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Development in Wallingford this summer exceeded expectations

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Wallingford's manufacturing base got a boost this summer when a West Hartford manufacturer, Holo-Krome, Inc., announced plans to occupy a 176,000 s/f industrial building at 61 Barnes Industrial Rd. No. Holo-Krome, a leading domestic manufacturer of socket head fasteners, has been in Connecticut since its founding in 1929. Holo-Krome was purchased in October of 2009 by Fastenal, a publicly traded Minnesota retail distributor of industrial and construction supplies. Fastenal's spokespeople described the new location as an ideal environment to grow Holo-Krome successfully into the future, noting that the building's footprint could potentially be doubled on the 51-acre property. Fastenal purchased 61 Barnes Industrial Rd. No. from Winstanley Enterprises. It was the former home of Corometrics, a medical device manufacturer, and had been vacant for nine years. "We're looking forward to creating a truly world-class manufacturing site in Wallingford," said Cory Jansen, executive vice president of operations at Fastenal. Holo-Krome will bring more than 100 workers to Wallingford.

During the summer, two manufacturing start-ups located in Wallingford. CyVek, Inc., a biotech start-up, leased 7,500 s/f at 2 Barnes Rd. CyVek raised more than \$4 million in its second round of funding and is working on the development of a hand-held medical device that measures protein biomarkers in blood samples. It is used in genetic and DNA-based research for drug development. CyVek's goal is to get their product into the hands of researchers and laboratories and eventually into doctors' offices and hospitals for direct patient use. The new funding will allow CyVek to hire more research staff.

A second manufacturing start-up, FreshBev, LLC, recently leased space at 168 No. Plains Industrial Park Rd. Freshbev manufactures chilled fruit juice mixers for bars, restaurants, hotels and retailers, including Whole Foods Markets and the TPC River Highlands in Cromwell. The new bar mixers, sold under the brand name of RIPE, use no preservatives and only contain organically grown fruit.

Distribution

This summer, three commercial firms also relocated into Wallingford. Northland Industrial Truck Co., Inc. (NITCO) leased 28,000 s/f of space at 150 No. Plains Industrial Park Rd. NITCO, which sells lifts, hand trucks and other material handling equipment, has five other locations throughout New England. The building, owned by Winstanley Enterprises, is currently being renovated and will include space to repair the equipment the company sells.

Also new this summer, Goodyear Tire leased 22,500 s/f for its New England regional distribution center at 4 Northrop Industrial Park Rd. West. Goodyear signed a five-year lease with option to renew and plans to occupy the space in October. Goodyear is based in Ohio and is opening distribution centers nationwide. This is the third new building constructed in Northrop Industrial Park, which is owned and being developed by John Orsini. The first two buildings of 45,000 s/f are 100%

occupied. Orsini has town approval to begin construction of a fourth building in the park and has plans to construct five more. John Orsini is president and founder of Executive Auto Group.

A third company, Discover Granite & Marble, also leased 9,000 s/f at 2 Northrop Industrial Park Rd. this summer for its distribution center. Discover Marble has locations in Florida and Massachusetts.

Rte. 5 Retail

This July, Wallingford became the home to Connecticut's first Sonic Drive-In restaurant. Roller-skating carhops are delivering burgers, fries, hot dogs and shakes to customers waiting in their cars or on the canopied outdoor patio. Sonics opening heralded a plethora of new retail activity along Rte. 5. At 970 No.Colony Rd., workers are pumping concrete over a steel frame that will support stadium seating in three new auditoriums at Holiday Cinemas. Each new auditorium will seat an additional 100 people. A new ShopRite grocery store opened at 846 No.Colony Rd. in a former Shaw's location.

Further south along Rte. 5, CVS announced plans to construct a 14,000 s/f pharmacy at the corner of Pent Hwy. A 14,000 s/f retail store and a 6,800 s/f car wash and oil change station are also being proposed. Existing structures on the site are currently being demolished. Also new to Rte. 5 is: Heritage Floor Covering - 892 No. Colony Rd., Sliders - 950 Yale Plaza, See Us Grow Child Care - 1052 So. Colony Rd. and Wallingford Computer Center - 428 No. Colony Rd.

Doreen DeSarro, EDP, is the business recruiter for the Town of Wallingford, EDC

New England Real Estate Journal - 17 Accord Park Drive #207, Norwell MA 02061 - (781) 878-4540