

Philadelphia Waterfront Renaissance Showcased During XXXIV Biennial Congress

by Ian James Lord

Simcoe Chapter members received a thorough report on last month's Biennial Congress written by President Ian James Lord. KeyNotes shares the following excerpts of Ian's reflections with his gracious permission.

It is my pleasure to report on a very full schedule in Philadelphia, the "City of Brotherly Love." **Tom Dyke**, International President, and **Harvey Levin**, Philadelphia Chapter President, hosted the opening cocktail reception on October 11 in the main esplanade of the newly renovated 30th Street Station—a transportation hub roughly three times the size of Toronto's Union Station. Amtrak's monumental train station provided not only an appropriate setting but also featured a September 11 memorial montage of amateur photographs of the aftermath of New York's terrorist event.

The "Weekend Experience" planned by the local Chapter was land economics from its opening bell of speakers commencing at 8:00am on October 12 at the Independence Seaport Museum to its sigh of exhaustion at 2:00am the following morning in the lobby of the Hyatt Regency at Penn's Landing. Attendees heard from

Domenic Sabatini, Executive Director of the Penn's Landing Corporation who spoke of the challenges of developing a 37-acre-filled site on the west bank of the Delaware River isolated by the construction of Interstate Highway 95. The challenge to connect Penn's Landing to Philadelphia Centre and the City of Camden on the east side of the river featured several components: three vehicular and pedestrian walkways; a heliport; the construction of the Independence Seaport Museum (US\$20m); the 350-room Hyatt Regency Hotel (\$65m); 242-unit high-end rental accommodation (\$75m) and combined parking for in excess of 800 cars. Future growth plans outlined include a recreational centre, a 110,000 sq. ft. amphitheatre, commercial retail units comprising 600,000 sq. ft. (\$300m) and a 2,250-space car parking facility marketed as a family entertainment centre to be constructed by Simon Developments Inc. Additional information is at www.pennslanding.corp.com and www.camdenwaterfront.com.

Not to be outdone, the New Jersey shore's speaker Tom Corcoran, President of Camden Development Corporation spoke of joint waterfront facilities, many of which were apparent across the 2,200 ft.-wide Delaware. Proposed to augment the frequent ferry service and book-end bridges is a light rail addition to the Benjamin Franklin Bridge and an aerial tramway (\$35m) comprised of eight-person gondolas proposed to open in the Summer of

2003. Already constructed are: the New Jersey State Aquarium (1992); a 50-slip marina; a public privately-financed L-3 high-tech communications centre (600,000 sq ft) comprising 1,000 employees; and the "Tweeter Center" (1995), a 25,000-seat amphitheatre, 7,000 of which seats are covered for year-round performing arts center uses. Of the 85 performing arts center centers in the US, the Tweeter Center is the second highest grossing facility. It holds 80 winter performances and 40 summer concerts.

The newest addition to the Camden water frontage is the imposing Battleship New Jersey. Having won the competition for the retirement of this Iowa Class battleship, Camden has opened it as a visitors' destination, anticipating 400,000 visitors per year to be followed by a Phase II land museum. Proposals also include an

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Enjoying the 34th Biennial Congress (l to r): Roy Sheargold, Sydney, Australia; David Glancey, Philadelphia; and event organizer Joseph Egan, Philadelphia

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Roger Kallman Begins Term as International President, Shares Goals

The LAI gavel was passed to **Roger G. Kallman** of the London Chapter during the October 13 Board of Governors meeting in Philadelphia. He is the first LAI president from "across the pond," and will serve until the fall of 2003. Kallman is Director of Skidmore Owings & Merrill, Inc. UK office and has been a member for more than 20 years.

During the Board meeting, Roger outlined several areas of emphasis for his term. His goals are to:



Roger Kallman accepts President's gavel from Thompson Dyke

- Strengthen LAI's international connections with the advancement of new Chapters and Members-at-Large concentrated in the European Economic Community (EEC);
- Encourage expansion of Chapters that have growth in numbers of eligible candidates;
- Explore collaboration with other professional organizations and joint advertising;
- Seek corporate sponsorship for awards, events and other LAI programs; and to
- Continue the casual Weekend Experience gatherings for members and guests and retire the more formal Biennial Congress format to increase attendance.

