



## Developer set to begin construction of Hampton Inn and Suites in Springfield's South End

patel.photo.jpg

08.02.2013 | SPRINGFIELD -- Developer Dinesh Patel holds a rendering of the 87-room Hampton Inn and Suites planned on East Columbus Avenue in Springfield. Construction is slated to begin this month. *(Photo by Dave Roback / The Republican)*

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**SPRINGFIELD** — A developer, following a five-year delay, is preparing to start construction of a new, 87-room Hampton Inn and Suites on East Columbus Avenue in the South End.

A groundbreaking ceremony is scheduled on August 14, at 10 a.m., with the six-story hotel set to be built on the former Balise Hyundai property on East Columbus, along Interstate 91, between Norwood and Gardner streets.

"It's a good location," said Dinesh Patel, the owner and developer. "This is a nice project. We love that kind of project."

The hotel is expected to have between 30 and 36 employees and construction could take approximately a year, officials said. Construction will cost more than \$5 million, but the total project investment was not available.

Patel, of Chicopee, initially received a special permit from the City Council in May of 2008.

However, the project was stalled due to economic recession, said Paul A. Maleck, a lawyer for Patel and his limited liability company, 851 East Columbus Ave., LLC.

The original special permit expired and new permit was recently granted, along with building permits, officials said.

Mayor Domenic J. Sarno praised the plans.

"I want to thank Mr. Patel for his continued belief and investment in the City of Springfield," Sarno said. "I would also like to offer best wishes on behalf of the City of Springfield as this long anticipated project moves

forward.”

Patel praised the site in the South End, saying that Interstate 91 provides a high volume of traffic and visibility. The lot is vacant and bulldozed in preparation for construction.

In addition, he is hoping a casino will also be built in that neighborhood, as proposed by MGM Resorts International. MGM is competing for a sole casino license in Western Massachusetts with casinos also proposed in Palmer by Mohegan Sun and in West Springfield by Hard Rock International.

Financing for the project in Springfield was obtained through Country Bank and Savings, and was aided by the U.S. Small Business Administration 504 loan program, Maleck said.

Patel said he is involved in operating numerous hotels in Massachusetts, Connecticut and Maine, but he would not name specific sites.

Patel is the sole owner listed in corporate records, under 851 East Columbus Ave., LLC.

In 2008, the developer was listed as 66 Springfield LLC, and partners in that corporation were identified as Dinesh Patel of Chicopee, Kirit Patel, of Northampton, and Kamlesh and Rohit Patel, both of Portland, Maine.

The project needed a special permit because the building was over 60 feet high, and was over four stories high, requiring a special permit in a Business B zone.

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