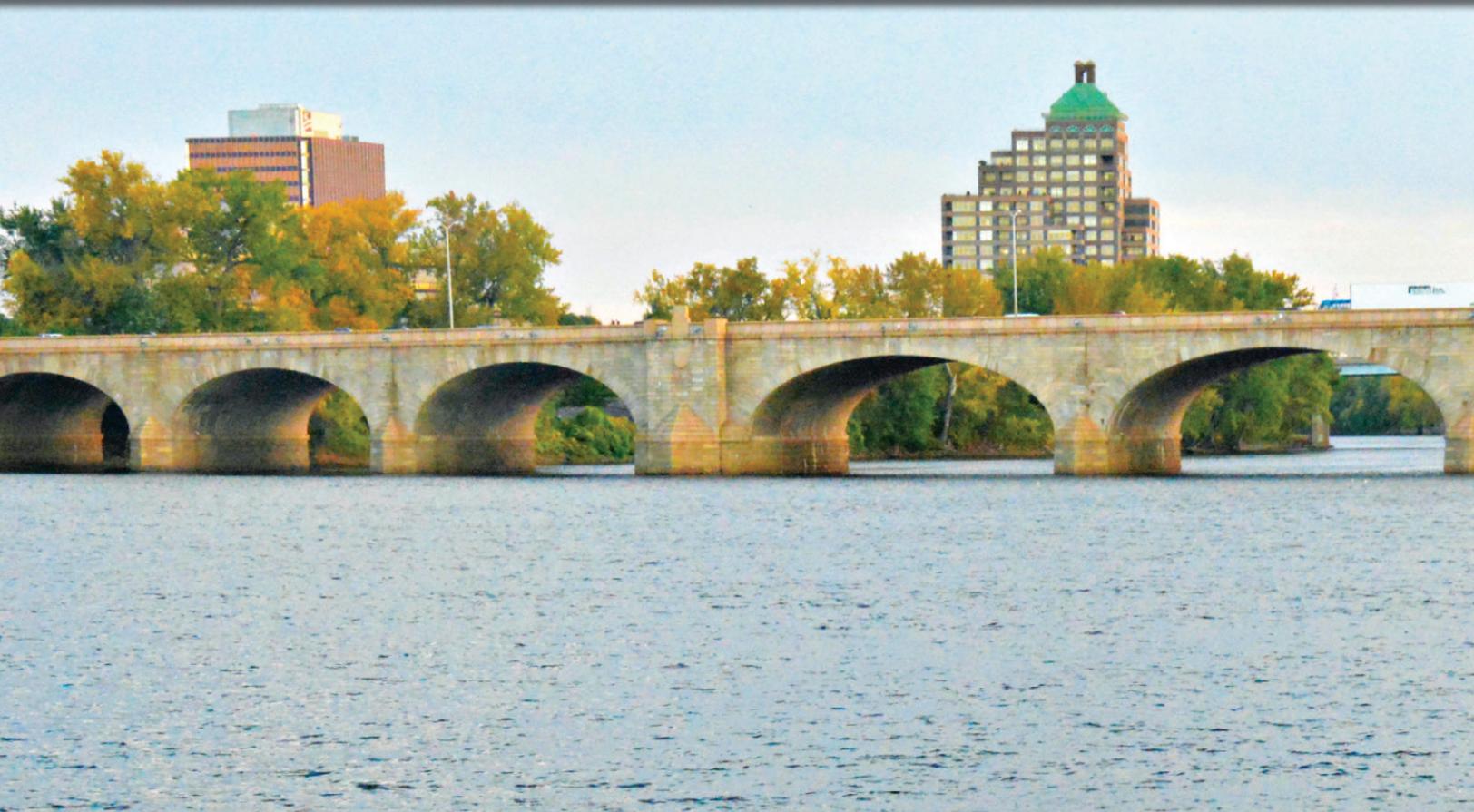




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CONNECTICUT



Welcome to East Hartford!



East Hartford is a friendly, affordable community rich in history and steeped in tradition. From historical buildings to international manufacturing organizations, East Hartford has it all: a diverse population, capable workforce, magnificent recreational space and walking trails, great schools, dedicated civic organizations, and citizens who are committed to making East Hartford a special place to thrive.

