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ALMANAC

WEATHER

Friday: Cloudy. High of 33, low of 16.

Saturday: Snow showers. High of 29, low of 24.

Sunday: Snow-5-8 inches possible. High of 33, low of 22.

Monday: Cloudy. High of 25, low of 10.

Tuesday: Sunny. High of 19, low of 5.

Sunrise: 8:00 a.m. Sunset: 5:00 p.m.



In the Wednesday Express:
HOUSING REPORT



Courtesy graphics

This rendering shows the design of the Limelight Hotel's lobby. The hotel will continue to be built throughout the winter, and is scheduled to open in December 2016.

Limelight Hotel's interior design takes shape

Company builds a showroom on Second Street

By PETER JENSEN

Express Staff Writer

Despite the snowy weather hitting Ketchum in recent weeks, construction on the Limelight Hotel has continued unabated.

And its developers, Aspen Skiing Co., are building a showroom on Second Street that will offer a sneak preview of what a finished residential unit will look like.

Just down the street from the construction site, crews were abuzz with activity Wednesday at 171 Second St. building the model, which will show a dining room, kitchen, guest room and other features.

The five-story, \$58 million hotel at Main and First streets will have 14 residential units ranging from three and five bedrooms on the upper floors, with about 100 hotel rooms on lower floors.

Rowland + Broughton, a design firm with offices in Aspen and Denver, has been hired to design the residential and hotel rooms as well as public spaces, Principal Sarah Broughton said.

Broughton said the firm was challenged to come up with a design that complements Ketchum's legacy, including the Sun Valley Lodge, while at the same time offering a distinct accommodation for visitors.

Broughton said she stayed at the Lodge, which was recently renovated to expand guest rooms and improve the lobby and other public spaces. The resort reduced the number of rooms there to target an upscale clientele.

Yet the Limelight will have to have its own brand and identity in offering luxury accommodations. Nor does it simply want to the mimic the Limelight Hotel in Aspen, Broughton said.

Aspen Skiing Co. purchased that hotel in 2008, and hired Rowland + Broughton to redo its lobby, suites, guest rooms and other spaces, she said.

Broughton said she and others involved with the design had local real estate broker Dick Fenton take them on a tour of Ketchum, explaining the history and pointing

out architectural and design highlights.

"We were really inspired by the history of Sun Valley," she said. "Months have gone into these floor plans. We did a lot of research."

Broughton said she wanted the Limelight's design aspects to honor stages of Ketchum's history, from its founding as a mining town, to becoming a hub for sheep trailing, to its discovery as the site of the first destination ski resort in the U.S.

Don't take that to mean there will be miners' pickaxes hanging on the walls, or sheepskin rugs on the beds. Design isn't that ham-fisted.

"This is a lot more youthful, energetic. We were really responding to the history of Sun Valley."

Sarah Broughton

Rowland + Broughton

Rather, Broughton said she wanted people to encounter a "simple, no fuss" entrance to guest rooms, which feature a lot of wood with custom headboards. That's intended to be reminiscent of the rooms miners had in Ketchum.

The design will have a lot of black and white in certain areas. That's supposed to remind people of how light and shadows react in a stand of trees on snowy days on the mountain, or along cross-country trails.

That will be punctuated with more lively colors, such as greens, reds and others, for furniture pieces.

In honoring Ketchum and Sun Valley's connection to Austria, some of the benches feature wood-working flourishes that would be found in that European country, Broughton said.

She said the modern design will also represent a new stage of Ketchum.

"What's the next iteration of this town?" Broughton asked. "You have to keep reinventing yourself. Why are people coming

here? Why are people coming to Limelight?"

The hotel is designed to be attractive to families and a younger generation from Sun Valley's tourism base in Seattle, San Francisco and Los Angeles.

"It's very warm and contextual to the Ketchum lifestyle," Broughton said.

People come here to get away, and to shed baggage they might be carrying in their home and work lives, she said.

"We really want to be that platform for that next generation of memories," she said.

She said the crew is working to finish the showrooms by next Friday, in time for people from Aspen Skiing Co. to come and review them. They will offer opinions on details such as which door manufacturer to use.

It's also expected to be open in time for the holiday rush of tourists into Ketchum, potentially enticing buyers.

At the hotel site, Aspen Skiing Co. Project Manager Jim Garrison said construction is continuing even with the snowstorms that have blown through Ketchum in recent weeks.

"This is good for skiing, not quite as desirable for construction," Garrison said. "[But] we're moving along very well."

The crews spent summer excavating the site and pouring concrete slabs, and have been moving up one story at a time. Garrison said they're preparing to pour concrete on the second level on Dec. 17, but may have to shovel off snow for the work to commence.

With that, they can begin setting steel columns up to the third floor in the next several weeks. The goal is to finish pouring all concrete on the second floor by mid-January, which would allow them to move up to the third floor after that.

The schedule will continue through the heart of winter, as the hotel hopes to open in the latter months of 2016.

"We're pretty positive that everything will continue to move as smoothly as it has," Garrison said.

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This graphic depicts the design of a future guest room at the Limelight Hotel on First Street and Washington Avenue in Ketchum. The guest room will be part of residential units on the hotel's upper floors, which will range between three and five bedrooms.