

## Tenant Services

Property Management  
Robey Taylor - ext. 16

Maintenance/Repairs  
Linda Allen - ext. 25

Leasing Inquiries  
Sarann Leonard - ext. 29  
Jamie Marx - ext. 43

Conference Room Reservations  
Linda Allen - ext. 25

After Hours Emergency Paging  
Dial 636.537.1000 ext. 57

**SACHS PROPERTIES**  
400 Chesterfield Center • Suite 600  
Chesterfield, MO 63017  
**636.537.1000**

## Holiday Schedule

The Sachs Properties office will be closed May 28 and July 4, 2007.

## Rise and Shine! Great Harvest Bread Co. Brings Fresh Baked Goods to Hilltown Village

The tantalizing smell of fresh baked goods has been perfuming the air at Hilltown Village as of late thanks to Great Harvest Bread Co. Great Harvest opened its doors at 177 Hilltown Village in late January. The new restaurant offers dine-in or carry-out service and corporate deliveries.

"The focus at Great Harvest is on whole grains and freshness," said franchise co-owner Christy Matteuzzi. "We mill our whole wheat flour daily. Everything we serve is all-natural without any preservatives." Matteuzzi and her husband, Tom Eames, co-own the Chesterfield store as well as the Kirkwood Great Harvest.

The eatery offers an array of baked goods including bread, muffins, and cookies as well as cold sandwiches and hot Paninis. It is open Mondays from 10 a.m. to 6 p.m., Tuesday through Friday from 9 a.m. to 6 p.m. and Saturdays from 9 a.m. to 4:30 p.m. It is closed on Sundays.

According to Matteuzzi, the Chesterfield Village store is off to a great start. "The location is great," said

Matteuzzi. "We love our new space, the patio is awesome and we really enjoy being a part of the community."

Founded in 1976 in Great Falls, Mont., Great Harvest has specialized in 100 percent whole-grain products for more than three decades. The company, now headquartered in Dillon, Mont., has



The Great Harvest team (from left): Natalie Glass, Ellen Weis, Christy Matteuzzi and Dot Brinkman.

more than 200 locations in 39 states. Locally, Great Harvest can be found in Chesterfield, Kirkwood, Olivette and St. Charles. To order carry-out or corporate deliveries at the Chesterfield store, call 636/530-1687.

### "A Closer Look" con't from Page 1

It's the Century sculpture that used to highlight the interior of Chesterfield Mall (now Westfield Shoppingtown Chesterfield). The sculpture, commissioned by mall developer Jacobs Co., today marks the intersection of Chesterfield Parkway West and Justus Post Road. It was completed in 1976 by sculptor C.E. Van Duzer and donated by the mall to Chesterfield Arts in 1999.



400 Chesterfield Center

# It's Happening



CHESTERFIELD VILLAGE®

Issue 14 - Spring/Summer 2007

40th Year Anniversary - 1967 - 2007

## Construction Underway on New Office Building at Chesterfield Village



The five-story, 100,600-square-foot Central Park Square I will debut in 2008.

Sachs Properties is kicking off the 40th anniversary of Chesterfield Village with the construction start of a speculative Class A office building. The five-story, 100,600-square-foot Central Park Square I will become the 16th office building owned by Sachs in the 1,500-acre Chesterfield Village. The new building will debut in 2008.

"Demand for office space in Chesterfield Village continues to rise, due in part to our commitment to accommodate the growth of companies

who are already part of our community and in part to the 'destination location' the community has earned over the years," said Kathy Higgins, president.

The building is being constructed by BSI Constructors and is taking shape on a site in the 16000 block of Chesterfield Parkway West.

Designed by St. Louis-based HOK, it will be clad in red brick and feature an eye-catching curved façade topped by a cantilevered eight-foot cornice along the roof and punctuated by a profusion of windows. Ribbon windows will ring the fifth floor. Four-story glass curtain walls will mark each side of the structure.

Inside will be a two-story wood-paneled atrium lobby



Construction is underway in the 16000 block of Chesterfield Parkway West on Central Park Square I, the latest office building at Chesterfield Village.



### Take a Closer Look

With this issue of "It's Happening," we are introducing a fun, new feature. Here's a glimpse of a landmark in Chesterfield Village. Do you recognize it? For the answer, go to page four.

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## South American Churrasco Style Cooking Comes to Chesterfield Village with Debut of Bacana<sup>SM</sup> Brasil Churrascaria

The reputation of Chesterfield Village as a dining mecca continues to grow with the opening of Bacana<sup>SM</sup> Brasil Churrascaria at 16123 Chesterfield Parkway West. The steakhouse-style restaurant is the first true Churrascaria in the St. Louis area.

“St. Louisans really appreciate good food,” said Dolph Popp, general manager. “The Churrasco style of dining is unique in that all of the meat is cooked over an open flame and then served tableside. We’re excited to bring this South American experience to such discerning consumers.”

The word Churrasco is derived from the Portuguese word for barbecue. The cooking style originated in the 17th century with the gauchos of South America. Over time, the number of people enjoying this novelty began to increase, preparation was improved and churrasco became one of Brazil’s most famous dishes.

