

City Middletown, CT
Economic Development Committee
Minutes from the Economic Development Committee Meeting of February 11, 2020

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

Minutes

1. Call to Order: Chairman V. Loffredo called the meeting to order at 7:07 PM.
2. Minutes: P. Pessina made a motion, seconded by E. McKeon, to approve the minutes of the Special Meeting of 1/14/20.
Vote: Unanimous in favor of the motion.
3. Public Session: Steve Ciskowski, Small Business Counsellor of the Middlesex Chamber of Commerce, spoke about his role in helping Middletown businesses. He reviewed the events at the MEWS+ entrepreneurial center.

Gary Keating asked about the status of the new signage at R.M. Keating Historical Enterprise Park (fka Remington Rand). T. Marano reported staff is working on the new signage. Mr. Keating reported that family members own the rights to the Keating Bicycle name and are working with manufacturers to begin manufacturing the original design.

Trevor Davis of Trevor Davis Commercial Real Estate discussed how the City manages the Keating building and suggested it be put in the hands of professional commercial real estate manager. The committee discussed options for the building.

The committee directed staff to report on the building at March's EDC meeting and to arrange a tour of it late some afternoon. Mr. Gary Keating is to be included on the tour.

Vote: There was no vote taken

4. Communications: There were no communications.
5. Old Business: There was no old business.

6. New Business

Appropriation of \$3,906.25 in support of RiverCOG's Natural Hazard Mitigation Plan Update

The RiverCOG updates its Natural Hazards Mitigation Plan. Each community in RiverCOG's service area splits the cost of the update. This is Middletown's share of the 2020 update.

E. McKeon made a motion, seconded by P. Pessina, to forward the appropriation to the Finance and Government Operations Committee.

Vote: Unanimous in favor of the motion.

2020 Plan of Conservation and Development (POCD) Update

T. Marano updated the committee on the progress of the POCD. Staff continues to work on the POCD with the consultant. It will be released for public comment when the draft is complete.

Vote: There was no vote taken

The City of Middletown's Tax Incentive Policy

The committee continued its discussion from January's meeting on the City's tax incentive policy. T. Marano made a presentation on the tax incentive policies of other communities of Middletown's size. The committee discussed incentives granted to companies over the recent past. The members discussed possible changes to the City's ordinance and the process for granting incentives. They requested the director and General Counsel Brig Smith attend March's meeting to discuss how the City has negotiated past tax incentive agreements.

Vote: No vote was taken

Riverfront Planning

The committee discussed the plan for redeveloping and reusing the riverfront. P. Pessina updated the committee on progress of decommissioning the sewer plant. It has been completely cut-off and is out of use. The next step is to develop a complete plan for the site. The committee requested staff to research whether or not an RFP will be issued for developing the plan as was reported at the meeting. There was discussion on the current condition of the boardwalk, railing and the brownstone seawall each of which needs repair. It was suggested the Industry for Middletown Authority could be given the task of developing the riverfront if it still exists.

Vote: No vote was taken

Adjournment

E. McKeon made a motion, seconded by A. Gennaro to adjourn the meeting.

Vote: Unanimous in favor of the motion

The meeting was adjourned at 8:23