

Town of Montville  
Economic Development Commission  
**Regular Meeting Minutes for October 17 , 2016**  
7:00 p.m. – Montville Town Hall - Room 203

1. Call to Order.

Chairman Butzgy called the meeting to order at 7:04 p.m.

2. Pledge of Allegiance.

All stood and pledged the flag.

3. Roll Call.

Present were Commissioners Karl Butzgy, Walter Hewitt, Christopher Napierski, Jim Toner and Diane Williams. Commissioner John Protz was absent. Also present was Town Council Liaison Joseph Rogulski. A quorum was present.

4. Alterations to the Agenda.

Motion by Commissioner Hewitt, seconded by Commissioner Williams to move up New Business, Item 8a for consideration and action regarding the NASKART project. Discussion: none. Voice Vote, 5-0; all in favor. Motion carried.

8. New Business

a. Consideration and action regarding NASKART project.

Commissioner Butzgy summarized the circumstances that prompted his recent email about a Route 85 traffic light at NASKART, the Indoor Kart Racing and Trampoline Park in Oakdale. He said he was asked by Mayor McDaniel to meet with Rachel Hannas-Metz, the NASKART sales manager, on site for the project. Commissioner Butzgy said he met with her again at the soccer facility that NASKART also owns and it was during this discussion that the need for a light arose. He clarified that the intent of his email was to bring attention to a safety concern for the children and parents who use the soccer facility and stated that ultimately “we are all trying to accomplish the same thing.” Per discussion, Commissioner Toner noticed the Commission of his membership on the Planning & Zoning Commission (P&Z) and referenced the traffic light and the parking spaces at NASKART that he said had come before the P & Z for review and consideration. He stated that the Town does not have jurisdiction over Route 85 as it is a State road. Commissioner Toner continued by saying that a mayor or 1<sup>st</sup> selectman can write a letter to the CT State Department of Transportation (DOT) to intercede for the cause that would require a traffic study being done. Commissioner Toner suggested getting the media and legislation involved as an option. Commissioner Butzgy said that he sought advice from his father who worked for the DOT for 30 years, but said the Commission would do its due diligence toward the next steps.

R. Hannas-Metz and Cody Manning, General Manager for NASKART then spoke about its local facility that is expected to open in the near future—the original opening date was November 23<sup>rd</sup>. R. Hannas-Metz said that project encompasses 110,000 square foot, the largest multi-level track in the world, according to C. Manning, and an 8,000 square foot trampoline park. The facility will also include a café-style restaurant and full bar. C.

Manning said that two (2) more facilities are in the plans and that its next site is already commissioned at an out-of-state location. He added that he is conducting interviews for a food services manager at the facility and that 50-100 personnel are expected to be hired. C. Manning continued that the facility is expected to draw people from within a 40-mile radius. During a question and answer period R. Hannas-Metz and C. Manning relayed the following information:

- The karts are all electric and eco-friendly;
- The karts are capable of operating at three (3) different speeds;
- A consultant was brought for safety review and to accumulate knowledge for the best sources;
- The facility will be available for corporate parties, birthday parties, trade shows, and other events;
- Skill sets needed: full-time mechanic, trampoline monitors, party hosts; cashier, customer service, track operators, and café personnel.

R. Hannas-Metz stated that NASKART is working with the CFO of the Mohegan Sun Casino; Commissioner Toner suggested that she reach out to the area Chambers of Commerce. It was agreed that the facility would increase tourism to the area and would be a great opportunity for the Town of Montville. R. Hannas-Metz also stated that family-friendly meals would be served in the café-style restaurant. She also said that NASKART is looking for sponsorship for banners and to wrap the karts through local, small businesses. Parties interested in sponsorship can contact NASKART through its website, Facebook or Twitter. Commissioner Butzgy how the Commission could help to which R. Hannas-Metz asked if the Commission could help with distributing flyers. Commissioner Toner mentioned that as a SCORE/SBA volunteer he knows of agencies that have money for funding non-bankable ventures. The Commission concluded that Commissioner Butzgy would draft and send a letter to Mayor McDaniel as suggested previously this evening by Commissioner Toner.