In addition to all Chapter Presidents who are voting members of the Board of Governors, the following were elected to the Board on October 13:

First Vice President
Larry E. Lund ELY

Immediate Past President
Thompson A. Dyke ELY

Vice President—East US/Canada
Joseph M. Egan, Jr. PHILADELPHIA
Assistant Vice President
Josef Nathanson BALTIMORE

Vice President—Central US/Canada
Alan Artibise EAST-WEST GATEWAY
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Vice President—Pacific
David L. Callies ALOHA
Assistant Vice President
David Greenwood VANCOUVER

Secretary
J. Craig Williams ORANGE COUNTY

Treasurer
Les Pollock ELY

Member-Only Resources on Website

If you haven't visited www.LAI.org lately, you are missing out! Much of the International site is public access, but selected resources are protected as benefits exclusive to (active) members. How to gain access? Your click on the Member Only icon on the home page takes you to the log-in where you enter User Name and Password:

Members: See Your Print Edition of this *KeyNotes* for Codes

Assistant Treasurer
Ian James Lord SIMCOE

Scribe
James A. Fawcett LOS ANGELES
Assistant Scribe
Jeffrey L. Soule BALTIMORE

Historian
Alan Nevin SAN DIEGO

Lambda Alpha International Officers 2002

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Larry E. Lund ELY
Immediate Past President
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LAND ECONOMICS FOUNDATION

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Virginia A. Solomon SIMCOE
Vice President
Dr. John E. Gnuschke MEMPHIS
Secretary
Gary H. London SAN DIEGO

Treasurer
Dr. Stanley W. Hamilton VANCOUVER

KeyNotes newsletter is published quarterly for members of Lambda Alpha International. For more information about LAI activity, visit the website or contact the International Office:

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About Us Chapter News

ALOHA CHAPTER MEMORIAM

The Aloha Chapter notes with sadness the passing of one of its members, **Clinton R. "Tink" Ashford**. He was one of the founding partners in 1955 of the Hawaii law firm Ashford & Wriston. During his distinguished legal career he handled numerous landmark real property cases, including a condemnation case which ultimately was decided by the United States Supreme Court. Among his many public service positions, he served as President of the Hawaii State Bar Association and the Hawaii Justice Foundation. He also served on the Board of Governors of the American Bar Association. In addition, he was the Chief Justice of the Supreme Court of the Republic of the Marshall Islands from 1989 to 1996.

DENVER CHAPTER (IN FORMATION)

Tom Dyke reported that the reception hosted by LAI in Denver on October 4 produced enthusiasm for chapter formation. Members-at-Large **Marilee Utter** and **Wayne Mass** are the primary contacts for the effort. A broadcast email to all LAI members asking for potential member recommendations garnered good response.

PHILADELPHIA CHAPTER

The Philadelphia Chapter awarded two honors on October 12 just prior to the International Awards Banquet at the Independence Seaport Museum. Awards Chair

David Glancey presented the Legg Mason Skyline Award to Willard G. Rouse, III for his role in making the Kimmel Center for Performing Arts a reality and the Lupert/Adler Leadership Award to Congressman Robert Borski for his efforts to protect the Philadelphia Waterfront.



David Glancey (left) congratulates Congressman Robert Borski



Willard G. Rouse, III (left) visits with International President Tom Dyke

EAST-WEST GATEWAY—ST. LOUIS CHAPTER

The newest chapter of LAI was launched in St. Louis in September and chartered by the Board of Governors in October. The effort was spearheaded by longtime LAI member **Alan Artibise** following his move from Vancouver to St. Louis in January 2000. In Vancouver, Artibise served on the executive board for several years, including a term as President of the Chapter. In St. Louis, he worked with a small group of enthusiastic individuals over several months to launch a new chapter. **Larry Lund**, Vice President-Central and an Ely Chapter member also visited St. Louis on several occasions to share with potential new members the benefits of LAI membership.

The new executive board represents a significant cross section of the land economics world in St. Louis. It includes:

President:
John W. Brancaglione, Vice President
Peckham Guyton Albers & Viets, Inc.

Vice President—Programs:
Keith Hazelwood
Hazelwood & Weber

Vice President-Membership:
John S. Ross, President
Trilogy Real Estate

Secretary-Treasurer
Alan F. J. Artibise, Executive Director
Public Policy Research Center
University of Missouri-St. Louis

Directors:
Mark Branstatter, Principal
Trammel Crow Company

P. Joseph McKee, President
Paric Corporation

Paul J. Puricelli, Principal/Shareholder
Stone, Leyton & Gershman

Bruce Sokolik, President
McEagle Development

Carol Levinson Waggoner, Senior
Planner/Urban Consultant
Peckham Guyton Albers & Viets, Inc.