As Mayor, I am committed to doing what it takes to foster a favorable economic climate and ensure prompt and courteous service by the town so the community may grow and flourish. Our staff is available to help you and your business pertaining to the services we offer and we are always interested in your input.

I invite you to take part in the many facets of the community that make East Hartford a special place to live and work.

Marcia Leclerc
Mayor Marcia Leclerc



Location, Location, Location

Located midway between New York City and Boston (just 2 hours away), East Hartford is minutes from Bradley International Airport and within the Greater Capitol Region. The largest number of interconnected roads in Connecticut meet in East Hartford, making it readily accessible for businesses and commuters. Routes I-91, I-84, and state routes 2, 5, 15 and 44 are all directly accessible from East Hartford. Just minutes from Hartford and surrounding towns, East Hartford residents have great access to arts & entertainment, including nearby Hartford's Wadsworth Atheneum, Bushnell Center for the Performing Arts, XL Center, the Science Center, recent development on Front Street and many local colleges including Goodwin, Trinity, University of Hartford and UCONN's downtown campus.

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Economic Development

Why Bring Your Business to East Hartford?

East Hartford has a strong pro-business attitude, with a dedicated administration and Development Department eager to bring business investment and development to East Hartford. East Hartford is home to and welcomes a diverse range of



business, large and small, from leaders of industry to mom & pop stores. Among the town's strengths are access to a competent workforce, diversity, excellent transportation, and strong affordable housing stock for couples and families looking for a central location. Three associated commissions work hard to support business startups, relocation, and expansion: the Planning and Zoning Commission, Redevelopment Agency and Economic Development Commission.

Development Opportunities

Class A Office space at Founders Plaza – great office space & site development for your business along the Connecticut River with plenty of free parking.



Development sites at Rentschler Field next to Pratt & Whitney and United Technologies Research Center, are part of a preapproved Master Plan of Development for office, retail, manufacturing and residential space.

University of Connecticut constructed its 40,000-seat football stadium in 2002, and Cabela's opened a flagship store in 2007. These venues, plus the Pratt & Whitney and United Technologies Research Center complex and a 130-acre wildlife preserve, make up about half of the site, leaving some 400 acres remaining for additional development.

Prestige Industrial Park – Prime industrial space available. Manufacturing, warehousing space in Industrial Zone. Great access to transportation networks. Possible tax incentives available.

Reach out to our Development Department today at 860-291-7300!

Recent Town investments include:

- New website w/FAQ for Development
- New parking lot & landscaping for Town Hall
- Completely renovated Board of Education building
- New Public Safety Facility, New Fire House and Maintenance Facility
- Main Street Kiosk at Alumni Park with electronics to display current Town events, news, meetings to be completed 2015

- Installed Solar Energy Panels at schools and four public buildings
- 14,000 square foot addition to Raymond Library

Numerous links are available to assist you on our website www.easthartfordct.gov, click on "Development Links."



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You're in Good Company

With internationally and nationally recognized companies such as United Technologies Research Center and Pratt & Whitney as well as regionally important employers including Goodwin College and Coca-Cola, East Hartford represents a cross-section of the business spectrum.



Goodwin College

Goodwin College prepares students for a wide range of careers through bachelor's degrees, associate degrees, and certificates. Long known for its outstanding Nursing and Health Science programs, Goodwin recently launched a Manufacturing initiative to help students earn nationally recognized credentials. With baby boomers aging out of the workforce, the need is great for workers with transferable skills.

As the College has extended its roots into the East Hartford community, the benefits to the area have been significant. An independent 2013 study valued Goodwin's impact on the Connecticut economy at \$1.1 billion over the last 10 years.

Goodwin's award-winning campus stands on the site of a former brownfield, once used to store oil. Remediation efforts have created a vibrant center for learning, reuniting East Hartford with the Connecticut River. The campus includes three magnet schools: the Early Childhood Magnet School, Connecticut River Academy, and Pathways Academy of Technology and Design.

