

# Newsletter

The City of Springdale publishes a print newsletter three times per year, normally in April, August and December.

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## Tri-County Mall Transformation First Phase Approved by Planning Commission

MarketSpace Capital and Park Harbor Capital recently announced the new name for the Tri-County Mall redevelopment project. The ownership selected "Artisan Village" with the inspiration of connecting the development to the character and history of Springdale's earliest days in the early 1800s when everything was crafted by hand and "local" meant everything.

In June, the Springdale Planning Commission approved a final development plan for the first phase of the project now anticipated to include up to \$500 million and the completion of up to 11 buildings. The development team is taking a phased approach to such a large project. Details on the design of individual buildings and other elements of the project will come before Planning Commission for approval as each phase evolves.

Selective demolition is slated to begin this summer, with construction of the first phase starting later this year. The first residential and commercial phases of the project are expected to be completed in early 2024.



To stay current with the latest news on Springdale's most significant development project in decades, be sure to follow Springdale on Facebook at <https://www.facebook.com/SpringdaleOH>. You can also sign up to receive updates directly from the new ownership's development team at [www.ArtisanVillageOhio.com](http://www.ArtisanVillageOhio.com).

Summer 2022



Spring 2023

# CITY OF SPRINGDALE NEWSLETTER

PUBLISHED FOR THE RESIDENTS OF SPRINGDALE, OHIO

## Commerce Park Construction

The final phase of industrial building construction is underway at Springdale Commerce Park. Walls are up for the 180,000-square-foot building at the southeast corner of Princeton Pike and Crescentville Road, with an expected completion in January 2024.

Site grading and utility work are currently underway for the 374,000-square-foot building at the southern end of the site, with expected completion in April 2024. The first two buildings constructed at the site are fully leased by Amazon, Sleep Number, Sugaright, and Zeda. The modern buildings provide flexible space for a variety of distribution or light industrial uses, and the new space will help attract additional employers and jobs to Springdale.



## Wawa Coming to Springdale

At the June 13 Planning Commission meeting, a preliminary development plan was approved for a new Wawa convenience store and gas station at the corner of Springfield Pike and Glensprings Drive. To be located on the sites of the former Las Islas Marias restaurant and DJ's Sports Tavern, the 5,900-square-foot Wawa store will be one of the first to open in the Cincinnati area sometime in 2025.

Wawa is known for a large selection of freshly made breakfast and lunch offerings, as well as unique dessert options such as their famous Tastykakes. In addition to bringing vacant commercial property back to life, Wawa will pay for improvements to be made to the intersection of Springfield Pike and Glensprings Drive. Springdale is excited to welcome Wawa to our community!



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