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## **Work continues at Quonset Business Park - by Steven King**

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Steven King

At Quonset, our team is focused on one thing during this crisis; continuing to work in the safest possible manner in order to best serve the Rhode Island business community, our Business Park's 200 companies and their 12,000 employees. To do that we're moving forward on a number of important projects that will help our economy get back on track even more quickly when our current challenges are behind us.

Since the creation of the Quonset Development Corp. (QDC) in 2005, the Business Park has seen over \$1.2 billion in private investment while creating the foundation for over 7,000 new jobs. Our ability to offer prospective tenant companies different pre-permitted site options has been key to our growth over the years.

One of these flexible options is the Gateway Office Complex. Quonset, after all, is more than a manufacturing park and the Gateway Offices provide modern, customizable, state-of-the-art office space for start-ups, small businesses, professional services or expanding Quonset companies. With the four existing office buildings fully leased, construction of Building #5 at the Gateway complex is now underway and scheduled to be completed by year's end.

The Gateway Offices provide tenants with affordable rates and the option of flexible shorter-term leases, including a month-to-month option. Each facility includes wireless high-speed Internet, a shared kitchen and break areas (including an outdoor courtyard), a conference room an abundance of natural light and multiple restrooms.

The latest Gateway Office will be a 13,950 s/f building, with single offices at around 150 s/f and suites available at 2,000 s/f. All are fully customizable to fit a company's needs. Our team has already completed initial site work including grading and drainage, installed the foundation and work on the physical building is underway.

The Flex Industrial Campus is another example of our creative site offerings for tenants. Established in 2017, the Flex Industrial Campus will fill a void in the region for more modern industrial and

warehouse space for growing businesses.

The second Flex Industrial Building, finished in late 2019, offered companies who may have outgrown their current facilities, flexible manufacturing or warehouse space between 10,000 and 40,000 s/f. They are equipped with office spaces, restroom facilities, and high bay space for manufacturing, assembly or warehouse use, with ceilings up to 24 feet.

Our team finished construction on the third Flex Industrial Building in late April, and we are excited to welcome new tenants.

The first two Flex Industrial Campus buildings are also fully leased. To learn more about the Flex Industrial option or the Gateway Offices and how they could fit your growing company's needs, please call the QDC offices at 401-295-0044 x218. Our goal at Quonset is to continue to provide our companies, large and small, with modern infrastructure and the predictable business climate that they need to succeed, even during uncertain times, and be ready to contribute to Rhode Island's recovery when the time comes.

Steven King, PE, is the managing director of the Quonset Development Corp., North Kingstown, R.I.

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