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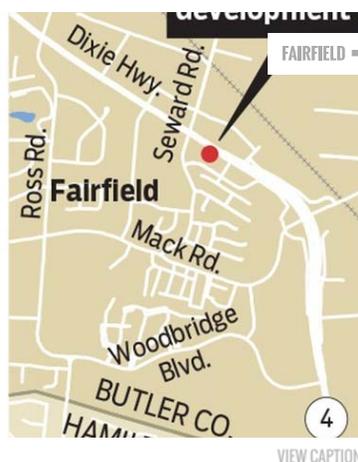
Restaurants, more possible for new development in Fairfield



Eric Schwartzberg - Staff Writer
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development proposed in Fairfield

A 8,919-square-foot building for a multi-tenant retail development could be constructed at 6775 Dixie Highway between the Spinning Fork restaurant and Gordon Food Service store as part of the Stockton Station project.



FAIRFIELD — A developer plans to bring a multi-tenant retail center to Ohio 4, just south of the Spinning Fork restaurant.

Sycamore Twp.-based Cincinnati United Contractors Inc. is proposing to build a \$2 million, 8,919-square-foot single-story building on a 1.2-acre lot at 6775 Dixie Highway as part of the Stockton Station project.

Located between the Spinning Fork and Gordon Food Service Store and next to a Starbucks now under construction, the project's location offers "great visibility" to Ohio 4 and desirable traffic counts, according to Chance Truemper, CUC's vice president.

"It's kind of one of the final outparcels of that Stockton Station planned unit development," Truemper said. "You've got Starbucks going in. Starbucks is always a nice draw ... and Fairfield's always been great to work with. We've done a lot of work in the city of Fairfield over the years."

CUC's most recent Fairfield-based project was its 2015 expansion of Machintek's headquarters at 3721 Port Union Road in CUC's Bypass 4 commerce park, he said.

While there are no signed leases for the Stockton Station building, Truemper said possible tenants could end up being one or two small restaurant users, especially because of the project's drive-through, as well as small retailers including, but not limited to, mobile wireless stores, hair salons and "basically any kind of retail."

CUC is planning to divide the building into four suites, but tenants would be able to obtain more space on a first-come, first-served basis.

Fairfield Planning Commission unanimously approved the planned unit development Wednesday night.

The plan next goes before Fairfield City Council for consideration at its January meetings for a final approval decision, according to Greg Kathman, the city's development services director.

Assuming that occurs, construction on the project would start in the spring and be completed by the fall with tenants likely opening by the end of 2017, Truemper said.

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