

**TOWN OF CROMWELL  
ECONOMIC DEVELOPMENT COMMISSION  
REGULAR MEETING  
7:00 PM, WEDNESDAY, OCTOBER 17, 2018  
ROOM 222, CROMWELL TOWN HALL 41 WEST STREET  
MINUTES AND RECORD OF VOTES**

**Present:** Chairman Richard Nobile, Robert Jahn, Jay Polke, Stanley Stachura

**Absent:** Joseph Fazekas and Marilyn Teitelbaum

**Also Present:** Director of Planning and Development Stuart Popper, Town Council Member Al Waters

**1. Call to Order**

The meeting was called to order by Chairman Nobile at 7:00 pm.

**2. Roll Call / Seating Alternates**

The presence of the above members was noted.

**3 Approval of Agenda**

A **motion** to approve the agenda as presented was made by Robert Jahn; Seconded by Stanley Stachura. *All were in favor; the motion passed.*

**4. Public Comments**

NONE

**5. Director of Planning and Development & Compliance Officer Reports:**

Mr. Popper discussed with the members his report to the Commission dated October 12, 2018. Highlights of the report included the new EDC web site, the Middlesex Chamber of Commerce Connecticut Connections Business Expo on October 24, 2018, the business visitation on October 11, October 17, 2018, the new PZC applications and the recently approved PZC applications.

**6. New Business:**

Mr. Popper explained that the Town Council had authorized the Town Manager to negotiate the purchase of 1 Community Field Road (the parking lot rented by the Town). He said the negotiations had been successful and the Council was going forward with the purchase of the property. The Commission members recommended that Mr. Popper meet with the owner of the

abutting property (313 Main Street) and see if it may be possible to obtain the right of first refusal for the Town in the event the property is ever for sale.

The Commission members and Mr. Popper discussed the status of development on River Road and the need for a second means of access to River Road from Main Street. The Commission members discussed the idea of improving South Street as an alternative to constructing a new road north of Frisbee Park. This could be a more appealing and esthetically appealing entrance to River Road.

The Commission members and Mr. Popper also discussed the financial viability of the idea of the multi-family development on River Road from Wall Street to School Street. Mr. Popper said after discussing the cost of property acquisition and the cost of construction it may not be viable for any developers to pursue at this time.

**7. Chairman's Comments/ Commissioner's Comments:**

The Commission members noted that the November 21, 2018 meeting is the day before Thanksgiving and advised Mr. Popper to cancel the meeting.

**8. Communications: see attached P&Z Minutes**

**9. Approval of Minutes:**

a. September 26, 2018: Jay Polke made a motion to approve the minutes; Seconded by Stanley Stachura. *All in favor; motion passed.*

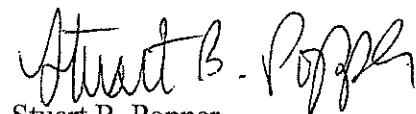
**10. Good & Welfare:**

**11. Adjourn**

Jay Polke made a motion to adjourn the meeting; Seconded by Stanley Stachura. *All were in favor; the motion passed.*

The meeting was adjourned at 7:45 p.m.

Respectfully Submitted,



Stuart B. Popper  
Director of Planning and Development