The new chapter will hold monthly dinner meetings and invite traveling LAI members to attend. Contact Secretary/Treasurer **Alan Artibise** at (314) 516-5273 or artibise@umsl.edu.

International Awards Presented in Philadelphia

A feature of LAI's Biennial Congress is the presentation of our International Awards. This year's honors included first-ever recipients in the new Skyline and Author categories. We congratulate the winners and are pleased to share the committee citations:

STAPLES CENTER, Los Angeles **International Skyline Award**

Lambda Alpha International recognizes Staples Center as an outstanding sports center and entertainment hub, the impetus for continued renewal of the South Park area of downtown Los Angeles, and as an exemplary package of community, environmental and labor innovations in support of the human side of development. It stands as an urban centerpiece worthy of LAI's first International Skyline Award.

WATERTOWN ARSENAL, Boston **PEABODY CENTER, Memphis** **International Skyline** **(Honorable Mention)**

JANE JACOBS

International Author Award

In recognition of: Her outstanding contribution to the field of land economics through a seminal body of works, including *The Death and Life of Great American Cities*, *The Economy of Cities*, *Cities and the Wealth of Nations* and *Systems of Survival*; Her continued civic engagement and activism against conventional mid-twentieth century planning practices; Her belief in human and urban vitality, and in diverse communities and neighborhoods that can sustain and replicate the complexity required of healthy cities; Her insightful understanding of urban design and history, and of the growing relevance of regional economies in the context of nations; Her philosophic analysis of political and economic morality; and her writings, which continue to explore the state of urban, regional and national constructs.

DR. FRANK G. MITTELBACH **(Los Angeles)**

Richard T. Ely Distinguished **Educator Award**

In recognition of his long-standing expertise and leadership in the study of urban land economics, for his early and insightful analysis of the importance of minority populations in the U.S., for his continued encouragement and support of future generations of students from all areas of the land economics professions, for his dedicated public service to city, state and national agencies in the housing and real

estate marketplace, and for his prodigious contributions to the body of real estate, housing and land economics research.

CARL WILLIAM "BILL" STRUEVER **(Baltimore)**

Gerald D. Hines Humanitarian **Award**

In recognition of decades devoted to redevelopment of old industrial/commercial/residential buildings resulting in a transformation of Baltimore neighborhoods. Annually, he has marshaled hundreds of volunteers to lend their time and talents to projects intended to assist distressed neighborhoods and their residents and devoted countless hours to civic, philanthropic, and humanitarian causes. He recognizes the vital link between economic development and a quality workforce and has spent countless volunteer hours in the cause of excellence in public education and workforce development.

KENNETH R. SPARKS **(George Washington)**

International Urban Affairs Award

As chief executive of the Federal City Council since 1974, Mr. Sparks has developed and guided a vision of a vibrant capital city with improved services for all residents. His leadership has assisted in bringing to fruition such projects as the Metrorail System, a redeveloped mixed-use Union Station, the Washington Convention Center, the Ronald Reagan World Trade Center, and the MCI Center

ROBERT PECK **(George Washington)**

International Public Official Award

As Commissioner of the Public Building Service for the US General Services Administration, Mr. Peck demonstrated strong leadership on building and design issues that benefit citizens across the nation. He introduced the National Center for Urban Development and Livability to support downtown revitalization and cultural vibrancy. His outstanding public service includes work at the Carter White House, the US Office of Management and Budget, the National Endowment for the Arts and the FCC. He served as president of the DC Preservation League and as a presidential

appointee on the US Commission on Fine Arts.



International Fellow M. Walter D'Alessio, Philadelphia, receives his award from International President Tom Dyke

M. WALTER D'ALESSIO **(Philadelphia)**

International Fellow Award

In recognition of his outstanding leadership and experience in planning, developing, financing and managing major real estate projects including the renewal of Center City Philadelphia, Independence Mall, Society Hill, and the Food Distribution Center. He has shared his advice and counsel with urban experts from around the world and as a teacher at the University of Pennsylvania.

ROBERT W. MAFFIN **(George Washington)**

International Fellow Award

In recognition of his distinguished career in housing management as Executive Director of the National Association of Housing and Redevelopment Organizations, and consultant to local governmental agencies. He has furthered the mission of Lambda Alpha International in Bulgaria, Czechoslovakia, Hungary, Macedonia, Poland and Indonesia.

