





See video of the debate

CLICK HERE

ozarks business Published Thursday, October 26, 2006

|
 |
 |

Developers compete for rights to Heer's renovation

"We'll be lucky and thrilled to have any of them"

Didi Tang
News-Leader

STORYCHAT: [Post Comment](#)

St. Louis — As Vaughn Prost makes every effort to win back the rights to redevelop the Heer's building in downtown Springfield, he faces some formidable competition from two St. Louis development teams.

The out-of-town developers apparently wowed a group of Springfield officials Wednesday with their work.



The Coronado in St. Louis was renovated by Amrit and Amy Gill. They are one of the development teams who are seeking the rights to redevelop the Heer's building.



An interior

MEDICAL BENEFITS GROUP

Health & Life Insurance



- Group Coverage
- Individual Coverage
- Medicare
- Dental
- GAP
- Long Term Care
- Retirement Planning

CLICK HERE FOR OUR BEST RATE QUOTE

(417) 725.0440 www.lowerhealthinsurancerates.com

"We'll be lucky and thrilled to have any of them," said Mary Collette, a city councilwoman, after touring several projects by Amrit and Amy Gill as well as Kevin McGowan.

"We cannot lose either way."

Of course, she added, Prost remains a viable candidate.

Prost, a Jefferson City developer who was the first one to show serious interest in renovating the former department store on Park

Central Square, bought the seven-story building in 2004.

However, he has had difficulty obtaining construction loans and missed several financing deadlines. Acting by a developer's agreement with Prost, the city of Springfield is in the process of taking over the acquisition loan on the building from the original lender, Great Southern Bank.

At the same time, the city is interviewing four development teams to find the most qualified one to renovate the downtown landmark. The fourth group is Randy Magers of Springfield, who has no project in St. Louis.

On Wednesday, a nine-member city group traveled to St. Louis to tour the projects by the Gills, McGowan and Prost.

They first stopped by the Coronado and the Moolah Temple by the Gills. Public places, such as the bowling alley and the movie theater, that the couple have built into their projects are impressive, said Tom Finnie, the former city manager who is now a special consultant for the city.

Three bankers from the Regions Bank accompanied the Gills on the tour, which pleased Finnie. "When you have three bankers walking around, that always gives you a warm, fuzzy feeling," he said.

- TODAY'S COVERAGE**
- Series forced to hit showers
 - A front-row seat to history
 - Lebanon outlasts Glendale
 - College notebook
 - Prep Roundup
 - Weaver, Reyes ready to start
 - Radar gun 'low' by Zumaya's standards
 - 'Cardinal Way' on display again in Series
 - Els takes final shot at Tour Championship
 - Rogersville dominates in taking district title
- MORE FROM THIS SECTION**
- Pintel baffled by Smith's injury
 - Every stroke counts for money-list order
 - Every stroke counts for money-list order
 - NFL games heading outside U.S.
 - Youth leads Pittsburgh
 - In third season, Chase finally competitive
 - Sabres extend season-opening win streak
 - Giants rough up Cowboys
 - Knee injury shelves Hasselbeck
 - NFL Roundup
 - Rams up and down so far
 - Cardinals rotate 4 players in left field

City officials have said the ability to get financing is key in selecting the developer for the Heer's project.

After lunch, city officials met with McGowan, who took the city group on a mini-tour of downtown St. Louis and talked about his efforts to beautify urban streets before stopping at several buildings he had renovated on Washington Avenue. He said development has transformed the avenue from a haven for the homeless and the drug dealers to a bustling, upscale commercial area with loft dwellers and restaurants.

McGowan, son-in-law of baseball star Mike Shannon, said he plans to bring a restaurant to the first floor of Heer's, add office space and build luxury condominiums with a price range of \$150,000 to \$275,000.

Amrit Gill declined to share his vision for the Heer's building in case his ideas could be stolen, but he said there would be substantial residential development.

His qualifications, Gill said, are the projects he has completed. "Take a look at our track record," he said.

McGowan said both his company and the Gills' are qualified to take on the Heer's project, but the difference is in the style.

- Cardinals rotate 4 players in left field
- Tigers capitalize on shaky Weaver
- Chase heats up in final stretch
- Sprague claims first victory at Martinsville
- Rookie Matteson takes lead at Funai
- Ward Burton back after long absence
- Sore ankle could sideline Leftwich
- Busch captures pole for Subway 500
- Rose shoots 60 at Funai Classic



Transportation \$500 SIGN ON HOME

General Employment PRECISION TRANSFER

Transportation RBX You Can Start

General Employment CENTRAL POWER

General Employment Fairfield Resorts

All Top Jobs

[About Top Jobs](#)



[Post a Comment](#)

This article does not have any comments associated with it

