

College Park Business Beat

February 2015

RECENT OPENINGS

Star Halal Meat and Grocery	Hollywood	4936 Edgewood Rd	Butcher Shop/Grocery
NuVegan Cafe	Lower Midtown	8150 Baltimore Ave	Quick Casual Restaurant
ATI Physical Therapy	Upper Midtown	4740 Cherry Hill Rd	Fitness Center

RECENT CLOSINGS

College Park Barbers	Downtown	7313-I Baltimore Ave	Barber Shop
The Beach Tanning Center	Downtown	4435 Lehigh Rd	Tanning Salon
Liz Hair Design	Hollywood	4930 Edgewood Rd	Hair Salon
Einstein Brothers Bagels	Uptown	10280 Baltimore Ave	Quick Casual Restaurant

COMING ATTRACTIONS

7-11	Downtown	7201 Baltimore Ave	Convenience Store	Spring 2015
Backyard Sports Grill	Downtown	7313-A Baltimore Ave	Bar & Grill	Spring 2015
Nando's Peri-Peri	Downtown	7400 Baltimore Ave	Quick Casual Restaurant	Late 2015
Verizon Wireless	Downtown	7201 Baltimore Ave	Phone Service Retailer	Spring 2015
Unnamed Restaurant	Hollywood	9929 Rhode Island Ave	Pollo a la Brasa Restaurant	Summer 2015
ReRe Hair Salon	Lower Midtown	8145-E Baltimore Ave	Hair Salon	Spring 2015

* New to the Coming Attractions section

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A Smart Place to Live

New Business Spotlight

NuVegan Cafe

Now Open at 8150 Baltimore Avenue

With a 100% vegan menu focused on soul food, NuVegan Cafe offers creative takes on American classics like mac and cheese, a fried chicken sandwich, and even pancakes during their Sunday brunch.

The College Park location is the follow up to their successful and well-reviewed restaurant in Washington. Desserts, salads and smoothies are also on the menu.



Nando's Peri-Peri

Opening Late 2015 at 7400 Baltimore Avenue

The international flame-grilled chicken restaurant leased the corner of US 1 and Knox Road that is now occupied by Ratsie's and David's Shoe, along with the vacant Yogiberry. In addition to their famous chicken, Nando's offers a variety of sandwiches and salads plus beer, sangria, and wine. A roof top patio is expected to be part of their build out that will begin this summer.



Star Halal Meat and Grocery

Now Open at 4936 Edgewood Road

The family-owned butcher shop provides authentic West African products and halal meat in Hollywood. They carry a selection of beef, chicken, goat, and lamb that can be cut to the customer's specification. Additionally, they have a charcoal grill onsite, where the meat can be cooked and served with sides. Other products include dried spices, herbs, palm oil, and daily grocery items.



ATI Physical Therapy

Now Open at 4740 Cherry Hill Road

Located in the College Park Marketplace, the team at ATI provides quality physical therapy care with a personal approach to maximize individual treatment goals. Rehabilitation services include manual therapy, therapeutic exercise, strength training, cardiovascular conditioning, sports-specific training and more. Complimentary injury screenings are also available.

News & Notes

Bringing Arts & Dining Downtown

University Collaboration Looks to Replace Barking Dog

The nearly 15,000 SF building that most recently housed The Barking Dog is in the planning phase of transforming into a dining and performance destination in the heart of Downtown. A collaboration between the Clarice Smith Center and MilkBoy, a restaurant and music venue from Philadelphia, hopes to begin renovations later this year and open next spring.



Five Retailers Announced for Luxury Hotel

The Hotel at the Univ. of MD Hopes to Open in 2016

The developer of the nearly 300-key hotel and conference facility has secured leases for all of the retail along Route 1. The signature restaurant will be a new venture from the owner of Franklin's Restaurant in Hyattsville, with Elizabeth Arden Red Door Spa, Bagels 'n Grinds, Potomac Pizza, and a UMD memorabilia shop rounding out the retail program.



Fresh Produce Returns in April

Hollywood/Downtown Farmers Markets Ready for Season

As winter hopefully winds down, the City-supported farmers market in Hollywood and Downtown are preparing for the 2015 season. Specific dates have not been announced yet, but Hollywood runs every Saturday from 9am-1pm, while Downtown runs every Sunday from 10am-2pm. This year will mark the third for Hollywood and fifth for Downtown.



College Park Economic Development Report

2014 Edition Highlights Development Activity and Trends

The City recently published its annual economic development report, which reviewed an exciting year for College Park that saw progress on over \$500 million in development activity. The report looks at trends in the housing, office, and retail markets, while detailing various City initiatives shaping the community. A copy of the report is available on the City's [website](#).

Retail Opportunities - *full list of opportunities available [here](#)*

Prime Space in Downtown

7406 Baltimore Avenue

Located in the heart of Downtown, this former bank space is 1,500 SF and adjacent to the Nando's Peri-Peri that will open later this year. The building is convenient to the University of Maryland campus and the City's Downtown parking garage with 300 spaces.

Contact - Matt O'Connell at (301) 345-9730



Downtown Space Across From New Housing

4513 College Avenue

Located directly across the street from the Landmark College Park, which opens this fall with over 800 residents, this space was previously occupied by a clothing retailer. Neighboring tenants include the successful Aroy Thai, Bagel Place, and Blaze Pizza.

Contact - Karen O'Brien at (301) 702-3200



The Domain

3711 Campus Drive

A 256-unit luxury apartment complex across from the University of Maryland, The Domain opened in mid-2013. Current tenants are Casey's Coffee, Gateway Newstands, Subway, and Tutti Frutti Frozen Yogurt. Available spaces are 1,880 SF and 2,000 SF with negotiable rents.

Contact - Bob Schwenger at (301) 657-0700



Cluckster's - Restaurant Asset Sale

7415-A Baltimore Avenue

Located in the heart of Downtown College Park, this endcap location includes a beer/wine license. The rented space is 1,680 SF with another 400 SF for storage. Rent for the space is around \$7,300 per month. The asking price for the sale is \$200,000.

Contact - Jim McGinnis at (410) 827-9052