

**Town of Cromwell
Economic Development Commission**

RECEIVED FOR RECORD
Jun 25, 2021 03:11P
JoAnn Doyle
TOWN CLERK
CROMWELL, CT

***Regular Meeting
6:30 PM Wednesday April 21, 2021
Room 222 Cromwell Town Hall 41 West Street***

Meeting Minutes

Present: Chairman Richard Nobile, Jay Polke, Joe Fazekas, Paul Warena and Bob Donohue

Absent: Marilyn Teitlebaum-Dworkin

Also, Present: Director of Planning and Development Stuart Popper, Town Council Liaison Al Waters, Town Council Liaison Steve Fortenbach

1. Call to Order

The meeting was called to order by Chairman Richard Nobile at 6:32 PM.

2. Roll Call/Seating of Alternates

The presence of the above members was noted.

3. Approval of Agenda

Motion made by Jay Polke to approve the Agenda; seconded by Joseph Fazekas. *All in favor, motion passed.*

4. Public Comments

None

5. Director of Planning and Development Report

Mr. Popper said the negotiations did not work out with the Summit Group who were the preferred developer for 60 and 61 River Road. He explained that the Redevelopment Agency has authorized town staff to go back out with the RFP that was previously advertised. Mr. Popper said the goal is to have a public-private partnership on the river side and hopefully on the land side the developer would be interested in purchasing that parcel.

Mr. Popper said that development continues at the Nike site, Arbor Meadows on Field Road as well as Covenant Village facility. He noted that the Arbor Meadows development on Field Road will likely meet their goal of building 15 houses per year.

Mr. Popper said the Planning and Zoning Commission (PZC) opened a public hearing for a 9-lot subdivision containing one rear lot on Hicksville Road and one lot off of West Street. He said the

public hearing will continue with a site walk on Tuesday, April 27 at 6:00 p.m. and the public hearing will continue at the next regular Planning and Zoning Meeting on May 4, 2021.

Mr. Popper said the TPC will appear before the PZC on May 4, 2021. He explained that this year's event will not be up to the usual scale with a limited number of spectators for each day. Mr. Popper said there will be a public hearing at the PZC's May 18, 2021 for a digital billboard at the former Citgo station at 241 and 251 Main Street.

Mr. Popper said there have been discussions regarding possible future tenants at the ShopRite Plaza and the Cross Roads shopping centers. He said the Red Lion mortgage holders are in discussion with each other and at this point there are no plans to reopen. Mr. Popper said the Quality Inn and adjacent lot are for sale. He said there are ongoing discussions between Scannell and property owners on Geer Street and Shunpike Road.

6. New Business:

Mr. Popper reported that Café Fiore has not opened yet looks like they are looking at Mother's Day weekend. He said work continues at Barb's Pizza.

7. Chairman's Comments/Commissioners' Comments

Mr. Bob Donohue commented that the new sewer garage looks nice. However, there has been the theft of several manhole covers.

8. Communications: see attached P & Z Minutes:

The Commission members had no questions for Mr. Popper on the attached minutes.

9. Approval of Minutes:

a. March 17, 2021

Bob Donohue made a motion to approve the minutes of March 17, 2021. Seconded by Jay Polke. *All in favor, motion passed. (Paul Warenda abstained as he was absent.)*

10. Good & Welfare

Mr. Joseph Fazekas had updates regarding the Cromwell Village project.

11. Adjourn.

Motion made my Jay Polke to adjourn at 7:14 PM; seconded by Bob Donohue. *All in favor, motion passed.*

Respectfully submitted,

Handwritten signature of Michelle L. Armetta in cursive script, followed by the initials "SDP" in a separate box.

Michelle L. Armetta
Recording Clerk