

**TOWN OF MONTVILLE**  
**Economic Development Commission**  
**Regular Meeting Minutes – December 16, 2019 – 7:00 p.m.**  
**Montville Town Hall – Room 203\***

1. Call to Order  
Chairman Hewitt began the meeting at 7:00 p.m. (*The meeting took place in Room 102 as Room 203 was occupied for a mediation.*)\*
2. Pledge of Allegiance  
All stood and pledged the flag.
3. Roll Call  
Commissioners present were Mickey Gillette, Heather Harris, Sheelagh Lapinski, Christopher Napierski, Jim Toner, and Chairman Walter Hewitt. Also present was Town Council Liaison Colleen Rix and Michelle Balkcom and her son Alex, a member of Boy Scout Troup 93 in Oakdale who was present to work toward his badge for Citizenship in the Community. A quorum was present.
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. There were none.
6. To Consider and Act on a Motion to approve:
  - a. The Minutes of Regular Meeting of November 18, 2019.  
Motion by Commissioner Gillette; seconded by Commissioner Toner to approve the Regular Meeting Minutes of November 18, 2019. Discussion: none. Vote, 6-0; all in favor. Motion carried.
7. Unfinished Business
  - a. Montville real-estate properties for development.
    - i. James M. Gillanders, Londregan Commercial Real Estate Group – 3 properties.  
Chairman Hewitt reported that J. Gillanders was again invited to the Commission meeting two (2) weeks ago but was not present this evening. He said he would try to get some information. Commissioner Toner said he wanted to know why he does not answer phone messages.
    - ii. Rock 10 and US Foods in Norwich? (Sheelagh)  
Commissioner Lapinski reported that a developer interest in Rock 10 had shifted due to the cost involved in modifying the building. She said the developer is now looking at a property in Bozrah but has no plans until the toll situation in Connecticut is resolved. The Commission then discussed the advantages of the property, its location, utilities, and proximity to rail service. The discussion expanded with an update from Commissioner Toner on the data center, its potential electrical consumption (twin 747 engines for each of the six (6) pads and 50 acres for each building), and water runoff from solar use per a question by Commissioner Napierski. Commissioner Toner also stated that Northeast

Property real estate agents said they would work with the Commission at the EDC Forum in September and said he would follow up with the agent and forward any information obtained to Commissioner Lapinski.

b. Mohegan Tribe and our request for contact information regarding retention of businesses vacating the casino.

Commissioner Toner reported he has had no contact from the Tribe and had asked for help with the same. Town Councilor Rix said she had reached out to Town Councilor Caron last week.

c. EDC Websites -- Updates

Chairman Hewitt said he asked Mayor McDaniel about the updates to the Town website that is expected to be complete by mid-January and said any changes to the EDC website would still go through Planning & Zoning. He asked Town Councilor to find out whether there will be a preview of the updated website.

d. New Business Report.

Chairman Hewitt stated there were no new businesses to report. He asked if everyone had reviewed the Town businesses reports he emailed. Commissioner Toner said he tried to count the number of businesses on the reports but said some were listed more than once. Chairman Hewitt said he would try to get a copy of the grand list. Commissioner Gillette said the original intent of the list was for the Forum.

e. Business Survey

Commissioner Harris stated that mailing was not the way to go for conducting the survey per her response to Chairman Hewitt who said he would request additional data including email addresses for businesses. Chairman Hewitt discussed the issues concerning the request for businesses cards.

8. Nomination and Election of 2020 Chair for EDC

Motion by Commissioner Toner; seconded by Commissioner Harris to reelect the current chair and vice-chair, Chairman Hewitt and Vice-chair Napierski. Discussion: Commissioner Toner said Chairman Hewitt has done a fine job as chair. There was also a discussion between Chairman Hewitt and Vice-chair Napierski about their changing positions. Chairman Hewitt also asked three (3) times if there were other nominations. Motion by Commissioner Toner; seconded by Commissioner Harris to close the nominations. Discussion: none. Voice vote; 6-0, all in favor. Motion carried. Vote for Original motion: Voice vote; 6-0, all in favor. Motion carried.

9. New Business

i. Schedule of meetings for 2020 submitted.

Chairman Hewitt reported that the 2020 Meeting Schedule was submitted to the Town Clerk. Town Councilor Rix commented there would be conflicts with Parks & Recreation meetings.

ii. Chamber Business After Hours

Commissioner Harris said the subscription for the same was all set and paid for. She explained that anyone could attend the events and said she would send the calendar to the Commission. Commissioner Harris also said one (1) participant is paid per event and any others must pay to attend. Commissioner Toner spoke of his relationship with Tony Sheridan of the Eastern Connecticut Chamber of Commerce and the number of events he attends. Commissioner Harris spoke about meeting a Westerly, RI EDC member who said Stonington EDC has good ideas. The Commission discussed attending the next Stonington EDC meeting at 6:00 p.m. on January 15.

10. Townspeople and Business Feedback

a. Proposed Recipients for Business Recognition Award

Town Councilor Rix reported she purchased plaques for the award from a business in Waterford and said the price was comparable but would be less if purchased in multiples. She also said she needed to get copies of the letters sent to businesses from Chairman Hewitt and speak with the potential business awardees. Chairman Hewitt will send the current list of award recipients voted on by the Commission. Commissioner Toner explained that award recipients must offer a good product, have great customer service, and offer help to the community. The Commissioners spoke about categorizing businesses of a certain size and number of employees in addition to honoring small businesses as opposed to chains stores as proposed by Commissioner Napierski. Commissioner Gillette confirmed awards would be given at January Town Council meeting to the December and January honorees.

11. Report from Town Council Liaison

Town Councilor Rix said she moved purchase of the EDC award plaques to Sportees Trophy in Waterford. She also reported on the recent Parks & Recreation Holiday Parade that included balloons/floats from local businesses and said the same should be done for the Memorial Day Parade. She agreed to get a list of those businesses that participated. A suggestion was also made to put notices in with tax bills prior to the Memorial Day Parade. Commissioner Toner made the suggestion that the Commission could partner with Parks & Recreation. Town Councilor Rix said she would broach the subject with them. He also asked whether the newly elected Town Council had a direction for the Commission and Town Councilor Rix said she would ask. Commissioner Toner again reiterated there are six (6) Commissioners of which five (5) work full-time and meet once a month. Chairman Hewitt also extended an invitation for the Town Council to attend a Commission meeting.

12. Remarks from the Public (3-minute limit)

Chairman Hewitt asked three (3) times for remarks. There were none. Recording Secretary Gathers requested for the record, the names of the visitors to the meeting, Boy Scout Alex Balkcom and his mom Michelle who explained that her son was working on his Citizenship in the Community badge.

13. Remarks from the Commissioners and Town Council Liaison  
Commissioner Gillette thanked Alex for his visit wished every a Merry Christmas and Happy New Year echoed by the other Commissioners.
14. Adjournment  
Motion by Commissioner Gillette; seconded by Commissioner Toner to adjourn the meeting at 8:09 p.m. Discussion: none. Voice vote, 6-0, all in favor. Meeting adjourned.

Respectfully submitted by,

Gloria J. Gathers  
Recording Secretary, Town of Montville