

**Town of Cromwell
Redevelopment Agency**

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REGULAR MEETING
6:30 P.M. WEDNESDAY SEPTEMBER 16, 2015
ROOM 222 CROMWELL TOWN HALL 41 WEST STREET
MINUTES

Present: Vice Chairman Ann Halibozek, Paul Warenda, Thomas Tokarz, Richard Nobile
Absent: Chairman Joseph Fazekas, Richard Duffy and Jennifer Donohue
Also Present: Director of Planning and Development Stuart Popper

1. Call to Order

Vice Chairman Ann Halibozek called the meeting to order at 6:35 PM.

2. Roll Call

The above noted members were present.

3. Approval of Agenda

Thomas Tokarz made a motion to approve the agenda as presented, 2nd by Paul Warenda. All in Favor. Motion Passed.

4. Public Comments

There were no public comments.

5. New Business:

a. Discussion of Redevelopment Plan

Stuart Popper handed out a draft version of a sample redevelopment plan based on the idea of using the town garage site. He also distributed copies of the Section 4.6 Mixed Use District of the Town of Cromwell Zoning Regulations. Stuart Popper reviewed each component of the plan. The components included the:

- Executive Summary
- Compliance with Connecticut General Statutes
- Establishment
- Opinion of Planning Agency
- Description of Redevelopment Area
- Land Uses

- Infrastructure
- Relocation Plan
- Present and Proposed Zoning
- Exhibits

The Commission members and Stuart discussed the various components of the redevelopment plan and the process for approving the redevelopment plan. Stuart discussed Section 4.6 Mixed Use District of the Town of Cromwell Zoning Regulations. He revised the various types of development that would be permitted under the zone district and the approval process.

The Commission members discussed the regulations and the various types of development that would be appropriate for the site.

6. Approval of Minutes:

a. July 15, 2015

Thomas Tokarz made a motion to accept the minutes as amended 2nd by Paul Warenda.

Vote: Yes: Richard Nobile, Thomas Tokarz and Paul Warenda

Abstain: Vice Chairman Ann Halibozek

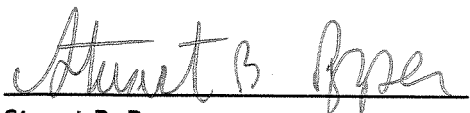
Motion Passed.

7. Commissioner's Comments:

8. Adjourn

Paul Warenda made a motion adjourn the meeting at 7:38 PM, 2nd by Richard Nobile.
All in Favor. Meeting Adjourned.

Respectfully Submitted By:



Stuart B. Popper

Director of Planning and Development

Acting Redevelopment Agency Clerk