
Economic Development Commission Minutes 02/08/2018

MEETING MINUTES

February 8, 2018

2nd Floor Conference Room, Old Saybrook Town Hall
7:30 pm

- **CALL TO ORDER**

The Chairman Carol Conklin called the meeting to order at 7:33p.m.

- **ROLL CALL**

Members present: Carol Conklin, Elizabeth Swenson, John DeCristoforo, James Keating, Sandra Roberts, Matthew Pugliese, Judy Ganswindt, Joseph Arcari, David Cole

Members absent: none

Staff: Susan Beckman, Economic Development Director; Meryl Moskowitz, Recording Clerk

Guests: Bridgett Reardon, Building Dept/First Selectman's office; Susan Esty, business owner and Chair, Parks & Recreation Commission.

- **PUBLIC QUESTION & COMMENT**

Susan Esty, business owner and Chair, Parks & Recreation Commission, conveyed information she learned at the February 5 meeting of the Zoning Commission. S. Esty reported that John Kadama, owner of Dock & Dine, gave an update which lead to a discussion about what to do with the vacant lot, which is the planned site for a new restaurant.

Per S. Esty, J. Kadama asked if a temporary restaurant would be allowed on his property. He also mentioned he was approached by a tug boat owner who might want to open it as a restaurant. DEEP said no to the tug boat idea. S. Esty pointed out improvements to bathrooms and parking lots would need to be considered in order to have a temporary restaurant at this site. She expressed her desire to support J. Kadama in his efforts.

EDC members were in favor of the idea of a temporary restaurant and asked S. Esty to keep the commission informed.

Economic Development Director Susan Beckman has approached the Department of Economic & Community Development (DECD) about a temporary restaurant at the Dock & Dine location and is awaiting their response; she will also follow up with J. Kadama.

- **GUEST**

- **REGULAR BUSINESS**

Approval of Minutes: January 18, 2018

MOTION to approve the regular meeting Minutes of January 18, 2018 as presented; **MADE** by D. Cole; **SECONDED** by unanimous; **VOTING IN FAVOR:** C. Conklin, E. Swenson, J. DeCristoforo, J. Keating, J. Arcari, D. Cole, M. Pugliese, S. Roberts, Judy Ganswindt; **OPPOSED:** None; **ABSTAINING:** None; **APPROVED:** 9-0-0.

B. Correspondence & Announcements

S. Beckman reported on the following:

- the Town has joined the CT Main Street Organization
- the Planning Commission is hosting two Land Use Academy Basic Training classes, on Wed 2/21 and Wed 3/21 to which EDC members are invited
- a request from the Old Saybrook Chamber of Commerce to sponsor the annual Chili Fest

MOTION to sponsor the Old Saybrook Chamber of Commerce Annual Chili Fest in the amount of \$100; **MADE** by C. Conklin; **SECONDED** by J. Keating; **VOTING IN FAVOR:** C. Conklin, E. Swenson, J. DeCristoforo, J. Keating, J. Arcari, D. Cole, M. Pugliese, S. Roberts, Judy Ganswindt; **OPPOSED:** None; **ABSTAINING:** None; **APPROVED:** 9-0-0.

- Referral from Zoning Commission on a Petition to amend Zoning regulations
S. Beckman explained the Petition is to create regulations for a new floating zone over the Gateway B4 Business District. The zone would allow for expanded uses in properties within 500 feet of I-95, including permitted restaurants to have a drive through window, retail sale of gasoline, and additional signage visible from the highway.

Members stated they would like to see examples of the developer's work, sign examples, and clarification of "Gateway" and where specifically the overlay zone may be dropped. Members questioned the precedent this would set for other areas of town and for Mariner's Way. The consensus was that there was not enough information to reach a decision. S. Beckman will request clarification, and examples of the Applicant's similar developments.

VI. OLD BUSINESS

A. Election of Officers

Jim Keating presented the proposed slate of officers, nominating Matthew Pugliese, Chairman, Carol Conklin, Vice Chairman, John DeCristoforo, Secretary.

MOTION to approve the proposed slate of officers as presented: Matthew Pugliese, Chairman, Carol Conklin, Vice Chairman, John DeCristoforo, Secretary; **MADE** by E. Swenson; **SECONDED** by D. Cole; **VOTING IN FAVOR:** C. Conklin, E. Swenson, J. DeCristoforo, J. Keating, J. Arcari, D. Cole, M. Pugliese, S. Roberts, Judy Ganswindt; **OPPOSED:** None; **ABSTAINING:** None; **APPROVED:** 9-0-0.

B. Marketing Budget Request Update

Chairman Carol Conklin reported that S. Beckman presented the marketing plan (previously distributed to Members) to the Board of Finance. They requested more detail, which S. Beckman provided.

- ED PoCD Update

Matthew Pugliese reported that a working group comprised of Town Planner Christine Nelson, S. Beckman, Tom Cox, Kathy Sugland member of the Planning Commission, and himself, met to plan for the updating of the Economic Development section of the PoCD. The group will be meeting alternate Wednesday mornings. M. Pugliese sees this as a year plus endeavor. They are in an information gathering phase, assessing different plans both state-wide and local.

D. BOEM proposal for oil & lease sales in the Atlantic.

E. Swenson offered to present the proposal at the February 27 BOS meeting.

E. Sustainable CT – Program Participation Discussion

E. Swenson presented information about the Sustainable CT program, and discussed with members how towns get certified. The Board of Selectmen must sign a resolution stating the town's interest. A lot of documentation gathering is required, which E. Swenson suggested would be an appropriate project for a summer intern. The Commission asked S. Beckman to send a letter of support to the BOS.

VII. SUB-COMMITTEE REPORTS

A. Town-wide Promotion – no report

B. Mariner's Way BAR Planning Projections

S. Beckman reported that the contract with Civic Moxie is complete and that \$22,000 is still left in the grant. S. Beckman proposed using those funds toward establishing a Tax Increment Financing (TIF) and for marketing.

- Marketing Plan - plan was distributed
- Recognition of Long Term Businesses – no report

E. Arts & Culture – no report

VIII. Comments from the Chair

C. Conklin thanked Members for their support over the years.

IX. ADJOURNMENT

MOTION to adjourn the meeting at 9:06 p.m. until the next regularly scheduled meeting of the Economic Development Commission which will be held on Thursday, January 11, 2018, at 7:30 p.m., Town Hall, 302 Main Street, 2nd Floor Conference Room; **MADE** by D. Cole; **SECONDED** by J. DeCristoforo; **VOTING IN FAVOR:** C. Conklin, E. Swenson, J. DeCristoforo, J. Keating, J. Arcari, D. Cole, M. Pugliese, S. Roberts,

Respectfully submitted,

Meryl Moskowitz
Recording Clerk