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PRESS RELEASE **Downtown restoration project to be complete this spring**

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Owner / Client:  
**Parker Block Investors, LLC**

SIoux FALLS, SD, FEBRUARY 8, 2006—Historic Downtown Sioux Falls will soon have an exciting downtown addition as the Parker Block building nears completion.

Facility User:  
**First Floor: Galland Law Firm**  
**Second and Third floors: TBD**

Originally designed by Wallace Dow and constructed in 1889, the Parker Block had been vacant for 20 years and neglected far longer before this dramatic rehabilitation by Koch Hazard Architects. Work began in the fall of 2005 and is expected to be ready for April 2006 occupancy. Renovations are extensive and include a full reconstruction of the main level, restoring exterior wood windows and Main Avenue storefront, new mechanical and electrical systems, as well as restored millwork and interior windows on the second and third floors. Galland Law Firm will occupy the first floor, while the second and third floors are available for lease or lease with equity.

Project Location:  
**313-317 N. Main Avenue**  
**Sioux Falls, SD**

Projected Completion Date:  
**April 2006**

Architect:  
**KOCH HAZARD ARCHITECTS**  
**Stacey L. McMahan, AIA, LEED AP**  
**Principal**  
**(605) 336-3718**

The building's exterior belies a light-filled interior on the upper floors where an opening in the third floor corresponds to a skylight above. The 13 foot by 21 foot skylight provides abundant natural light for offices on both floors through restored interior windows.

"The focus of Downtown Sioux Falls is shifting to include Main Avenue, which is also scheduled to be reconstructed this spring in the style of Phillips Avenue to allow more street life and encourage slower traffic," said Stacey McMahan, Parker Block Investor and principal at Koch Hazard Architects.

McMahan says the renovated building will be an attractive option for downtown office space. "Galland Law's space will maintain high ceilings in public areas and the building's historic fabric. The building will soon be returned to its original beauty."

Koch Hazard Architects is an architecture, planning and interiors firm providing services within the region to produce innovative design and effective delivery of quality projects.

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Interior construction—2/3/06



2004 Condition



Parker Block rendering