

Real Estate Journal

THE LARGEST WEEKLY COMMERCIAL/INVESTMENT NEWSPAPER IN THE WORLD

Tishman Construction completes renovation and modernization of Copley Sq. Hotel



Copley Square Hotel



Exterior, Copley Square Hotel

Tishman Construction Corp. of Massachusetts (TCC-MA) has completed the \$17 million, fast-track renovation of the Copley Sq. Hotel, built in 1891, for its owner, CapStar Copley, LLC.

The hotel's 143 guestrooms have been updated with a contemporary palette of fabrics, dark woods, and chrome, and the bathrooms were fully renovated. Guest rooms feature workstations with ergonomic chairs, and free Wi-Fi. Amenities include full-service concierge service, 24-hour complimentary coffee service in the lobby, and a daily "Wine Down" hour at five o'clock.

New dining options include XHALE for breakfast and dinner, and Minibar, a martini bar with a full appetizer menu. Additionally, the Lobby Lounge serves as a meeting spot for guests. The hotel partially opened for guests in January and was fully occupied this spring.

Arrowstreet, Inc. was the architect and Intra-Spec, Inc. served as interior designer for the project.

Some of the challenges involved in the renovation included managing significant changes that arose due to the age of the existing building; keeping the nightclub, Saint, operational during the renovation; and adding a new boiler and a second elevator.

TCC-MA's clients include: Boston Garden Development Corp.; Massachusetts Convention Center Authority (MCCA); State Street Corp.; U.S. General Services Administration (GSA); LNR Property Corp.; Carpenter and Company; The City of Worcester (City Square); YMCA of Greater Boston, Inc.; Sentinel Data Centers; New Center for Arts and Culture; and the City of Quincy Schools.

TCC's current projects nationwide include:

Boston: Renovation of the 14-story Ames Building, turning Boston's first skyscraper (built in 1904) into a four-star boutique hotel.

New York: One World Trade Center (aka the Freedom Tower), to be the city's tallest building.

Las Vegas: MGM MIRAGE's and Dubai World's \$9-billion CityCenter, an 18-million-square-foot, mixed-use project on the Las Vegas Strip.

Chicago: Managing a \$1.75-billion capital improvement program involving 1,950 renovation and expansion projects totaling 37.3 million square feet throughout the Chicago Public Schools system.