VINCENT G. MAHER **(Los Angeles)**

International Fellow Award

In recognition of his outstanding leadership and efforts on behalf of LAI and the Los

Angeles Chapter over the past 15 years. His expertise and enthusiasm has contributed greatly to the growth and development of the chapter and enriched his real estate community.

HAROLD MELZACK
(London)

International Fellow Award

In recognition of his outstanding leadership and efforts on behalf of Lambda Alpha International and the London Chapter. As founder of the London Chapter he has been involved in nearly every phase of the chapter's growth and development, thereby serving as a leader in the land economics community in the U.K.

DAVID C. LACHOFF
(Los Angeles)

Member of the Year Award

In recognition of his outstanding personal and professional achievements for more than 40 years as a premier investment/office/retail broker. In addition, he has contributed extensive time and expertise to the Los Angeles Chapter of Lambda Alpha International and to the International Board of Governors.



International Award recipients pose at the Seaport Museum (l to r): James Fawcett; Gary Nelson (accepting for Vincent Maher); Robert Maffin; Brian O'Neill (accepting for Watertown Arsenal, Skyline Award honorable mention); Hank Metzger (accepting for Staples Center, Skyline Award); David Lachoff; Robert Peck; Frank Mittelbach; Kenneth Sparks; Larry Lund.

JAMES A. FAWCETT
(Los Angeles)

Member of the Year Award

In recognition of his outstanding achievements and contributions to the city and people of Los Angeles County and California through planning and development of the coastline. In addition he has contributed extensive time and expertise to the Los Angeles Chapter of Lambda Alpha International and to the International Board of Governors.

Additionally, **Thompson A. Dyke** presented a special award to Vice President-Central Region **Larry E. Lund** (Ely) in appreciation of his extraordinary assistance to the International President during his two-year term. The banquet was truly a festive occasion, and we were delighted that all but three recipients could be present to accept their honor and applause in person.

LAND ECONOMICS FOUNDATION OFFICERS ELECTED

We are pleased to announce and congratulate those elected by the LAI Board of Governors on October 13 to lead Land Economics Foundation (LEF) activity: President **Virginia A. Solomon** (Simcoe); Vice President **Dr. John E. Gnuschke** (Memphis); Secretary **Gary H. London**

(San Diego); and Treasurer **Dr. Stanley W. Hamilton** (Vancouver). On behalf of the Trustees, we remind Chapter leaders that Foundation funding is available to support their local educational programs in addition to LEF's annual graduate scholarship award. And, we remind all LAI members that their

voluntary contributions are the primary means of support of the Foundation. The \$25 donation (or any amount) paid with your 2002 annual dues payment or at any time is US tax deductible as a charitable contribution.

ADVERTISE YOUR SERVICES IN KEYNOTES

KeyNotes will be published quarterly in 2002, and advertising space will be available to members for a nominal fee. Standard 3 1/2" x 2" space can be reserved in all 4 issues for \$400 or any single issue for \$125. Prepayment by check, VISA or MasterCard is required. Deadlines are January 1 (Winter), April 1 (Spring), July 1 (Summer), and October 1 (Fall).

Ads can be submitted on negative film, camera-ready hard copy (no screens) or in a digital file. Digital files should be black and white only, in EPS or TIF file format, with all text converted to outlines (Photoshop and Illustrator are preferable). If you have questions on specifications, call 312-644-0828. We look forward to providing this service to you!

KEY QUESTION

Misplaced your Lambda Alpha key pin? Replacements are available from the International Office @ US\$20, prepaid. Simply send your request with your business card to the Chicago office and enclose a check or VISA or MasterCard account information and your order will be filled promptly.

Welcome New Members*

Aloha

Wendell F. Brooks, Jr., Kamenameha Schools
Karen Char, John Child & Company
Sumner J. La Croix, University of Hawaii at Manoa

Baltimore

Charles C. Carter, Natl. Transportation Ctr., Morgan State University
Rachel F. Edds, Planning Consultant
Thomas J. Flynn, Thomas Point Associates
Erik C. Johnson, Development Credit Fund, Inc.
Robert Lefenfeld, Real Property Research Group, Inc.
Michael Lester, Chesapeake Bay Foundation
E. Evans Paull, Baltimore Development Corp.
Harold Young

