

TOWN OF MONTVILLE
ECONOMIC DEVELOPMENT COMMISSION
Regular Meeting Minutes – November 20, 2017
7:00 p.m. – Montville Town Hall - Room 203

1. Call to Order.
Chairman Hewitt called the meeting to order at 7:01 p.m. (*A quorum was present at 7:23 p.m.*)
2. Pledge of Allegiance.
All stood and pledged the flag.
3. Roll Call.
Present were Commissioners Karl Butzgy (7:23 p.m.), Christopher Napierski, Jim Toner, and Chairman Walter Hewitt. Also present Town Council Liaison Jeff Rogers and Town Council Chairman Tom McNally.
4. Alterations to the Agenda. -- *None*
5. Remarks from the Public regarding items on the Agenda (3-minute limit).
Chairman Hewitt asked three (3) times for remarks. Town Council Chairman McNally introduced Jeff Rogers as the new Commission Liaison.
6. To Consider and Act on a Motion to approve:
 - a. The Regular Meeting Minutes of October 16, 2017.
Motion by Commissioner Toner; seconded by Commissioner Napierski, to approve the Regular Meeting Minutes of October 16, 2017, as written. Discussion: none. **Voice Vote, 4-0. Motion carried.**
7. Unfinished Business:
 - a. EDC Website Design (Commissioner Napierski)
Commissioner Napierski stated the changes suggested at last month's meeting regarding notice about vacancies on the Commission were approved by Town Planner Vlaun and the website has been updated.
 - b. Discuss distribution of the EDC M-BAP Pamphlet.
Chairman Hewitt commented on receipt of more pamphlets that Mayor McDaniel agreed to get at the last Commission meeting. Commissioner Toner noted contact information changes for the M-BAP. Commissioner Hewitt suggested that the changes be forwarded to Town Planner Vlaun to update the website if the pamphlet cannot be updated yet.
 - c. Discuss the Montville Conservation and Zoning Plan.
Chairman Hewitt asked Commissioners if they had done their homework by reviewing the Plan. Commissioner Napierski stated that the EDC is mentioned on three (3) items in the Plan. Chairman Hewitt stated that the EDC was asked by Town Planner Vlaun to help by reviewing and commenting on the Plan. Commissioner Toner commented on concerns about infrastructure and \$17,000,000 spent on economic and commercial development in New London County; but, Chairman Hewitt said he wanted to know what happened in

Montville. Commissioner Toner said money was not spent in Montville. Commissioner Napierski said that agro-tourism was discussed at the Waterford EDC meeting he attended. Also discussed was a proposed tour of Montville mentioned 4-5 years ago. Commissioner Toner agreed to bring information about it to the next meeting. He also mentioned the recently approved CEDS report which includes an executive summary that Chairman Hewitt asked the commissioners to review as well as forward their ideas regarding the Plan to him. The feedback will be formalized and sent to Town Planner Vlaun prior to the next Commission meeting.

Development ideas that would impact the Town of Montville were discussed—completion of Route 85, acreage behind St. Bernard’s High School, and development of Route 32. Town Council Liaison Rogers and Town Council Chairman McNally added to discussion of these topics. Commissioner Butzgy proposed that a community profile and plan of communication be considered as well.

d. Consideration and action of the focus and direction of Commission.

Chairman Hewitt referred to the Comprehensive Economic Development Strategy (“CEDS”) report developed by SECTOR that he received from Mayor McDaniel today and forwarded on the commissioners for review and further discussion. Commissioner Toner explained how persons were invited to participate and how the information was assembled for the CEDS report.

e. Consideration and action for a Community Development Corporation.

Chairman Hewitt reported that Mayor McDaniel had sent him the data for Town businesses but it does not include the number of employees per business. Commissioner Toner said that information would be obtained by meeting directly with the businesses.

f. Follow-up concerning discussion with Mayor.

The commissioners discussed the dynamics for the proposed EDC Business Forum mentioned at the last meeting. Commissioner Toner who was involved with the last Forum suggested the following criteria for invitees:

- Businesses with 10-45 employees; not large businesses
- Businesses that are behind on their taxes
- Businesses developed within the last two (2) years
- Businesses who have sought help from the Town.

He further said that some businesses—those who are unable to obtain loans—could be sent to CID and Annie Chambers at Sector. The Commission tasked developing a list of invitees (200-300) as its immediate objective with the hope of bringing resources to Town to start or grow a business or assist those going bankrupt. Town Council Chairman McNally suggested contacts with regional Chambers of Commerce and adverts on social media in addition to email blasts. Chairman Hewitt stated the data he received will be posted with a link to a document folder and password protected for editing. Town Council Liaison Rogers asked whether businesses that will be good for the Town had been discussed. He asked the Commission to consider the following to induce businesses:

1) "for sale" businesses on Route 32 and marketing sections of the Town; 2) focus on tourism to attract people; 3) develop a vision for the future; and 4) a marina for available waterfront acreage. Chairman Hewitt discussed a recent query to the EDC by a developer for marketing assistance and the need for business that does not compete with the casino. Finding potential developers, showcasing what is available; tax incentives, and sandwich signs were discussed in addition to a survey of new businesses conducted by the EDC 2-3 years ago on the process for the new business owners on opening a business in Montville. Town Council Chairman McNally talked about the need for communication and working together as a cohesive unit. He also spoke about filling the vacancies on Town Boards and Commissions, including the EDC, through upcoming meetings.

8. New Business: -- *None*
9. Report on Existing, New, Prospective, Lost Businesses (Commissioner Toner). -- *None*
10. Feedback from the Townspeople and Businesses.
 - a. Proposed Recipients for Business Recognition Award
No candidates were discussed. Commissioner Butzgy suggested a look-see at the new package store on Route 32. Commissioner Toner commented on the February 11, 2018, opening of the new site for the regionalized Department of Labor at the site formerly occupied by Beit Bros.
11. Report from Town Council Liaison.
Town Councilor Rogers gave his contact information to the commissioners for their questions or concerns.
12. Communications
 - a. Strat Comms Working Group Update – *No discussion*
13. Remarks from the Public (3 Minute limit)
Chairman Hewitt asked three (3) times for remarks. Resident Heather Pettengill commented on the overwhelming content of the meeting which she said was to "look to the future and build" something she said she had never heard before. She spoke on the improved communications and suggested a focus on the Town through 1) conservation; 2) ideas for recreation; 3) involvement of State and Town representatives in businesses; 4) beautification (re: the resident who cares for the plants at the Town Hall); 5) and Route 85 top destinations. Ms. Pettengill also asked about the lack of publicity for the Annual Breakfast.
14. Remarks from the Commissioners and Town Council Liaison
Town Council Liaison spoke in disagreement of the statement "keeping things close to the chest" concerning a comment made by Mayor McDaniel at the last meeting, per Commissioner Toner, and referenced his background in law enforcement. Town Council Chairman McNally added that way of doing business will not work now. Chairman Hewitt commented on communication in respect to the Town of Montville and its hidden heroes.

15. Adjournment

Motion by Commissioner Toner; seconded by Commissioner Napierski to adjourn the meeting at 8:53 p.m. Discussion: none. Voice vote; 4-0; all in favor. Meeting adjourned.

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

AN AUDIO RECORDING IS AVAILABLE FROM THE TOWN WEBSITE.