

HighGrain opening Brentwood location this weekend

May 2, 2024 David McKinney Cincinnati Beer, Craft Beer

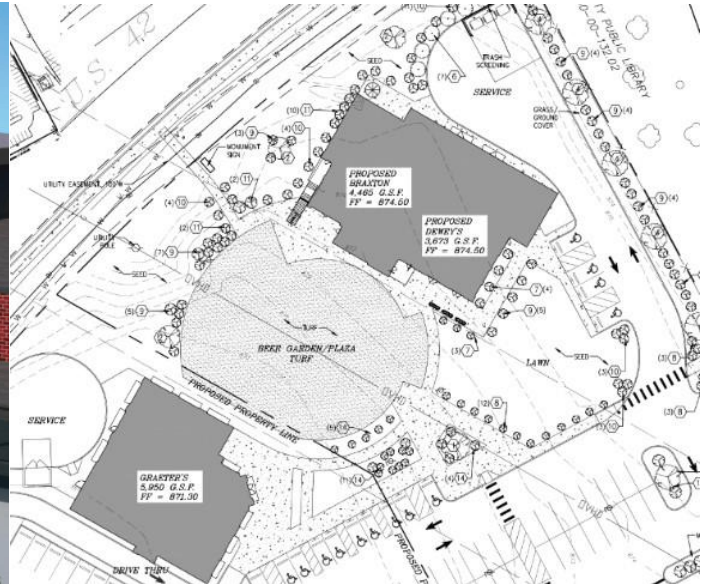


HighGrain is set to open their second taproom this weekend. Located in Springfield Township, the location is the former Brentwood Bowl. The location is a big jump in size for HighGrain – with the total space around 50,000 square feet. They will move most of their brewing operations to the new location – with around half the space dedicated to brewing. Head brewer Matt Utter will have plenty of room to continue to work his magic. The space also features a large dining area with room for 300 guests.

The outside features covered patio and greenspace, and **HighGrain Brewing Co.** has received grants to resurface the parking lot. HighGrain was founded with a goal to be sustainable, which has allowed them to land financing for energy efficient improvements. HighGrain opened their original location in Silverton in 2019. Along with HighGrain, the location is to be also home to Revel OTR Urban Winery and La Terza Artisan Coffee. HighGrain Brewing has focused on brewing well-crafted traditional styles without many adjuncts, and their beer has won seven medals at the US Open Beer Championship since 2020. That includes a silver for Black N Blue in the American Berry/Fruit Beer category in 2023. They also won their first medal at the Festival of Wood- and Barrel-Aged Beers in 2023. They've increased distribution since opening, including being available in more than 20 Kroger grocery stores across the Cincinnati region. The grand opening will take place on Friday, May 3 at 9167 Winton Rd. There has been a major rush of breweries opening second locations in the past two years. MadTree, Paradise and Municipal opened new locations in 2022, and 16 Lots, Fretboard, March First, Third Eye, West Side, and Sonder followed with additional locations in 2023.

Boone County approves concept development plan changes for Union Marketplace development

by [Kenton Hornbeck](#) May 2, 2024, Link NKY



Braxton Brewing Co., Graeter's Ice Cream and Dewey's Pizza combo location. Rendering: provided | Braxton Brewing

The site plan shows the three retail spaces, with 20,000 square feet of green space. Photo provided | Boone County Planning Commission

The Boone County Planning Commission unanimously approved changes to the Union Marketplace's concept development plan, allowing the project to proceed.

The planning commission voted on the changes during a regularly scheduled meeting on May 1. Phillip Drees, co-owner of Terrace Holdings, the Northern Kentucky-based real estate developer behind Union Marketplace, submitted the plan change application. Drees was present at the meeting and thanked the commission for their work. Planning Commission Director Charlie Rolfsen described the details of the development during the meeting. "The approximate 2.88-acre area is located along the southeast side of US-42 between Braxton Drive and Old Union Road approximately 400 feet southwest Braxton Drive," Rolfsen said during the meeting. "It is currently zoned Commercial-2/Planned Development (C-2/PD). The submitted request is to allow the construction of a 2,200 square foot building for retail, service, or office use."

The concept development plan changes include adding the 2,200-square-foot building, a free-standing monument sign along US-42, and a driveway connecting the site to the neighboring Kroger. Oberer's Flowers, a florist with locations in Ohio and Indiana, will be the building's occupant. Boone County Zoning Director Michael Schwartz said the commission approved the changes to Union Marketplace's concept development plan. "The proposed change of concept plan is consistent with the future land use map with the comprehensive plan which identifies the area for commercial uses and the submitted plan indicates the development of a 2,200-square-foot building addition," Schwartz said. The planning commission stipulated that the monument sign along US-42 should be no higher than 8 feet in height, have a sign area no greater than 50 square feet, and not have an electronic message board/panel. "The committee concluded that the proposed freestanding sign along US-42 is appropriate provided that it was consistent with other freestanding signage along the same side of US-42," Schwartz said.

Union Marketplace was first announced in December 2022 by Braxton Brewing Company — one of Northern Kentucky's most prominent breweries. Braxton's plan was to construct a two-story brewery and taphouse that would also house Dewey's Pizza. A Graeter's Scoop Shop was planned to be built across from the brewery. Other amenities included in Union Marketplace include 20,000 square feet of green space between the two buildings. The addition of one more retail tenant will not diminish that green space. Since the initial announcement, the Graeter's has been completed and opened, but little progress has been made regarding the combination of brewery and pizzeria. In February 2023, the City of Union adopted an ordinance allowing two additional eating and drinking establishments, Braxton and Dewey's, a central plaza area, and interconnected parking facilities.

Adam Cheney, the other co-owner of Terrace Holdings, presented a revised version of the concept development plan to the planning commission on April 4. Cheney told the commission the developer has an established working relationship with Dewey's and Graeter's. Cheney compared Union Marketplace's scope and feel to one of Terrace Holdings' existing commercial complexes — The Pointe — in West Chester, Ohio. "The concept is going to be very similar to what we've done in West Chester," Cheney said during the April 4 meeting.

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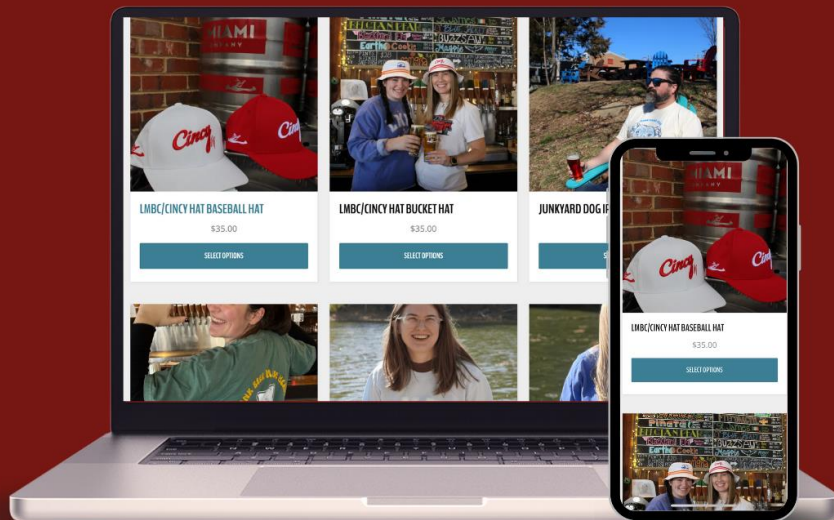
Margherita Pizza 🍕

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