East-West Gateway—St. Louis

Ed Alizadeh, Geotechnology, Inc
Richard J. Barr, The Clayton Engineering Company, Inc.
Kathleen Brady, Saint Louis University
John W. Brancaglione, Peckham Guyton Albers & Viets, Inc.
Mark L. Branstetter, Trammell Crow Company
John Bugh, LaSalle Bank
Keith W. Hazelwood, Hazelwood & Weber, LLC
Michael Jones, St. Louis Regional Empowerment Zone
Robert E. Jones, The Jones Company
William Laskowsky, McEagle Development
Richard Leuck, Enterprise Bank
Carol Ann Levinson, Peckham, Guyton, Albers & Viets, Inc.
Paul J. McKee, Paric Corporation
Paul J. McKee, Jr., Paric Corporation
J. Wayne Oldroyd, City of Maryland Heights
Catherine Powers, City of Clayton
Paul J. Puricelli, Stone, Leyton & Gershman, PC
Kevin E. Riggs, Stock & Associates Consulting Engineers, Inc.
Donald W. Roe, City of St. Louis
Darrell Roegner, Midwest BankCentre
Bruce Sokolik, McEagle Development

George Washington

Joseph R. Bender, Stanmore Associates and Potomac Land Associates, Inc.
Matthew Birenbaum, AvalonBay Communities, Inc.
Joel R. Cannon, Transwestern
Harold E. Davis, Jr., SmithGroup, Inc.
Alain deVergie, U.S. Department of State
Jeffrey H. Domber, U.S. General Services Administration
Devpal S. Duggal, Metropolitan Architects & Planners, Inc.
Victor C.W. Dzidzienyo, Howard University
Hazel Ruth Edwards, Morgan State University
Betty Hagar Francis, Prince George's County, Maryland
Anne B. Frej, The Urban Land Institute

Richard R. Harps, Harps & Harps, Inc.
Alan E. Harwood, EDAW, Inc.
D. Rodman Henderer, RTKL Associates
Mark Kissel, Kissel Consulting
Carol J. Mitten, Mitten & Reynolds, Inc.
E. Mitchell Norville, Boston Properties
Elizabeth Anne Parker, U.S. Department of Transportation
Edward M. Rogers, Nixon Peabody
Michael Rogers, Metropolitan Council of Governments
Mitchell N. Schear, The Kaempfer Company
Dean Schwanke, The Urban Land Institute

Los Angeles

Barry Baker, Grubb & Ellis Company
David W. Denton, David Denton, AIA Architect
Elizabeth Ghaffari, Technology Place, Inc. (Honorary)
Gregory J. Karns, Cox Castle & Nicholson, LLP
Christopher Erik Maling, Marcus & Millchap, Inc.
Marsha V. Rood, Redevelopment Agency, City of Culver City
William E. Weinberger, Selvin Weiner & Weinberger, LLP

New York

Alice P. DiMarzio, Newmark Capital Group
Marie-Danielle Faucher, Landauer Consulting Group
Joyce F. Geiger, National Research Services
Scott Singer, The Singer & Bassuk Organization

Orange County

Robert Dietrich, KPMG, LLP
Steven Fontes, Reinhart Fontes Assoc., Inc.

Philadelphia

Frank J. Ferro, The Rubenstein Company
J. Brian O'Neill, O'Neill Properties
Stan Rugis
John F. Scorsone, Genesis Management Group
Michael C. Wachs, AMC Delancey Group

Sacramento

Dain Domich, Separovich Domich Real Estate
Patty Dunn, City of Roseville
Don Harris, Nehemiah Progressive Housing
Scott Kuklish, PM Realty Group
Tom Lee, City of Sacramento
Mike Lyon, Lyon and Associates Realtors®
Jim Stewart, ECORP Consulting, Inc.
Rick Whitsell, Capital Valley Bank

**Inducted July 16–November 15, 2001*

expanded marina and doubling of the Aquarium, a for-profit facility expected to attract up to 1.2 million visitors per year. To complement the Philadelphia side, Camden also proposes a family entertainment center and commercial uses with more moderate prices. Both cities cooperated in the lighting of the Ben Franklin Bridge, the proposed construction of the aerial tramway and provision of integrated waterfront transit. Camden City is about 500,000 in population while the tri-city area, including Philadelphia and its census metropolitan area is about 5.5 million.