Bacana<sup>SM</sup> will serve an assortment of meats Churrasco-style including multiple cuts of beef and pork, chicken, shrimp, scallops, salmon steak and lamb. The restaurant will have a large salad bar and a hot food buffet with such traditional Brazilian fare as feijoda, a rice and bean dish, and seafood moquequa. The wine list will have more than 130 labels.

“We have two grills that are six feet wide

and nearly six feet high,” said Popp. “At any given time we cook up to 40 skewers of meat. The meat is then carved tableside by the churrasqueiro. The size of the cuts is truly awe inspiring. We carve from entire legs of lamb. The beef ribs alone weigh nearly 60 pounds.”

The restaurant can seat up to 220 people. In addition to the main dining area there is a 30-seat private dining room and a second private dining area with a stone fireplace that can be sectioned off to accommodate a large group. The décor will feature natural stone and wood and Brazilian slate flooring throughout.

Bacana<sup>SM</sup> will be open for lunch and dinner daily. Lunches, including unlimited servings of the various meats, will start at \$21.95 weekdays and \$22.95 on weekends. Dinner Monday through Thursday will be \$29.95 and \$31.95 on weekends and holidays. Children 12 and under are \$15 and children under five are free. Patrons are welcome to order just the salad bar or hot buffet.

Bacana<sup>SM</sup> is owned and operated by Tokyo-based PJ Group. PJ Group has restaurant operations around the globe including Tokyo; Honolulu, Hawaii and Shanghai, China. Bacana<sup>SM</sup> is its first restaurant in the continental U.S. The company is headed by President Junsei Ito and Chief Executive Officer Seiki Takahashi, both graduates of Washington University in St. Louis.

### Welcome!

Sachs Properties extends a warm welcome to the companies that have relocated to Chesterfield Village and to those that have recently renewed their commitment to the master-planned community.

**Artworks Design**  
**Atlas Tube Inc.**  
**Jonathon Benigas**  
**\* Binkholder, Dunlap & Solomon**  
**\* Tanya L. Crews**  
**Dr. Videsh Deshmukh**  
**\* Donohue & Associates, Inc.**  
**\* Community South Bank**  
**\* Great Harvest Bread**  
**Horace Mann Service Corp.**

**Lynda Hermsmeyer/Center for Therapeutic Massage**  
**Tim & Anne Jordan/Children & Families**  
**\* Midwest Staffing Solutions**  
**Regulatory & Cogeneration Services**  
**Remcom Inc.**  
**Revenue Cycle Partners LLC**  
**Jeff Smith/Farmers Insurance**  
**\* Walters Golf Management Inc.**  
**\* New to Chesterfield Village**

## Facelift and New Features Freshen Up Chesterfield Waterway

Waterway Carwash recently completed renovating its building at 15606 Olive Street Road. The renovations included adding new performance-boosting equipment to the car wash tunnel, an exit vacuum, updates to the building’s exterior and a new guest patio. All are designed to improve the customer experience.

“At Waterway, our goal is to provide a truly enjoyable, full-service car wash experience,” said Ian Cuneo, general manager of the Chesterfield location. “The renovations definitely enhance the service we’re able to provide. Features like the exit vacuum insure a faster and more effective wash.”

Cuneo reports that it has been a busy time for the car wash company recently, which in addition to renovating its six other locations in the metro area is also building a new facility in O’Fallon, Mo.

In addition to St. Louis, Waterway operates in Denver, Colo. and Kansas



**A few team members from the Waterway Carwash are pictured here with manager Ian Cuneo (far right).**



**Waterway recently completed a number of renovations to its Chesterfield location.**

City, Mo.

All Waterway locations present a complete range of car wash services, from Express to The Max, as well as fueling and convenience store services. It also offers a full slate of express detail options such as hand wax and leather care.

Hours at Chesterfield are weekdays from 7:30 a.m. to 8 p.m.; Saturday from 7:30 a.m. to 7 p.m.; and Sunday from 8 a.m. to 6 p.m. The gas station is open Monday through Saturday from 7 a.m. to 8 p.m. and Sundays from 8 a.m. to 6 p.m. For more information, visit [www.waterway.com](http://www.waterway.com) or call 636/532-7558.

## Tasty Summer Treats Heading Your Way!

Sachs Properties will be brightening your work week this summer with a delicious cool treat as part of its “Tenant Appreciation” series. Sachs staffers will deliver Sheridan’s Frozen Custard to the 31 office and retail buildings that make up Chesterfield Village. The free treats will be distributed weekly from June 6 through Aug. 8. Following is the tentative delivery schedule:

- June 6 – 300, 400, 444 and 500 Chesterfield Center
- June 13 – 1400, 1415 and 1422 Elbridge Payne
- June 20 – Hilltown Village Center
- June 27 – Herman Stemme I
- July 11 – Herman Stemme II and III
- July 18 – Roosevelt Building
- July 25 – Chesterfield Parkway I
- Aug. 1 – Olive 40
- Aug. 8 – Chesterfield Ridge Center