The Hartford Business Journal named Goodwin one of the "Best Places to Work in Connecticut" and the *Hartford Courant/Fox CT* included it on its "Top Workplaces" list. www.goodwin.edu



United Technologies Research Center

East Hartford is home to the global headquarters of United Technologies Research Center. UTRC delivers advanced technologies to the businesses of United Technologies Corp. – which provide high-technology products and services to the building and aerospace industries worldwide – and collaborates with external research organizations, universities and government agencies globally to push the boundaries of science and technology. www.utrc.utc.com



Pratt & Whitney

Pratt & Whitney, a United Technologies Corp. company, is a world leader in the design, manufacture and service of aircraft engines and auxiliary power units. Frederick Rentschler founded Pratt & Whitney in Hartford, Connecticut, in 1925, and the company has been headquartered in East Hartford since 1929. Its first aircraft engine transformed the aviation industry. It was the 410-horsepower, air-cooled Wasp, which delivered unprecedented performance and reliability for the time. Pratt & Whitney has been leading change ever since.

Today, Pratt & Whitney develops game-changing technologies, such as the PurePower® PW1000G engine, with patented Geared Turbofan™ engine technology, and the F135 engine for the F-35 Lightning II. The company's worldwide large commercial engine maintenance, repair and overhaul network provides innovative services that add value and delight customers around the globe.

This year marks Pratt & Whitney's 90th anniversary. The company is well positioned for the future and continues to make significant investments to prepare for its unprecedented production ramp-up. The centerpiece of these investments in East Hartford will be the construction of a new, state-of-the-art engineering building and world headquarters. www.pw.utc.com

Successful Businesses Choose East Hartford

Learn why businesses large and small love it here!



United Steel

"United Steel started as East Hartford Welding in 1974 in an 800 square foot space. Through time and cooperation with the town officials, United Steel has enjoyed tremendous growth including our most recent 20,000 square foot addition and today has close to 160,000 square feet where we fabricate and ship steel products nationally. Recently, we successfully submitted an application for East Hartford Enterprise Zone Benefits and could not be happier with our experience in East Hartford."

Ken Corneau, Founder and CEO



CCAT – "We greatly value our strong, collaborative relationship with East Hartford. With the town's legacy of industrial and aerospace innovation, the extensive talent base and continued drive to support technology advancement, it's the perfect location for CCAT," says **Elliot Ginsberg, CEO.**



Bakery On Main

"Bakery On Main was founded in 2003 with a simple philosophy: food that's good for you should taste good too. It all started in the small bakery of a natural foods market on Main Street in Glastonbury, Connecticut. Founder Michael Smulders listened to his Celiac customers complain about the taste of many of the gluten free options available to them. He thought that no one should have to suffer because of a food allergy and made it his mission to create products that were good for them but taste like they aren't.

Today, the company's gluten free products are made in a 33,000 square foot manufacturing facility with state of the art quality controls and



in-house gluten testing on every batch. The plant maintains the same small bakery quality by continuing to bake in small batches. The demand for Bakery On Main gluten-free products

has increased tremendously, as a result, the company is in the process of relocating to their new 111,000 Square foot facility at 127 Park Avenue in East Hartford. The new dedicated gluten free and NonGMO project verified facility is located in a Railroad depot zone and enterprise zone."

Michael Smulders, Founder and CEO

Other Local Business & Industry

- ACCENT Color Sciences
- Addressing Services
- Air Touch Paging
- Allen S. Goodman/Rogo Distributors
- ATI Landish
- Bakery on Main

- Cabela's
- Cellu-Tissue
- Center for Advanced Technology
- CT National Gas
- Coca Cola
- CSC Financial

- CT Judicial System
- Duraflex
- Gallagher Basset Services
- Gengras Motor Cars
- Hoffman Auto
- Horst Engineering
- Joseph Merritt & Co.

- NEFCO
- Quest Engineering
- Red Thread
- Riverside Health Care
- Tab Computer Systems, Inc.
- United Steel
- Xerox



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Business Friendly

Main Street is an established business district that includes a large number of financial institutions along with a variety of other businesses including restaurants and retail. The Financial District on Main Street includes Webster Bank, Bank of America, Farmington Bank, 1st Niagara, American Eagle, and Wells Fargo. The popular Automotive Corridor includes Hoffman Auto, Gengras Motor Cars & Harley Davidson Motorcycles.

