

## EAST GRANBY DEVELOPMENT ACTIVITIES REPORT – 3/6/20

### **PENDING PROJECTS**

38 Kripes Rd – Ross Trucking seeks to expand their parking. Was denied without prejudice ran out of time and still did not get answers from consulting engineer. Applicant will reapply when get needed information.

67 Kripes Rd – Received Site Plan for Max Transportation to construct new 24k sq ft building with 2 other tenant spaces was approved at December PZC Meeting.

8 School St-Received Special Exception for Signs Plus to add 2488 sq warehouse/manufacturing space to existing building with two apartments above. Approved at January IWC and PZC Meeting. Was approved but not moving forward with upstairs apartments because of high cost of construction.

103 Hartford Ave-Brignole Vineyard has submitted Special Exception and Site Plan. Application continued to March PZC Meeting.

Village Center and Commerce Park Transitional Zone- boundary and regulation changes have been continued to the March PZC Meeting.

### **PROJECTS UNDER CONSTRUCTION**

17 Kripes Rd – Almost Famous Brewery – approved. Site work in progress. Still await their federal and state licenses. Working with MDC on fire suppression system. Looking to open in April/May.

62 Rainbow Rd – Cumberland Farms' application was approved by the Planning and Zoning Commission in April. DOT and applicant have reached agreement on purchase of residual piece along Rte 20 to allow access. Finalized maps being completed for submittal.

122 Rainbow Rd - Took out building permit for retaining wall and is back on track. Working on site work no building permit received.

60 South Main St-Galasso Solar Farm almost complete

42 Russell Rd. – permits filed for new construction of a 6,000 sf warehouse/office building. Framing complete working on mechanicals and interior. Building complete.

72 Floydville Rd- Took out building permit for 10ft x 30ft outbuilding. Building complete.

1 Turkey Hills Rd – Permits were issued on 6/10/19 for electrical, plumbing and heating/cooling of the new People's Bank ~ First Suffield Bank. Almost complete finishing site improvements hoping to open December 9<sup>th</sup>. CO received and is open.

### AVAILABLE PROPERTIES

20 Connecticut South Drive -15,416 SF – FOR SALE - ~~\$945,000~~ – formerly: Coffee Break.  
Sold for \$945K

2 Gateway – Available for lease 4 to 55k SF available at rate of \$15.75 SF

9 School St – 500 SF of Co-working Space \$15.00 SF/Yr.

19 School St – 2,086 SF – Retail Space \$17.00 SF/Yr.

3 Turkey Hills Rd. – Shops of EG – FOR LEASE – 1,500 – 6,000 sf - \$12.00 sf/yr

33 Nicholson Rd. – 31,445 SF – FOR SALE - \$1,860,000 – FOR LEASE - \$5.35 sf/yr. Maybe sold soon.

7-17 Bradley Park Road – 35,000-154,000 SF Warehouse/Distribution Facility – former file storage for All State Insurance – FOR LEASE \$4.95/SF NNN

73 Rainbow Rd. – 7.82 AC lot – FOR SALE \$936,000 - Route 20 development site

Rainbow Rd. – 10.90 AC lot – FOR SALE - \$1,199,000 – 1 industrial lot

10 East Street Shops- 1,645-5,872 SF of retail for \$14 SF

14, 16, and 20 South Main St-3.38 acres in VC zone two buildings one retail and single family home 4,420 SF For Sale for \$750k

### OTHER BUSINESS

None