Attendees were also introduced to **Rick Lombardo**, the Deputy Commissioner of the City Planning Commission of Philadelphia who later became a tour guide to Conshohocken and Manayunk and part of the City Centre. Waterfront planning in Philadelphia was initiated by the local congressman. A proposal call was won by a consortium of consultants, and their ambitious report dated October 2001 deals with a 10-mile stretch of the Delaware River located within ten minutes of City Centre and a one-hour



Fereydoon Ghaffari and David Lachoff, Los Angeles Chapter, greet Karen Sieracki, London Chapter, during the Presidents' Reception

drive to New York City. The proposed plan, having a 20-30 year horizon, begins with a Phase I environmental remediation plan, development of riverfront park and road works and a reconnection of the waterfront to residential areas east of Interstate 95. It is reportedly premised on a growth of approximately 10,000 units and a density of 20 units per acre.

The Mobile Workshop

Conshohocken, a former mill town about 15 miles north of Philadelphia on the single arterial crossing of the Schuylkill River, presented an opportunity for the local

Chapter to present, by seminar, an example of a mixed-use office/residential hotel and industrial development. The [Montgomery] County Redevelopment Planning Commissioner, the favored RFP developer, and federal redevelopment funds moved a sleepy industrial revolution



LAI Presidents chat during the Biennial Congress (l to r): Eugene Stunard (1992-93); Thompson A. Dyke (1999-2000); V. Philip Boname (1996-97); and Frank H. Spink, Jr. (1997-98)

water-oriented, low-rise industrial base into an isolated mid-rise office community at the base of a five-pronged interstate highway division point.

At Manayunk, on the Philadelphia boundary, the local Chapter provided a seminar and walking tour of the waterfront redevelopment of mixed uses. Manayunk, also a mill town, moved from a suburban residential community of some antiquity to a thriving craft-oriented commercial residential enclave, boasting five regional-scale theme events throughout the year attracting significant tourist dollars. Trendy, eclectic and struggling, Manayunk has now been stymied by a wave of environmental activists endeavoring to return an adjacent island from its industrial and residential mills origin to green space.

Returning to Philadelphia, a further seminar was held by the construction manager of architect Raphael Vinoly's Kimmel Center for the Performing Arts. This facility, now nearing completion (\$245m), covers a city block with arched steel and glass accommodating two performing arts theatre facilities, ostensibly in open air but under a high glass canopy. The Center is located in Philadelphia's traditional downtown, proximate to the new convention center and west of the historic square mile.

The Awards banquet was preceded by a reception on the terrace of the Seaport Museum offering an impressive vista of both skyline and waterfront. As the sun set,

David Glancey presented the Philadelphia Chapter's annual awards (more on pg 4), and Joseph Torsella, President and CEO of Philadelphia's new Constitution Center, spoke about the city's efforts to promote the origins of the U.S. Constitution in Philadelphia through new construction. Following dinner, our speaker was John Timoney, Police Commissioner for the City of Philadelphia and former first-deputy commissioner of New York City's Police Department, who spoke on "Crime and Safety in Cities in the 21st Century." Commissioner Timoney reviewed Philadelphia's security plans and underscored how urban design response mechanisms and personal awareness and sense of space must be hallmarks going forward.

Master of Ceremonies **Thompson Dyke** then assisted International Awards Committee Chair **Josef Nathanson** (Baltimore) in recognizing the recipients of LAI's biennial awards in eight categories. (More on page 4.) Deserved applause also was given to **Joseph Egan**, LAI Vice President—Eastern Region for chairing this successful event that drew nearly 100 members and guests from 11 chapters. Following the presentations and acceptance remarks, **Michael J. Driscoll** invited



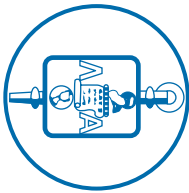
Philadelphia Police Commissioner John Timoney

his fellow LAI members to Finnegan's Wake, his three-level Irish pub and dance hall. The building being the site of a former coffin factory was crowded, boisterous and a clear destination attraction, often accommodating several dozen off-duty policemen amongst its hundreds of patrons.

Saturday's conclusion was in the lobby of the Hyatt Regency at Penn's Landing as stragglers over nightcaps accommodated "last call."

Mark your calendar and plan to attend our next Weekend Experience—May 3-5, 2002, in Vancouver, BC. David Greenwood and a long list of Vancouver Chapter volunteers are creating a memorable program in their scenic city that you won't want to miss. We suggest that attendees from outside Canada bring a passport for means of identification. See you there!

LAMBDA ALPHA INTERNATIONAL



AN HONORARY LAND ECONOMICS SOCIETY
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