



## Economic Development & Improvement Commission (EDIC)

Regular Meeting – Thursday, June 12, 2014 – 12:00 Noon  
Town Manager's Conference Room, First Floor, Town Hall  
MINUTES

1. Call to order - The meeting was called to order at 12:00 p.m.
2. Attendance and Quorum (6 members required) Chairman Mark Trahan, Tony Martino - Town Council, Dan Silver, Dorcas McHugh, Joan Hughes, Gioia Zack, Stacey Hodges - Chamber of Commerce, Leigh Standish - Planning and Zoning Commission, Peter Gillespie - Director of Planning and Economic Development, Jeff Bridges - Town Manager and Denise Bradley - Assistant Planner.
3. Old Business
  - a. Vacant Property Updates – Peter Gillespie reported on recent vacant property updates.
  - b. Grant Project Status
    1. Heritage Interpretive Trail – HFGP and CT Humanities - Peter Gillespie noted that there would be a meeting on 6/12 at 4:30 PM in the Library Community Room. There will be a public meeting in the upcoming weeks. He indicated that the project is coming along.
    2. Church/Main Street Intersection - Peter Gillespie noted that the traffic counters had been out and the survey's completed. A kick-off public meeting will take place during the summer. He anticipates a Spring 2015 groundbreaking.
    3. STEAP Applications 2014 - Peter Gillespie noted that the town is working with the State to formalize the agreement for demolition and site preparation. He noted that there is a potential for mixed use development and that there are already tenant notices of intent. The redevelopment and proposed sight improvements will require approval through the Planning and Zoning Commission.
4. New Business
  - a. Business Directory - ShopWethersfield.biz - Denise Bradley reported that 1,200 business surveys had been mailed out. To date we have had approximately 250 responses. The sub-committee will meet to discuss next steps.
  - b. Business Breakfast - Peter Gillespie noted that the resources are there to host a breakfast at the Wethersfield Country Club. Gioia Zack mentioned that a discussion regarding "Energy Audit" for businesses could possibly be a draw. A sub-committee will meet next week to discuss this matter.
  - c. Façade Improvement Applications - Peter Gillespie described the application for 121 Main Street. The property is clearly in need of repair. The total project is \$39,400. The Finance Committee made a recommendation to fund \$11,500. Dan Silver made a motion to approve the recommendation. Dorcas McHugh seconded the motion and all voted in favor.

.Peter Gillespie discussed the loan previously awarded to the American Legion for approximately \$20,000 to paint the building. The tenant of the property, the Griffin Academy, is interested in purchasing the property. They are asking that as part of the purchase and sale agreement, that the remainder of the term be assumed by the new owner. A brief discussion ensued. Dorcas McHugh made a motion to ask the town attorney to look into drafting new mortgage documents.

Peter Gillespie described a new request for funding at 326 Silas Deane Highway. The application was filed after the project was completed. The project cost was over \$200,000. A brief discussion ensued and Dorcas McHugh made a motion to permit Peter Gillespie to work with the property owner to fund up to \$18,000. Leigh Standish seconded the motion and all voted in favor.

Peter Gillespie described the request for funding at Main Street. A brief discussion ensued. Mark Trahan made a motion to table this issue.

- d. Façade Improvement Program and Policies - The sub-committee will meet next week.
- e. 25<sup>th</sup> Annual Salute To Business – December 11 - Peter Gillespie asked one of the members to help get a notable speaker.
- f. 2015 Town Guide and Calendar - The marketing sub-committee will meet to discuss this.
- g. EDIC membership and roles and responsibilities – Nothing additional to report.
- h. Farmers' Market - Peter Gillespie reported that the Farmers' Market has completed the process of becoming a private entity. Dorcas McHugh made a motion to disburse the remaining fund balance of \$3,396.16. Joan Hughes seconded the motion and all voted in favor.

5. Other Business – No additional report was given.

6. Reports

- Town Manager's Report – Jeff Bridges - There was nothing additional to report.
- Town Council Liaison's Report – Tony Martino - Tony Martino reported on the progress at WHS.
- Planning & Zoning Commission Liaison's Report – Leigh Standish - Leigh Standish reported on the highlights of the Planning and Zoning Commission.
- Tourism Commission Liaison's Report – Dorcas McHugh - Dorcas McHugh reported on the highlights of both the Tourism Commission and the Tourism Stakeholders meeting.
- Redevelopment Agency Liaison Report - No report was given.
- Chamber of Commerce Liaison's Report –Stacey Hodges reported on the Fireworks Celebration.
- Director of Planning and Economic Development's Report – Peter Gillespie - No additional report was given.

7. Chairman's Report – Nothing additional to report.

