

Some Keene projects with Planning Board submittals, or presently underway or recently completed include:

## In-Progress Projects

**Hillside Village at Keene** - Construction on Wyman Road is underway on a continuing care retirement community (CCRC) that would allow active seniors to continue to live independently while receiving a diverse array of services. The development consists of three buildings: a 15,910 SF apartment building that will contain 24 apartment units; a 20,005 SF health care building that will contain 27 assisted living units, 18 memory units, and 20 skilled nursing beds; and a 71,690 SF community building that will contain 117 apartments and space for a community dining room, social activities, meetings, indoor fitness, and administrative offices. \$45,435,000.

**Washington Park** - This Washington Street project under construction consists of the former Keene Middle School building, which will have both commercial and residential units, and a four-story apartment building with 65 two-bedroom and 70 one-bedroom apartments. 124,096 square feet, \$48,000,000.00.

**Former Middle School** – On Washington Street adjacent to Washington Park, a 135,000 square foot building is being converted into tenant space for offices, residences, and approximately 200-seat restaurant/bar, night club, and 1,000 seat performance space. \$2,400,000.

**Colony Mill Apartments** - West Street, when completed the former Colony Mill in addition to other uses and businesses will have 90 apartments of varying sizes and layouts, but most will measure approximately 900 square feet. The majority of the units will have two bedrooms — reflecting a growing trend toward living spaces with a smaller footprint. There will also be some one-bedroom apartments and a handful of three-bedroom units. \$8,000,000.

**Keene Public Library** – Winter Street, the Library/Annex renovation project will transform Keene Public Library into a model library for the twenty-first century. The expansion is well underway and due to be completed in early 2019. The Annex has been renovated, some improvements to the existing library building have been made, and a connector has been built to join the two buildings. The Keene Public Library Capital Campaign was able to raise \$5,000,000 to support the project costs.

**Hampton Inn** - Key Road, the new Hampton Inn will feature 100 units, pool, and workout center and is another addition to the Keene Hotels owned and operated by Jamsan Hotel Management. 58,450 square feet, \$6,722,000.

**Knotty Pine Antique Market Place** - 96 Dunbar Street, this is an existing former warehouse building readapted. The building will be converted into space for 91 indoor self-storage units and a 4,900 sf auction gallery. 13,156 square feet with two floors, \$75,000.

**Burger King** - 420-480 West Street, has received approval from the Planning Board to construct a 2,857 square foot Burger King restaurant within an existing parking lot of the Fairbanks Plaza at 420-480 West Street. The restaurant will have 60 seats and two drive-through order lines with one pick-up window. \$652,000.

**Sunset Tools** - 58 Optical Avenue, this is an existing business that specializes in metal stamping, prototype and special machining as well as a source for tooling for other manufacturers. This addition supports the expansion of a local business. Addition to existing factory, \$275,000.

## Upcoming projects

**Riverside Plaza HomeGoods Store** – 350-354 Winchester Street, the proposal is to divide the 66,000 square foot space previously occupied by Shaw’s Department Store on the southern end of the existing building into three new retail tenant spaces, one of which is under lease to be a 23,437 square foot HomeGoods store.

**Monadnock Food Co-op Expansion** – 34 Cypress Street, the proposal is to expand the existing, 12,500 square foot co-op building by 6,675 square feet and install a paved parking lot for additional parking.

**Paragon Digital Marketing** – Court Street, Paragon is experiencing consistent growth and is planning to move in 2019 into an historic Keene landmark – the former Grace United Methodist Church, an 11,127 square-foot building in downtown Keene. Paragon purchased the building in September, 2018, and is preparing to complete a number of renovations.

**Summit Athletic Center** – 809 Court Street, the proposal is to pursue a phased approach to developing the site, which would include occupancy of the existing 19,943 sf building on the site as an indoor athletic facility until a new, 28,800 square foot indoor athletic facility is constructed.

**Former Kingsbury Property** – 80 Laurel Street, this former industrial property of 22 acres and adjacent to Marlboro Street has completed a preliminary environmental assessment and will undergo a “phase two”, EPA-funded environmental assessment. The size of the property and proximity to downtown Keene make it attractive for a number of possible future uses.

**Private Airplane Hangar** – Keene Dillant Hopkins Airport, construction will begin in the spring of 2019 on a new 60’ x 60’ private hangar.

**The Keene Airport** has also received FAA authorization to sell property at the southern end of the airport property, formerly known as the Alps Restaurant.

**The Keene Airport** has also applied for a grant for a multi-million dollar construction project that will extend the primary taxiway.

## Recently Completed projects

**MoCo Arts** - 40 Roxbury Street, family-centered nonprofit arts education organization offering classes in dance, theatre and multi-arts camps for children ages 18 months to 18+ years. Just completed new building construction, 16,533 square feet, valued at \$4,000,000.

**Downtown Fitness** - 15 King Court, this is the adaptive reuse of the former site of Indian King Framing. 5,650 square feet, \$45,000.

**Bensonwood Unity Homes** - Production Avenue, the facility is located in a renovated 104,000 square foot building for a new panel production facility. The production facility produces insulated enclosure systems for high performance buildings. 104,000 square feet, \$1,000,000.

**Sophia's Hearth Family Center** - 700 Court Street, supports and educates children and families from pregnancy through the first three crucial years in human development. Addition completed to the existing building 11,000 square feet, \$320,000.