



CELEBRATING  
55 YEARS

# nerej

## **Vision 3 Architects, CM&B, and Convivium Hospitality developing Marsella's Track 15 food hall**

November 08, 2024 - Rhode Island



Rendering courtesy of Vision 3 Architects

Providence, RI Track 15, the food hall from the Marsella family, has made the final two additions to its merchant lineup: Little Chaska and Tolia. They will join Dune Brothers, Dolores, There There, Giusto PVD, and Mother Pizzeria PVD to offer a variety of fare, from burgers and seafood to Mexican, Middle Eastern, Indian, and Italian, at Track 15 when the food hall opens in February 2025.

Little Chaska, from Sanjiv and Vandana Dhar of Kabob and Curry Rasoi in Pawtucket, Rasa in East Greenwich, and Chaska in Cranston's Garden City Center, will showcase some of the recipes that have made their restaurant group a favorite for flavors and spices since 1990.

Tolia, a new concept from Turkish native Alp Gumuscu, formerly the executive chef at Yagi Noodles in Newport, will bring a taste of the region of Anatolia to Track 15. Anatolia surrounds Turkey, Greece and other parts of the Middle East.

Rendering courtesy of Vision 3 Architects

“We are excited to welcome the Dhars and Alp Gumuscu to the Track 15 family,” said Christopher Marsella, president, Marsella Development Corp. “They are the final pieces to this culinary puzzle we’ve been putting together, and we look forward to showcasing their exceptional talent.”

Built in 1898, the original Union Station consisted of 14 intercity rail lines and operated until 1986, when the smaller Amtrak station was built. The name Track 15 is a nod to Union Station’s earliest days as the hub of southeastern New England’s transportation network, supporting the machinery, textile, and jewelry industries that fueled the growth and future of the city.

Marsella Development Corp. and the Marsella family partnered with Convivium Hospitality Group to redevelop the space and deliver a diverse, inclusive, and approachable hospitality experience that reflects the many cultural influences in Rhode Island.

“Building this food hall has been a labor of love for all of us,” said Marsella. “Despite the challenges of renovating a historic building, our team is making progress every day, and we can’t wait to open our doors to a truly unique experience that is unlike anything in Rhode Island.”

The overall development of the 18,000 s/f represents a \$25 million investment in the restoration of the historic building which, when completed, will include a central bar, a new home for seven Rhode Island-based restaurateurs, indoor and outdoor seating for 600 patrons, an entertainment venue, and a 10,000 s/f plaza which will provide outdoor seating and a home for special events.

Vision 3 is the architect and CM&B is the construction management firm.

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