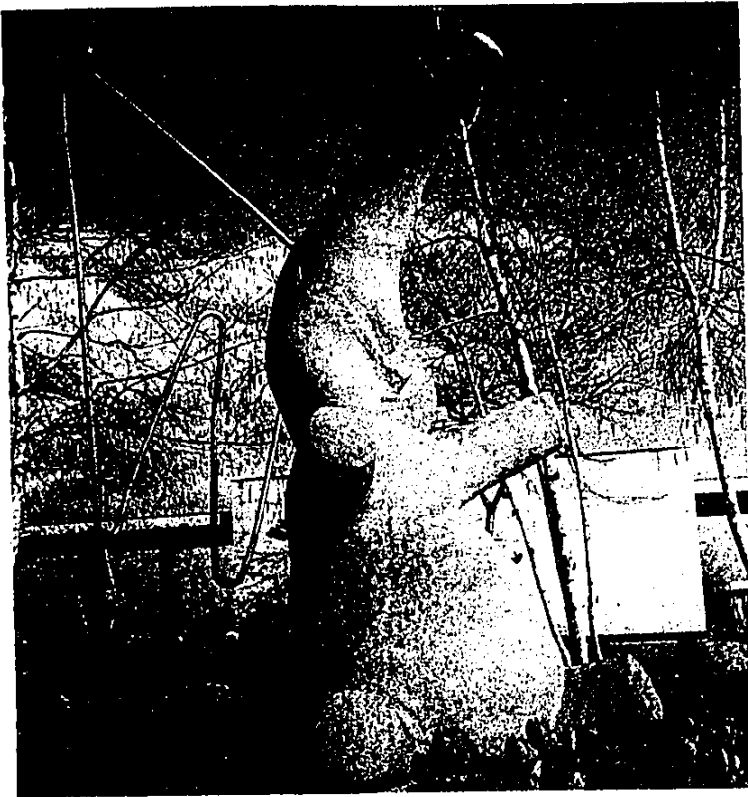


# Northland: A Planned Community



THE BABY ELEPHANT sits joyously among the tulips in Great Lakes Court at Northland. The cast stone sculpture by Arthur Kraft will remain in the open air but the sidewalks around the courts will be enclosed within five years.

Plans are being made to completely enclose Northland within the next five years. Two of the courts will be turned into indoor malls and the other two courts will remain open but the sidewalks will be enclosed, heated and air conditioned, said Bruce Andrews, director of Shopping Centers Inc., for the Eastern Region of Dayton Hudson Properties.

"You'll still be able to go out and sit in the mall if you want to but you won't have to walk outside in bad weather," he said.

Livonia Mall, at Middle Belt and Seven Mile Rds., pioneered the concept of a closed mall in this area. Pontiac Mall was the only closed mall near Detroit in the early 1960s when Livonia Mall was on the drawing board and there were only six others in the world, Poris said.

"The owners decided to go with a closed mall and it looks like they made the right decision," he said. "Livonia Mall opened in 1964. Westland, the next major mall in the area which opened the following year was also enclosed.

"By 1966," Poris said, "70 per cent of the malls being planned were closed malls."

When Westland opened in the summer of 1965 it stressed the convenience of renting a locker in the mall in which to deposit coat, boots and packages -- and then -- "step into springtime comfort."

Tel Twelve Mall in Southfield, which opened in 1968, attempted to bring an illusion of an outdoor court into a closed mall with its circular fashion arcade fitted with astro turf and park benches. The arcade is the home of the annual Channel 56 auction.

Wonderland opened in 1959 as an open mall and defends its openness.

"People seem to appreciate the opportunity to shop in a large open center," said Mrs. Yanetta. "They eat lunch on the park benches and bask in the sun. Most of them said they used to shop in a closed mall."

But she admits that "when it's 100 degrees out it might be different."

All of the area malls have a side show going to attract customers. Wonderland specializes in animal exhibits and carnivals, Livonia Mall and Tel-Twelve frequently exhibit local artists and craftsmen, Northland with its large open terrace can bring in house trailers.

Westland has permanent exhibits of birds, fish and numerous sculptures, many done by local artists.

Livonia Mall recently presented a miniature circus, all hand carved by a former circus clown and a troupe of Ukrainian dancers. Tel-Twelve Mall officials say they are

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