

SUFFIELD DEVELOPMENT ACTIVITIES REPORT – 12/6/2025

PENDING PROJECTS

2 Bennett Road – The Planning & Zoning Commission approved a special permit and site plan to change the use of this property from a contractor's yard to a dance studio. Site modifications will include additional parking, and building renovations are expected to begin shortly.

1353 Mountain Road – A vacant unit in the West Suffield Shops was recently approved by the Planning & Zoning Commission for a change of use from retail to education. Hilltop Academy, a non-profit micro school serving 15–18 students, will occupy the site and expects to open for the 2026–27 school year.

Copperhill, Griffin, and Lake Roads – The property owner has proposed a 24-lot subdivision along these roads. The single-family home project will utilize existing road frontage, and no new roads are proposed. The application has begun the regulatory review process with the Conservation Commission.

1148 South Street – This town-owned property is under contract with a group interested in building an ice hockey training facility. Due diligence has begun with soils testing and site design work by an engineering firm. Applications to regulatory commissions are expected in winter/spring 2026.

100 Marketing Drive – Rug Pad USA is developing plans for a modest 2,000-square-foot addition on the east side of the building to support a specific manufacturing operation related to its pad creation process.

PROJECTS UNDER CONSTRUCTION

Emily Way – Old Orchard Apartments & Condominiums – The Planning & Zoning Commission approved a site plan modification in July for this 82-unit multifamily development. A minimum of 17 units will be affordable at 80% AMI. Foundations for seven condominium buildings, totaling 35 units, will be poured before winter.

2715 Mountain Road – Construction is underway on a 0.9 MW solar array on property adjacent to the town landfill/transfer station. The project will include approximately 2,500 ground-mounted panels on 5.8 acres. Earlier this year, the town entered into a long-term lease for twenty years, with three five-year extension options.

63 Mountain Road – Suffield Hardware is constructing a small addition at the front of its building to provide additional product display space. The business is utilizing the Tax Increment Financing District Matching Grant Program to help fund the project.

OTHER BUSINESS / PROJECT ACTIVITIES

1380 Mountain Road – Nalanda Bodhi Meditation Center will hold its ribbon cutting on December 9.

1242 South Street – Haun Welding Supply relocated its East Windsor location to Suffield in November. This space was formerly occupied by Hocon Gas.

Suffield Alight – Scheduled for December 13 on the Town Green, the event will include a local market featuring multiple vendors.

Suffield Passport Event – Centered around Small Business Saturday, this event encourages residents to shop locally, collect stamps in a passport, and enter a drawing for a gift card to a local business of their choice.

Halloween Trick-or-Treat Event – A promotional event spearheaded by the Economic Development Commission. Local businesses in the Town Center Village District participate by opening their doors to trick-or-treaters.

Kent Memorial Library – The town recently purchased a new touchscreen kiosk to be installed near the library. The kiosk will provide information about the town, library resources, wayfinding, and emergency contacts. Staff is currently obtaining quotes for the electrical work necessary to install the kiosk.