New Construction

East Hartford is constantly growing and changing. The Town's positive attitude towards business and development encourages the ongoing improvements made throughout Town. **Current projects include:** Farmington Bank, The AutoZone, Dollar General Store, Rite Aid, new magnet schools at Goodwin College: CT River Academy, The Goodwin College Early Childhood Magnet School, The Pathways Academy of Technology & Design also CREC Two Rivers Magnet School, United Thread Rolling, and EH Community Healthcare on Connecticut Boulevard. **2012-2013 Estimated Total \$58,922,177.00 spent on new construction and renovations/additions.**

Resources for Business & Growth

Let the East Hartford Development Department help connect you to a variety of programs that support business growth and innovation.

- ▶ The Connecticut Center for Advanced Technology (CCAT)
www.ccat.us
- ▶ The Connecticut Economic Resource Center
www.cerc.com
- ▶ Connecticut Small Business Development Center
www.ctsbdc.com
- ▶ Small Business Express Program
www.ct.gov/ecd
- ▶ The Connecticut Department of Economic & Community Development
www.ct.gov.ecd

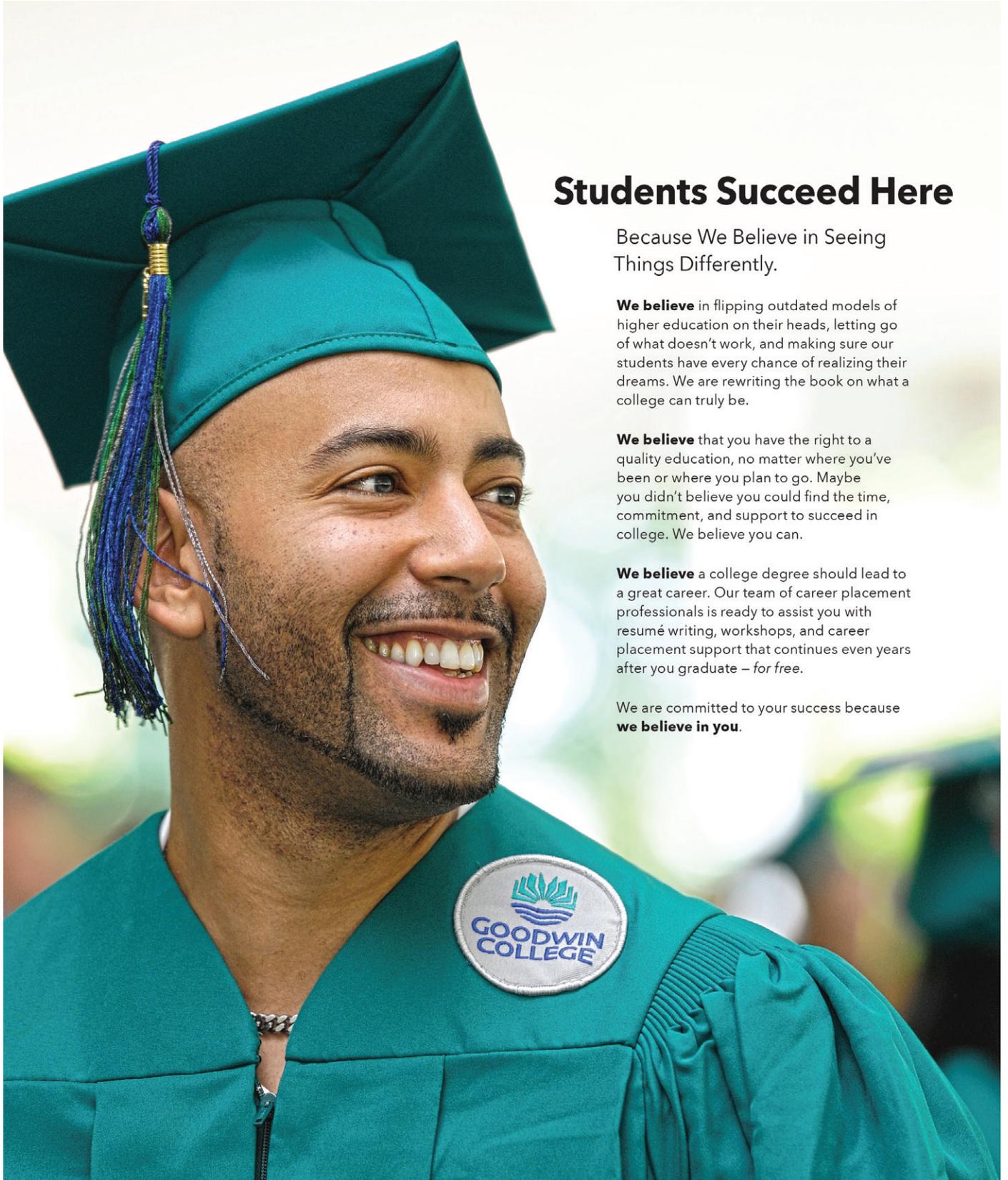
Many other links and resources are listed on the Town website under the Development/Planning Department.



