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Auburn Pointe ready to debut on west side

Wichita Business Journal - by [Adam Knapp](#)

Sauerwein Construction Co. Inc. is expected to turn over Auburn Pointe, a retail strip center located at the southeast corner of Maple St. and 135th Street West, to **Occidental Management**, on Monday.

Those involved with the \$6 million project say it's a much-needed addition to the rapidly developing area, which has an average household income of \$106,000 within a mile, according to Occidental's research. The nearest restaurant is **Shorty Small's** at Maple and 119th.

"After that, you'd have to drive to NewMarket Square, which is five miles away," says Occidental's Brady Miller. "I think it's very important to the area, especially from a restaurant standpoint."

The center is about 40 percent occupied. Occidental's wish list for possible tenants includes restaurants, preferably one that offers Mediterranean food, an upscale wine and spirits store, an insurance or financial agency, a women's boutique, a sports bar, a chiropractor and a tanning salon.

Occidental CEO Michael Monteferrante says it was his goal to have initial tenants in the center by the end of the year. "The task in 2008 will be to fill it up," he says.

Already signed on with Auburn Pointe are Sino's Chinese and sushi restaurant, **Subway**, **Great Clips**, **Sassy Nails** and a veterinary clinic. Monteferrante says one coffee franchise has shown interest in constructing a kiosk in front of the center.

Trees Seal the Deal

Spangenberg Phillips Architecture's Mike Decker was lead architect for the center. Monteferrante says he wanted Auburn Pointe to have the look of a Tuscan village.

"The thing I really like about it is the uniqueness of each one of the entryways," Monteferrante says. "Each one has a different facade. It really does give you that village concept."

Equity Bank financed the project.

Occidental has a reputation for maintaining its grounds. It was asked to plant mature trees to block the back view of Auburn Pointe.