

REGULAR MEETING - BAR

Brownfield Area-Wide Revitalization (BAR) Grant Sub- Committee

Friday, June 12, 2020 – 9:15 AM

Remote – Zoom meeting

Recording:

https://us02web.zoom.us/rec/share/wu1LJZ6g7E9OQbOO43z7WpV9EsPEaaa80yQfqfFYmR23fLzs0ftT_ILPE0u6QCpH Password: 7B#1@R&8

Attending:

Members: S. Lewis, Vice-Chair; B. Davis; J. Hall; C. Langlois; N. O’Leary

Others Attending: K. Beausoleil, BoS; T. Penn-Gesek, Director of Planning & Development; A. St. Onge, First Selectman

Minutes

1. CALL TO ORDER – 9:20 a.m.
2. APPROVAL OF MINUTES
 - a. May 8, 2020 Regular Meeting
Hall Moves/Langlois seconds to approve. Passes unanimously.
3. CORRESPONDENCE – see Committee business
4. CITIZEN COMMENTS - none
5. COMMITTEE BUSINESS
 - a. LOTCIP Route 12 sidewalk project – design update
Crews from Freeman Co. have been surveying the project area on two weekends and during a mid-week recently. No other update from the contractor.
 - b. Blain road intersection design update
D. Held/Provost & Rovero confirmed that his design was forwarded to ConnDOT. Turnaround at ConnDOT is slower than usual because of VOCID-19. The first bill from Provost & Rovero has been received & approved for disbursement by DECD. Funds have not been received by the finance office yet.
 - c. John Gumpert liason – update/tax relief
The First Selectman reports back on the correspondence between her and Atty. Slater, regarding the adjustment of J. Gumpert’s proposed tax relief plan. The best way to get the developer closest to what he has proposed is for the BoS to adopt a Resolution to declare the development area (i.e. the BAR Grant area) a Rehabilitation Area. A public hearing will be required, and PZC will also have to acknowledge the resolution according to statutory requirements. No other action (e.g. adoption of specific regulatory language) is required of PZC. The item will be brought up for BoS at the next meeting.

- d. BAR grant – wayfinding project status
The Contract with CME/CHE is ongoing. A public engagement event to gather input for the final design proposal is scheduled for Tuesday, 23 June via ZOOM. CME consultants K. Giansanti & J. Guskowski, NPS consultant S. Stround and T. Penn-Gesek will all be presenters during the event. The presentation will include an interactive element with survey questions and an open discussion period. The end result of the contract will be a report with design options, cost estimates and suggestions for funding strategies. Concurrently, an RFP has been issued for a marketing/branding package by EDC/Branding, which will be awarded within the month of June. The two design proposals will have to align.
- e. Other Committee Business
T. Penn-Gesek provides an update on the status of the ongoing overhaul of the zoning regs. That project is in its end-stages, with final vote to adopt anticipated in the month of July.
A. St. Onge reports that the developer for Quinn's Shirt Shop has finally had some motion on the resolution of the property lien. Substantive activity is anticipated within a month or so. The developer is still eager to proceed with the solar installation and rehab of the building.
T. Penn-Gesek also describes a grant application submitted to USDA/NIFA to fund a planning project related to the property at 65 Main and the adjacent 14-acres of town owned riverfront property. The grant is a partnership between her office, 5 regional non-profits and J. Guskowski to develop a comprehensive plan for the property incorporating the community garden and park; the rehab of the building at 65 for a small business center for agricultural/food system entrepreneurs, with an affordable housing unit for a property manager; and the development of the acreage into a permaculture/food forest. Regardless of the grant award, the project will proceed in FY21, as will some portion of the building rehab. The grant request is to fund a contract with a permaculture consultant, to work specifically on the food forest aspect. A LOI was also submitted to a separate USDA related program, which could potentially fund the building rehab.

6. MEMBER COMMENTS

K. Beausoleil requests that T. Penn-Gesek follow up with Binu Chandy at DECD as the BAR Grant winds down, to determine possible strategies by which DECD can continue to support the project.

7. ADJOURNMENT: 10:01 a.m.

Respectfully Submitted,
Tyra Penn-Gesek
Director of Planning & Development