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5 **Economic Development Commission**
6 **Special Meeting Minutes**
7 **October 2, 2017**
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10 **Present:** Joe Mirra, Chair
11 Jim Wolfe, Vice-Chair
12 Tom Collette, Commissioner
13 Patricia Cymbala, Commissioner
14 Gary Fappiano, Commissioner
15 Rosemarie Preneta, Commissioner
16 Hank Baum, Alternate
17 Russ Mills, Alternate
18 Ed Zavaski, Alternate
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20 **Absent:** Mark Gingras, Commissioner
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22 **Others Present:** Tim Ryan, Economic Development Specialist
23 Lynn Wolff, Secretary
24 Matt Zabierek, Record-Journal
25 Jessica Wysocki
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28 Chair Joe Mirra called the special meeting of the Economic Development Commission to order at 5:32 p.m.
29 Hank Baum and Ed Zavaski agreed to serve as voting members in the absence of Commissioners
30 Fappiano, Collette, Preneta and Gingras.
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- 32 **1. Discussion and Possible Action on Regular Meeting Minutes dated September 11, 2017 – Patricia**
33 **Cymbala made a motion to approve the minutes as drafted; Ed Zavaski seconded the motion.**
34 **Four members voted yes and one abstained. The motion carried.**
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36 Russ Mills arrived at 5:35 p.m.
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- 38 **2. Review of Monthly Expenditure Report** – The secretary noted that the June 30, 2017 report was
39 attached as requested at last month's meeting as well as the August report. There were no questions
40 on the reports.
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- 42 **3. Committee Reports** – Since some Committee members had not yet arrived, Chair Mirra asked that the
43 Planning & Zoning report be done first.

- 44 • **P&Z Liaison**
- 45 ➤ **Update on PZC and ZBA actions** – As discussed at the September meeting, Jim Wolfe said
- 46 he attended a PZC meeting in support of a dental office 's plans for 1163 South Broad (the
- 47 former Café Ra location); the PZC approved the request.
- 48 Gary Fappiano and Tom Collette arrived at 5:37 p.m.
- 49 Jim, Joe Mirra, Patricia Cymbala and Tim Ryan plan to attend a PZC meeting next week and
- 50 participate in a public hearing being held concerning a request to construct a hangar at the
- 51 Meriden-Markham Airport. Jim and Tim Ryan briefly explained the applicant's request.
- 52 Rosemarie Preneta arrived at 5:38 p.m.
- 53 The area is zoned R-18 but the Town has already approved 40 hangars for this section of the
- 54 Airport. The EDC's support was requested and received.
- 55 ➤ **Update on Plan of Cons. & Dev., Downtown, TOD** – Nothing to report.
- 56 ➤ **Next meeting** – The Committee plans to meet soon but no date has been set.
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- 58 ➤ **Marketing** –
- 59 ➤ **Update on meeting discussion** – Tim Ryan reported that the outdated and inaccurate way-
- 60 finding signs in Barnes Industrial Park North and South and Medway Business Park have
- 61 been removed; also, the I-beam sign located on the corner of Barnes Park Road and Barnes
- 62 Park Road North has been refurbished using funds from the former Barnes Park Association.
- 63 ✦ **Discussion and possible action to add Town Center parking map to web site:**
- 64 Tim said that, thanks to efforts by the volunteer parking committee and spearheaded by WCI,
- 65 public parking in the Town Center can now been identified through signage as well as green-
- 66 painted lines. To illustrate the available public parking, a map showing the public parking lots
- 67 was created and the Marketing Committee recommends that this map be placed on the
- 68 Town's web site. **Tom Collette made a motion to have the Town Center parking map**
- 69 **added to the Town's web site; the motion was seconded and passed unanimously.**
- 70 ➤ **Next meeting:** October 18 @ 3:30 p.m.
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- 72 • **Retention/Incentives** –
- 73 ➤ **Update on tax abatement proposals** – Gary Fappiano said the three tax incentive
- 74 programs (Real Property for Manufacturers, Real Property for Office Development and
- 75 Personal Property for Manufacturers) were approved by the Town Council on September 12.
- 76 The discussion at the Town Council meeting went well, with lots of good questions. The
- 77 Committee appreciated the Commission's support that evening.
- 78 ➤ **Next meeting** – Rosemarie Preneta said the next meeting will be on October 4 @ 3:30 p.m.

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4. Chairman’s remarks –

- **Update on State regulations for manufacturing discussion** – Chair Mirra asked Tim Ryan to update the Commission on this item. Several Town businesses feel that the regulations concerning the allowable trucking weight on CT roads as compared with surrounding states are a disadvantage. Tim was asked to research this. He met with the Mayor and then, coincidentally, read an article that explained that 57% of CT’s infrastructure is in poor condition and is unable to carry any extra weight. Given the cost to renovate the State’s roads and bridges, Tim did not see how the weight could be increased for quite some time.
- **DEEP Groundwater Ruling** – Members discussed the likely repercussions of this new declaratory ruling on business. A recent CBIA story noted that, with this ruling, CT environmental standards will be 20-200 times more stringent than neighboring states, like Massachusetts.

5. Staff reports/regional matters – Tim Ryan reviewed items from the September monthly report as attached to the agenda. He noted that the first *Made in Wallingford* program at the Wallingford Public Library was not well attended. The next program is scheduled for November and Tim urged members to participate. Joe Mirra suggested promoting this series at the high schools.

6. Dates to Remember – Chair Mirra said he hoped the newspapers would publicize the Holo-Krome job fair on October 10, 12-6 p.m. on Barnes Road.

There being no further business, Rosemarie Preneta made a motion to adjourn the meeting at 6:10 p.m.; Tom Collette seconded the motion. By unanimous vote, the motion carried.

Sincerely,

Lynn M. Wolff, Secretary