

City Middletown, CT
Economic Development Committee
Minutes from the Economic Development Committee Special Meeting of January 14, 2020

Present: V. Loffredo, T. Gennaro, J. Blackwell, P. Pessina, E. McKeon Absent: Staff: J. Samolis, T. Marano
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Minutes

1. Call to Order: Chairman V. Loffredo called the meeting to order at 7:03 PM.
2. Minutes: P. Pessina made a motion, seconded by T. Gennaro, to approve the minutes of the Special Meeting of 12/03.
3. Public Session No members of the public spoke at the meeting.
Vote: Unanimous in favor of the motion.
4. Communications: There were no communications.
5. Old Business – There was no old business.
6. New Business

P. Pessina made a motion, seconded by E. McKeon, to move New Business Agenda Item *Transfer of \$18,000 from Economic Development Fund to Economic Development Initiatives for Boathouse Concept Designs* before the RPIP Resolution for RiverCOG Item.

Vote: Unanimous in favor of the motion

Transfer of \$18,000 from Economic Development Fund to Economic Development Initiatives for Boathouse Concept Designs

The members of the Boathouse Committee introduced themselves. They included Gerald Daley, Committee Chairman, Jeff Clark, Wendy Shield, Angela Wang, Christine Walsh and LEP consultant Amy Vaillencourt. Gerald Daley, Boathouse Committee Chairman, gave a history of the riverfront and the boathouse from its inception in the 1970's to the present. He discussed recommendations from the Project for Public Spaces 2014 report which said there should be multiple public spaces, the riverfront should be for the public and the boathouse should be an integral part of the riverfront plan. Boathouse committee members.

Members of the committee discussed the importance of the boathouse to the community, the City's rowing program and to the Middletown Public High school program. A. Vaillencourt, an LEP working for Tighe & Bond and the City's consultant reviewed the environmental and design work completed on the boathouse. She also discussed the \$2.6 million grant to assess and remediate the area of Harbor Park where the boathouse might go.

The EDC members discussed the process for transferring the funds and the amount that is necessary to complete the concept designs.

E. McKeon made a motion and subsequently amended it to forward to the full Common Council a request to transfer up to \$30,000 from the Economic Development Fund to the Economic Development Initiatives line item to hire DiBattisto Associates to develop three concept designs for the boathouse. P. Pessina seconded the motion. A discussion ensued about the, size, scope and location of the building.

Vote: Unanimous in favor of the motion.

RiverCOG Regional Performance Incentive Program Grant Application Endorsement Resolution

Director Samolis discussed the RiverCOG's request that City of Middletown endorse and authorize its grant applications to OPM's RPIP program. RiverCOG needs endorsement and authorization from its municipality in its territory. P. Pessina made a motion, seconded by L. Blackwell to move the resolution to the full Common Council.

Vote: Unanimous in favor of the motion

EDC Meeting Schedule for 2020

The Committee discussed moving all future meetings to the 2nd Tuesday of each month starting at 7:00 pm in Room 208. J. Blackwell made a motion, seconded by P. Pessina, to hold all future meetings in 2020 on the 2nd Tuesday of each month starting at 7:00 pm in Room 208 of City Hall.

Vote: Unanimous in favor of the motion

The City of Middletown's Tax Incentive Policy

T. Marano made a presentation on the tax incentive policies of other communities of Middletown's size. The members discussed possible changes to the City's ordinance. The committee requested the staff get the financial analysis of projects in other communities which received tax abatements or assessment fixing agreements and report back at the February meeting.

Vote: No vote was taken

Other

The committee discussed the former Jackson Corrugated site on River Road. The current owner has an approved plan for luxury condominiums. Any new plan for the site has to be reviewed again by the Planning and Zoning Commission.

7. Adjournment

E. McKeon made a motion, seconded by P. Pessina to adjourn the meeting.

Vote: Unanimous in favor of the motion

The meeting was adjourned at 9:24