original Chicago brick and wood joists as possible to highlight the strong history of the second-oldest building in Grand Rapids.