

EAST GRANBY DEVELOPMENT ACTIVITIES REPORT – 12/4/20

PENDING PROJECTS

103 Hartford Ave-Brignole Vineyard has submitted Special Exception and Site Plan. Application was approved at August PZC Meeting.

Village Center Zone- boundary and regulation changes were approved at August PZC Meeting.

Commerce Park Transitional Zone- boundary and regulation changes were partially approved at August PZC Meeting. Lot 44 Seymour Rd and the 130 Acre Parcel behind Route 20 Plaza were taken out of consideration for now. Boundary for 130 Acre Parcel Public Hearing scheduled for December PZC Meeting.

7 Connecticut South Dr-Barnes Aerospace revised site plan approval for 31k sq ft addition was approved at the PZC Meeting in August.

8 School St-Signs Plus revised site plan for 3k sq ft addition was approved at August PZC Meeting.

13 Nicholson Rd-Apartment development going before IWC and PZC in January for 5 buildings (60 1 br and 60 2 br) for total of 120 units.

12-14 School St-Mixed use development in village center zone going before IWC and PZC in January for 27 2br and 9 1 br units for total of 36 units and mix of office/retail space on ground floor street level.

PROJECTS UNDER CONSTRUCTION

20 Connecticut South Dr- Pioneer Optics taken out building permit to add 7,634 sq feet second floor.

17 Kripes Rd – Almost Famous Brewery – approved. Site work in progress. Hoping to open Winter.

62 Rainbow Rd – Cumberland Farms has taken out building permit for gas station.

122 Rainbow Rd - Took out building permit for retaining wall and gas station.

94 Wolcott Rd - Simsbury Airport took out building permit to add airplane hangar

67 Nicholson Rd-Max Transportation taking out building permit for 24k sq ft building

8 School St-Signs Plus has taken out building permit to enclose drive thru and add 1500 sq ft addition off the back of the building.

AVAILABLE PROPERTIES

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

33-35 Nicholson Rd. – 52k SF total both buildings, 33 Nicholson 12k SF leased 19k SF, 35 Nicholson 25k SF leased – FOR SALE - \$1,860,000 – FOR LEASE - \$5.35 sf/yr.

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

Lot 2 Russell Rd-10.73 acres in the CP-B zone vacant parcel priced at \$450k

OTHER BUSINESS

None