

ECONOMIC DEVELOPMENT COMMISSION
CITY HALL
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TOWN AND CITY CLERK
ANSONIA, CONNECTICUT

Gregg Seccombe
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Saleh "Sal" Hanaif
Vice Chairman
Keith Murray
Secretary
Gregg Seccombe
Treasurer

Sheila O'Malley
Executive Director

MINUTES

REGULAR MONTHLY MEETING, THURSDAY, September 18, 2014 ALDERMANIC CHAMBERS 7:00 PM

The Economic Development Commission held its Regular monthly meeting on Thursday, September 18, 2014. The meeting began at 7:12 P.M.

Roll call:

Greg Seccombe	present
Vincent Scarlata	absent
Bart Flaherty	present
Sal Hanaif	present
Keith Murray	present
Terri Goldson	absent
Bill Luneski	absent
Horace Behrle	absent
Jeff Sweeney	present

5 present, 4 absent

Also present:

Sheila O'Malley, Economic Development Director

Mr. Seccombe opened the meeting at 7:15. The meeting began with the pledge of allegiance to the flag.

Mr. Seccombe entertained motions to accept the previous month's minutes. Mr. Sweeney made a motion to approve the minutes. Mr. Murray seconded the motion. All were in favor of the motion.

Mr. Seccombe then asked if anyone from the public wished to speak.

Don Sellers, 110 Woodbridge Avenue, stated that he recently moved from Norwalk to Ansonia. He further stated that he was a former two time City Councilman, former 30 year police officer, retired US

Army. He further stated that he had been a member of a variety of city boards and commissions. He then stated that he was invited to attend the meeting by Mr. Luneski. He further stated that he believes that Ansonia is the place to be.

Mr. Seccombe thanked Mr. Sellers for his comments and for his service. He then asked if there was anyone else that wished to speak. There was no one else that wished to speak. He closed the public session and moved on to correspondence.

There was no correspondence. However, Mr. Murray thanked the board for the flowers that they had sent.

Mr. Seccombe then moved onto new business. He stated that Mr. Scarlata tendered his resignation at the last meeting and is requesting that the board accept it tonight. Mr. Flaherty made a motion to accept Mr. Scarlata's resignation with regret. Mr. Sweeney seconded the motion. All were in favor of the motion. Mr. Flaherty requested that a letter of thanks be sent to Mr. Scarlata. Mr. Seccombe stated that it will be sent.

Mr. Seccombe then asked Ms. O'Malley to share any updates that she has with the board. She stated that they received a \$200, 000 grant for Brownfields assessment for the Ansonia Copper and Brass location. This grant will assist in identifying and characterizing the site. We should get the funding in the next few months and then it will go out to bid.

Ms. O'Malley then stated that they received \$60, 000. \$50,000 from the Connecticut Trust for Historic Preservation and \$10, 000 from United Illuminating to do feasibility study. She met with the Trust for Historic Preservation representatives to discuss how to move forward with that study and what buildings they wanted to concentrate on. They also discussed the City Center and "Village District Zoning". They discussed the possibility of adding that into the feasibility study. The City will need to put together a small committee to discuss what they want to see downtown and what they want to see done with the City Center plan and how they can expand on that.

In regards to Farrel's, she has been speaking to the owner about the processing center. When someone looks at the ATP and Palmer buildings, it seems like they may need all three buildings. They have put together a Memo of Understanding requesting a time line for some development or some commitment with the City moving forward. She then stated that if the owner is not going to move forward in a years' time with construction, is he then going to sell the building at fair market value?

Ms. O'Malley then stated that they are looking at large grant for Fountain Lake Industrial Park for the access road. She believed that this will draw tenants and reduce the cost of infrastructure. They are looking at a million dollar grant, but it is 50% match. She is trying to work with the state on approximately \$100, 000. She is looking to take a portion of the half million dollars that we were successful in getting and taking approximately \$250, 000 to match, unless the state is willing to grant us the million dollars.

Ms. O'Malley then spoke about the Healey Ford building. She stated that they have an asking price and there have been some very interested developers. There is a buyer and Ford Motor Credit wants to sell the entire parcel. They do not want to subdivide it and sell it off to Mr. Sardo.

Mr. Seccombe then moved on to new business. Mr. Murray stated that as the Harvest Fest is coming up soon he felt that he needed to convey some concerns that some of the Main Street merchants shared with him. There is a bit of resentment with them in the fact that they pay taxes and they have to pay \$50 to get the spot that is right in front of their own business so that a food truck doesn't park there instead. Some of the businesses complained that they have been obscured by someone parking a truck in front of their business. Mr. Seccombe stated that he will speak with Ms. Nicolari about the concerns.

Mr. Flaherty then asked about the Bike Festival. He thought that the Cultural Commission was supposed to take that event over as it is not an Economic Development function. He feels that we need to contact the Cultural Commission now in regard to this. Mr. Flaherty made a motion to request that Ms. O'Malley send a formal letter to that fact to the Cultural Commission. The motion was seconded by Mr. Hanaif. All were in favor of the motion.

Mr. Seccombe then asked if there was any old business. Mr. Murray stated in regard to the façade loan program, there are a few that are in the process of completing their applications. They are L2 Innovate, DiGiovanni Catering, and Ree Ree's,

Mr. Seccombe asked if anyone had any other business to come before the board at this time. There was no other business. Mr. Flaherty made a motion to adjourn. Mr. Murray seconded the motion. All were in favor of the motion.

The meeting ended at 8:05.

Respectfully submitted,



Carol Sardinha