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Town of Seymour
Economic Development Commission

Minutes
Tuesday, September 6, 2011 - 7:00 PM
Flaherty Room - Seymour Town Hall

Members present: Jon Szuch, Rosalie Averill, Ron Balabon, Kathleen Conroy-Cass, Ted Holly, Michael Horbal and Marietta Sabetta

Also present: Fred Messore, Economic Development Director, Selectman Kurt Miller

ITEM # 1 Call Meeting to Order
Meeting called to order at 7:03 p.m. by Chairman Jon Szuch

ITEM # 2 Pledge of Allegiance

ITEM # 3 First Selectman Comments
First Selectman Paul Roy was not in attendance at this point in the meeting.

ITEM # 4 Public Comments
Howard Enquist of 768 Derby Avenue stated his concern about the deplorable condition of Derby Avenue and the delay in completion of resurfacing and paving.

ITEM # 5 Approval of Prior Meeting Minutes - August 2, 2011 EDC Meeting
Mrs. Averill noted a correction to Page 5, ¶ 3 wherein it is stated that Mrs. Averill "moved" that a three member sub-committee be appointed. "Moved" should be changed to "suggested" because no motion was made.

Thereafter, Mrs. Averil moved that the minutes of the August 2, 2011 meeting be approved. Mr. Holly seconded and the motion was carried unanimously (5-0-2) with Ms. Conroy-Cass and Mr. Balabon abstaining.

ITEM # 6 Update TonSha Marketing Report - Sharon Grodzicki
Ms. Grodzicki was on vacation.

ITEM # 7 Economic Development Director's Report - Fred Messore
Mr. Messore presented his report for his activities since the last meeting including his telephone service and new number. He also discussed setting up his computer and e-mail service. He will be meeting with an I.T. person on September 7th to correct problems with his equipment.

Mr. Messore further discussed access to the EDC website for town businesses. Ms. Conroy-Cass asked if the web site invitation was mailed to all business because she had not received the package. Mr. Messore will see that she gets the information.

Mr. Messore stated that he met with the Mavulli family from Villa Bianca on Route 34 and discussed the progress of their new, 5000 square feet restaurant which should be ready in March or April of 2012. He discussed their commitment to future growth and the benefit of public and private partnership.

Mr. Messore stated that he spoke with Planning and Zoning commission members. He is making an effort to bridge the gap in dialogue with the Economic Development Commission and other boards that occurred because we did not have a director.

Mr. Messore stated he also met with John Fanotto at the Sewer Commission plant to discuss Mr. Fanotto's views on adding sewers to the Roosevelt Drive area including getting easements and inland-wetland approvals. Mr. Messore also met with Peter Jezierny of Inland-Wetlands.

Mr. Messore met with Matt Hickey, the CL & P account representative for the Town of Seymour and Kurt Matthew, the Yankee Gas representative. Both are good resources. He also met with former First Selectman John O'Toole who is with Northeast Utilities.

Mr. Messore met with Vincent Maiorano who owns commercial property on Roosevelt Drive that will soon be marketed publicly. He also met with Griffin Hospital which is opening a medical office at the Klarides Shopping Center. Mr. Horbal asked how Griffin Hospital will use the space. Mr. Messore said he believed it would be used for and internal medicine practice. Mr. Horbal asked about Griffin Hospital's intention for further expansion. Mr. Szuch asked if local radiologists and laboratories can be contacted because they would be ideal and fill a need in our area.

Mr. Messore was visited by architect, Joseph Magen to discuss his project. He noted that one of the local farms was opening a retail space to sell Connecticut grown and made items.

Mr. Messore toured the Seymour Police Station with Senator Blumenthal and made note that they had a damaged generator and an outdated switchboard and may be eligible for funding from Homeland Security.

Mr. Messore plans to meet with Ronald Sector at Tri-Town Plaza on September 21, 2011.

Mr. Messore taped a show with Comcast to discuss economic development.

Mrs. Averil stated that it is to our benefit that Mr. Messore is reaching out to our political representatives, utilities, business people and other boards and commissions.

Mr. Horbal asked Mr. Messore his opinion about ranking the desirability of utilities on Roosevelt Drive as to sewer, water and power, that is gas and electricity.

Mr. Messore said it depended on uses. Mr. Horbal asked if it would be appropriate to survey property owners on Roosevelt Drive/Route 34 and the north section of Seymour to ask what they see as far as priorities.

Mr. Horbal noted how badly the Town was hit by the last three storms. He discussed Kerite Company and the damage in the entire Day Street area, how Kerite was affected along with other businesses. Also noted was the area from Bladen's River to the North Street bridge, further upstream and down to Pearl Street. Ms. Conroy-Cass and Mr. Holly noted the area around Seymour Auto Parts also. The extensive damage to Legion Pool was also noted.

It was asked if we should encourage the First Selectman to contact the Army Corps of Engineers. Mr. Szuch said Mr. Messore should meet with Mr. Galligan, the town engineer, as well as Rick Dunne of VCOG.

Mr. Horbal wants to make certain that our local businesses which sustained considerable damage know that we will fully support them in their efforts, and further, we will urge their support by local government and officials at this time.

Further discussion ensued about Day Street and prevention of the flooding and damage that occurs there.

Mr. Messore discussed how we can update our plan of conservation and development. He stated that going back to the Mount Auburn report of June 2007 would be a good starting point. The commissioners noted that it was our intent to update this report but it was not budgeted by the Board of Finance.

Mr. Messore said he would reach out to VCOG to see if any funding was available. The Board agreed it was important to keep this plan current.

Further discussion of the MEDP will be put on the agenda for the October EDC meeting.

Mr. Horbal asked about the progress with Housatonic Wire and the house damaged by fire at 82-84 Main Street. Mr. Messore stated the First Selectman is dealing with the state DECD on Housatonic Wire. There was no report on the house.

Mr. Szuch asked about the status of the North Main Street Shopping Center.

Mr. Messore stated he had been in contact with the owner of the project at the corner of Cogwheel Lane.

ITEM # 8 Update - continue EDC discussion to consider making recommendations of changes to Seymour P & Z for updating 2012 Town of Seymour Plan of Development. The subcommittee led by Michael Horbal meeting with Mrs. Averill and Ms. Sabetta

met and discussed specifically signs and changes proposed by the Planning and Zoning Commission on August 24, 2011. Southbury, Shelton and Oxford regulations were compared to Seymour's.

Also, Mr. Horbal met with Robert Looker, the town planner, and with Jim Baldwin, chairman of the Planning and Zoning Commission. Mr. Horbal noted that the proposed changes came from Mr. Looker, Mr. Baldwin and zoning enforcement office, William Paecht.

Size limitations, illumination and location as it impacts the site line and safety were discussed. Mr. Horbal will attend the Planning & Zoning Commission public meeting for discussion on September 8, 2011. The subcommittee will prepare recommendations for the November EDC meeting.

ITEM # 9 DARP - EDC concept discussion on Derby Avenue Rehabilitation

A motion was made by Ron Balabon to table discussion until the next meeting. The motion was seconded by Ted Holly and carried unanimously (7-0).

ITEM # 10 EDC Chairman's Report
No additional information was put forth.

ITEM # 11 Old Business
There was no old business discussed.

ITEM #12 New Business
There was no new business discussed.

ITEM #13 Correspondence
No correspondence was submitted.

ITEM #14 Adjournment
A motion to adjourn the meeting was made by Rosalie Averill, seconded by Michael Horbal and carried unanimously (7-0).

The meeting was adjourned at 9:05 p.m. by Chairman Szuch.

Respectfully submitted,
Marietta Sabetta
Commissioner