Need Help Getting Started?

Land-Use Group Meetings are for business owners who are considering moving or an expansion of a business located in East Hartford to learn about important issues and possible permit requirements related to the proposed business and its location.

The meeting is meant to analyze the feasibility of a project, so that the business owner gets an understanding of the effort involved in project execution. Our team of development professionals will help you maximize your time and capital. You'll hear from the Development, Engineering, Inspections and Permits, Health, Fire Marshall and Police Department. We can save you time, money and help expedite your project! **Contact the Development Department at 860-291-7300**



Students Succeed Here

Because We Believe in Seeing Things Differently.

We believe in flipping outdated models of higher education on their heads, letting go of what doesn't work, and making sure our students have every chance of realizing their dreams. We are rewriting the book on what a college can truly be.

We believe that you have the right to a quality education, no matter where you've been or where you plan to go. Maybe you didn't believe you could find the time, commitment, and support to succeed in college. We believe you can.

We believe a college degree should lead to a great career. Our team of career placement professionals is ready to assist you with resumé writing, workshops, and career placement support that continues even years after you graduate – *for free*.

We are committed to your success because **we believe in you.**



Contact us today:

www.Goodwin.edu

860.528.4111

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Pratt & Whitney is proud to support
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The East Hartford Chamber of Commerce

At over 200 members strong, East Hartford Chamber of

Commerce is a non-profit organization with a long history of almost a century serving the community. Dedicated to promoting economic vitality for area businesses, the Chamber offers attractive benefits, legislative advocacy, educational programming, and networking events. By partnering with and reaching out to other community leaders and organizations, they can offer the highest quality resources to businesses of all sizes. www.easthartfordchamber.com

The high-tech sector is the fastest growing segment of Connecticut's economy – and East Hartford's. We're wired for the 21st century with a fiber optic telecommunications hub that serves all of southern New England.

Technology businesses that locate in East Hartford will be in good company with neighbors like United Technologies Research Center, Connecticut Center for Advanced Technology, and of course Pratt & Whitney, a pioneer in flight and technology, and a mainstay of East Hartford's business landscape for more than 85 years.



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East Hartford's Incentive Zones

Two extensive areas of East Hartford have been designated an Enterprise Zone and a Railroad Depot Zone by the State of Connecticut. These programs offer tax credits and abatement incentives to businesses locating in these designated areas. Local companies that have recently taken advantage of this program include: **ATI Landish, Bakery On Main, Tidemark, B L Plastic Slitting, CT Shirtman, Joseph Merritt & Company, and United Steel.**

The Incentive Zones Include:

- Prime Sites, including Rentschler Field and Prestige Industrial Park
- Outstanding highway access - I-91, I-84, and State Routes 2, 5, 15 and 44 are all accessible
- Good company - Pratt & Whitney, Coca Cola and United Technologies Research Center

Enterprise Zone Eligibility:

- Businesses making significant investments in facility renovations or expansion.
- Manufacturers and R&D facilities with State SIC codes from #2000 - 3999.
- Wholesale distribution and certain other economic base industries.

- Buildings that are either newly constructed or substantially renovated or expanded (at least 50% of asset value).
- Facilities that have been acquired by new owners after being idle for at least one year.

What are the benefits?

- Five-year 80% abatement of local property taxes on qualifying real and personal property, subject to the property being new to the grand list as a direct result of a business expansion or renovation, or in the case of an existing building, having met the vacancy requirements.
- Ten-year 25% credit on that portion of the state's corporation business tax that is directly attributable to a business expansion or renovation project.

