



TOWN OF OLD SAYBROOK Economic Development Commission

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Matthew Pugliese, Chair
Carol Conklin, Vice Chair
John DeCristoforo, Secretary/Treasurer

Joseph Arcari
David Cole
James Keating
Elizabeth Swenson
Sandra Roberts, Alternate
Judy Ganswindt, Alternate

MEETING AGENDA

November 8, 2018

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

I. **CALL TO ORDER** – M. Pugliese called the meeting to order at 7:35pm.

II. **ROLL CALL**

Members present: Carol Conklin (left the meeting at 8:25pm), David Cole, Matthew Pugliese, John DeCristoforo, Jim Keating, Elisabeth Swenson, Sandra Roberts, Joe Arcari.

Members absent: Judy Ganswindt

Staff: Susan Beckman, Economic Development Director

Public: Soona Park

III. **PUBLIC QUESTION & COMMENT** - None

IV. **GUEST** - None

V. **REGULAR BUSINESS**

A. Approval of Minutes: October 11, 2018

MOTION to approve the Meeting Minutes of October 11, 2018 as presented; **MADE** by J. DeCristoforo; **SECONDED** by D. Cole; **VOTING IN FAVOR:** M. Pugliese, J. DeCristoforo, J. Keating, E. Swenson, S. Roberts, J. Arcari; **OPPOSED:** None; **ABSTAINING:** C. Conklin, D. Cole; **APPROVED:** 6-0-2.

B. Correspondence & Announcements

- Referral from Zoning Commission re: Off-Site Parking Petition to Amend Zoning Regulations

“Off-Site Parking” Petition to Amend the Old Saybrook Zoning Regulations

To permit off-site parking for permitted principal uses in the Industrial I District, Shopping Center Business B-2 District, and the Marine Industrial District by Special Exception.

Applicants: 923 Boston Post Road, LLC; LAB Realty, LLC; Max's Place, LLC;

McDonald/ Sharpe & Associates, LLC; Mill Meadow Development, LLC; Mill Rock Road

Leasing, LLC; Kevin Geenty, Allen Hull, Anthony Izzo & Ron Lyman

Agent: Attorney David M. Royston

After discussing the petition, the zones affected, commissioners discussed the Town's need to support the efforts of developers and businesses to redevelop property, attract new businesses and grow existing operations. Commissioners determined the petition would allow the Zoning Commission an appropriate level of control while providing the ability to grant a special exception under the proper conditions.

MOTION to support the petition approve as presented; **MADE** by J. Keating; **SECONDED** by J. Arcari; **VOTING IN FAVOR:** C. Conklin, D. Cole, M. Pugliese, J. DeCristoforo, J. Keating, E. Swenson, S. Roberts, J. Arcari; **OPPOSED:** None; **ABSTAINING:** None; **APPROVED:** 8-0-0.

VI. OLD BUSINESS

A. Pathway Lighting – Following-up on the company’s inquiry regarding moving the light pole at the end of Elm Street Ext, S. Beckman had talked with the First Selectman about the concern and updated the EDC. She will send an email to Pathway Lighting with an update.

VII. ADVISORY GROUP REPORTS

A. ED Plan of Conservation & Development (PoCD) Update – M. Pugliese shared that the Economic Development Strategy Group presented information at a joint EDC/Planning Commission meeting and received feedback on the presentation, ideas for inclusion in the ED Update of the PoCD and audiences to target with an improved presentation for input to the ED update

B. Mariner’s Way Redevelopment – S. Roberts and S. Beckman shared that the proposed TIF Master Plan has been moving through the adoption process with the guidance of consultant Patrick McMahon, Executive Director of the CT Main Street Center. P. McMahon attended the Public Hearing set by the Board of Selectmen to review the proposed TIF Master Plan and answer all questions. Twenty people attended the Public Hearing. The next step will be a Town Meeting to vote on the proposed TIF Master Plan. A date has not yet been set.

C. Marketing Plan – S. Beckman introduced the concept of Married on Main to the Commissioners. Married on Main is an effort by a coalition of local businesses to make Old Saybrook a wedding destination and provide most, if not all, the complementary goods and services associated with a wedding in Old Saybrook. The coalition has requested that the EDC be the sponsoring agency of the effort and that the ED Office be the point for responding to email inquiries that come through the Married on Main website. The coalition will raise its own funds and has asked if the Town could hold an account for it. Discussion of the request proceeded. The commissioners thought the idea had merit, but did not believe the EDC should be a sponsor of the effort and that the Town should not have an account for the coalition within its budget. Reasons cited were that the ED Director is a part-time position with numerous demands already, that the relationship of the ED Office with such a coalition should be similar to that with other business organizations such as the Chamber of Commerce, and that for the Town to house the account may not be legal, and even if it were it is inappropriate and brings of questions of what other organizations would want a similar benefit.

D. Recognition of Long-Term Businesses/Spirit of Saybrook – no update

E. Arts & Culture

1. Art Hallway

The Old Saybrook Rotary Club is willing to partner with the EDC to accept a contribution from Eversource and purchase the hanging system for the hallway. S. Beckman will work with the OS Rotary Club to submit the grant application which will be due in June, 2019.

2. Cultural Arts Program – MOVE!

A small group of local artists are working on second program for March 2019 called MOVE! which incorporates dance/movement, visual arts, poetry and music into a cultural arts program.

VIII. NEW BUSINESS

A. FY20 Budget – S. Beckman distributed the memo from the First Selectman about the upcoming budget season and a copy of the current, FY19, budget for commissioners to review prior to the December meeting. S. Beckman will distribute a draft budget to the commissioners prior to the December meeting.

B. 2019 Meeting Dates – S. Beckman distributed the proposed Economic Development Commission meeting dates for 2019. The meetings will remain on the second Thursday of every month and be held in the 2nd Floor Conference room at 7:30pm.

IX. COMMENTS FROM THE CHAIR - None

X. **PUBLIC QUESTION & COMMENT** – Soona Park is interested in joining the Mariner's Way Advisory Group and will attend that group's meeting on Thursday, November 15.

XI. **STAFF REPORT** – S. Beckman distributed the report.

XII. ADJOURNMENT

<p>MOTION to adjourn the meeting at 8:54 P.M. until the next regularly scheduled meeting of the Economic Development Commission which will be held on Thursday, December 13, 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: D. Cole, M. Pugliese, J. DeCristoforo, J. Keating, E. Swenson, S. Roberts, J. Arcari; OPPOSED: None; ABSTAINING: None; APPROVED: 7-0-0.</p>
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