Motion by Commissioner Williams, seconded by Commissioner Toner, concerning the initiation of a traffic study concerning on Route 85 at the NASKART location. Discussion: Commissioner Hewitt asked whether there was any liability to a facility such as NASKART when safety is a concern. Commissioner Butzgy said that the Commission would be addressing a possible concern. Commissioner Williams added that traffic at the area is subject to the time of day and seasons of the year. Voice Vote, 5-0; all in favor. Motion carried

5. Remarks from the Public regarding items on the Agenda (3-minute limit).

Chairman Butzgy asked three (3) times for remarks. There were none.

6. To Consider and Act on a Motion to approve:

a. The Regular Meeting Minutes of August 15, 2016.

Motion by Commissioner Toner; seconded by Commissioner Hewitt, to approve the Regular Meeting Minutes of August 15, 2016. Discussion: none. Voice Vote, 4-0-1, Commissioner Williams abstained. Motion carried.

7. Unfinished Business:

a. EDC Website Design (Commissioner Napierski)

Commissioner Napierski reported that the Commission can consider to review the web pages that already exist and look to promote indoor sports with possible limitations as well as job postings that may require an additional web page for which a mock up can be created. Commissioner Hewitt spoke to the question of content. Commissioner Toner reviewed the process for web content updates. The Commission commented on the final version of the M-BAP that was stated still contains errors. Commissioner Butzgy will call Town Planner M. Vlaun regarding final approval of the M-BAP by the Commission prior to printing. Commissioner Williams spoke about adding a web address for Eastern Advanced Manufacturing Alliance (EAMA) to the Commission website. She stated that the alliance would be a huge asset for eastern Connecticut as it is business driven through partnerships with companies that belong to the alliance. She spoke about the priorities of EAMA whose aim is to *“increase awareness of manufacturing and manufacturing career in the eastern Connecticut region...improve manufacturing education at the secondary and postsecondary levels, advocate for policies and resources that are advantageous the manufacturing industry...share best practices in manufacturing workforce development among EAMA members and other employees.”*

Motion by Commissioner Toner, seconded by Commissioner Hewitt to include information on the Eastern Advanced Manufacturing Alliance on the Commission web page. Discussion: none. Voice Vote, 5-0; all in favor. Motion carried.

b. Business Assistance Program Update (M-BAP)

This item was discussed under Item 7a.

8. New Business -- None

a. Consideration and action regarding NASKART project.

This item was moved up on the agenda.

9. Report on Existing, New, Prospective, Lost Businesses (Commissioner Toner)

Commissioner Toner referenced the September Zoning & Wetlands Officer Report (ZWO) sent via email to the Commission that included zoning and inland wetlands permits, complaints, and enforcement.

10. Feedback from the Townspeople and Businesses

a. Proposed Recipients for Business Recognition Award -- None

11. Report from Town Council Liaison Joe Rogulski

Town Council Liaison Rogulski reported that Planning & Zoning had voted on adverts in *The Day*. He also gave an update on the Faria property in addition to a microbrewery that will be established at the former DOT building on Route 32 and plans for the former Beit Bros. Commissioner Toner asked about the Blight Report.

12. Communications -- None

13. Remarks from the Public (3 Minute limit)

Chairman Butzgy asked three (3) times for remarks. There were none.

14. Remarks from the Commissioners and Town Council Liaison Rogulski -- None

15. Adjournment

Motion by Commissioner Butzgy; seconded by Commissioner Williams to adjourn the meeting at 8:25 p.m. Discussion: none. Voice vote; 5-0; all in favor. Meeting adjourned.

Submitted by: Gloria J. Gathers  
Recording Secretary, Town of Montville