Goodwin One Room
Schoolhouse
1821
Bicentennial 1776-1976







Quality of Life



East Hartford offers a wealth of services and facilities for the community. Open space is abundant and important. The current inventory of recreation and open space totals almost 1,500 acres. This includes 650 acres of green space, 28 parks, the Hockanum River Linear Trail, a Town-owned golf course and many other venues featuring numerous opportunities for recreation. East Hartford has a long and proud history. It boasts four National Register of Historic Places, and historic homes abound in many neighborhoods. East Hartford is also

home to a 40,000-seat football stadium at Rentschler Field, home to UCONN football games, World Cup Soccer games, Bruce Springsteen and Rolling Stones concerts plus other events. In addition, high quality educational opportunities, an abundance of affordable housing stock, and excellent access to shopping, dining and services, all add up to East Hartford being a great place to live, work and play.

International Dining:

East Hartford has it all!

- Augie & Rays Grill – home of the Congressman Larson breakfast sandwich
- Italian at Nolita's and Roma's
- Korean at Goong
- Mexican at Margaritas
- Vietnamese at Phogg & Le's
- plus Chinese, Peruvian, American, Indian, Thai and much more...



East Hartford Supports Energy Conservation & Savings

In August 2014, the Town Council approved a new energy saving program that will replace all 5,000 streetlights in town with LED lighting, resulting in an energy savings of \$320,000 per year. The \$2.1 million cost of the project will be recouped over 7 years using the savings from the conversion. The LEDs have a product life of 20 – 25 years, so the savings will continue to grow even after the entire project is paid off.

A recent installation of solar panels at nine town locations is also testament to the Town's commitment to energy savings. Through Energy Savings Performance Contracts the Town of East Hartford has achieved significant energy and cost reductions in schools and government buildings with no upfront costs.





Education

East Hartford is fortunate to have excellent access to local and regional sources for education at all levels. There is a strong commitment from area educational systems to work with business to educate the employees of the future.

For the third year in a row, East Hartford Public Schools (EHPS) have been named to “*The Hartford Courant* and FOXCT Top Workplaces.” EHPS serves over 7,000 diverse,

talented and dynamic students at 16 site schools. The district is composed of one Pre-K school, 10 elementary schools, one comprehensive middle school, three high schools and one alternative school. O’Brien Academy

Cara Quinn, a sixth-grade teacher at the Sunset Ridge School, was named Connecticut’s 2015 Teacher of the Year.

(grades 4-6) is a STEM school, with a focus on learning through

hands-on activities in science, engineering and mathematics, while CIBA is a nationally recognized magnet school. EHPS believes that great students, great staff and great community relationships are the key to success.

Connecticut International Baccalaureate Academy (CIBA) was recently ranked the Number One school in Connecticut, the Number 13 in the Northeast, and the Number 49 Best High School in the United States by the *Daily Beast/Newsweek*.

Secondary Schools within an hour of East Hartford

- ▶ Albertus Magnus College, East Hartford
albertus.edu
- ▶ Capital Community College, Hartford
www.capitalcc.edu
- ▶ Central Connecticut State University, New Britain
www.ccsu.edu
- ▶ Eastern Connecticut State University (ECSU), Willimantic - www.easternct.edu
- ▶ Goodwin College, East Hartford
www.goodwin.edu
- ▶ Manchester Community College, Manchester
www.mcc.commnet.edu
- ▶ Stone Academy – East Hartford, Waterbury and West Haven
www.stone.edu
- ▶ Trinity College, Hartford
www.trincoll.edu
- ▶ UCONN School of Pharmacy, Storrs
www.pharmacy.uconn.edu
- ▶ University of Hartford, Hartford
www.hartford.edu
- ▶ University of St. Joseph, West Hartford
www.usj.edu

Private parochial schools in East Hartford include pre-K through 8th grade St. Christopher School and the New Testament Baptist Church School, which educates 160 students in grades Pre-K through 12.

Goodwin College has built three new inter-district magnet schools: The Connecticut River Academy, The Goodwin College Early Childhood Magnet School, and Pathways Academy of Technology & Design.



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A small town rich in history and steeped in New England Tradition

Access to shopping, dining, services and a diverse range of recreation and leisure services

In East Hartford, Supporting Business Is Our Specialty

East Hartford has it all!

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