ECONOMIC DEVELOPMENT COMMISSION
EAST GRANBY, CONNECTICUT
February 24, 2020

Minutes

A meeting of the East Granby Economic Development Commission was held on February 24, 2020. Members present when Chairman Paul Oliva called the meeting to order at 5:30 p.m. were, Bill Evans, Oliver Davis, David Iannucci, and Leslie Marques. Member Gary Vick and Laura Namnoun was absent.

MINUTES
A motion was made by Leslie Marques, seconded by Bill Evans, to approve the minutes of January 27, 2020. Votes in favor were unanimous motion carried.

DISCUSSION WITH PUBLIC AND/OR APPLICANT
First Selectmen Jim Hayden was in attendance

COMMUNICATIONS
• EDC Minutes for January 27, 2020
• EDC Report for February 2020

ECONOMIC DEVELOPMENT REPORT
Director of Community Development presented the February 2020 EDC Report.

A. Pending Projects
38 Kripes Rd – Ross Trucking seeks to expand their parking. Was denied without prejudice ran out of time and still did not get answers from consulting engineer. Applicant will reapply when get needed information.

8 School St-Received Special Exception for Signs Plus to add 2488 sq warehouse/manufacturing space to existing building with two apartments above. Approved at January IWC and PZC Meeting. Was approved but not moving forward with upstairs apartments because of high cost of construction.

103 Hartford Ave-Brignole Vineyard has submitted Special Exception and Site Plan. Application continued to March PZC Meeting.

Village Center and Commerce Park Transitional Zone- boundary and regulation changes have been continued to the March PZC Meeting.

B. Projects Under Construction

17 Kripes Rd – Almost Famous Brewery – approved. Site work in progress. Still await their federal and state licenses. Working with MDC on fire suppression system. Looking to open in April/May.

62 Rainbow Rd – Cumberland Farms’ application was approved by the Planning and Zoning Commission in April. DOT and applicant have reached agreement on purchase of residual piece along Rte 20 to allow access. Finalized maps being completed for submittal.
122 Rainbow Rd - Took out building permit for retaining wall and is back on track. Working on site work no building permit received.

C. Available Properties
2 Gateway – Available for lease 4 to 55k SF available at rate of $15.75 SF

9 School St – 500 SF of Co-working Space $15.00 SF/Yr.
19 School St – 2,086 SF – Retail Space $17.00 SF/Yr.

3 Turkey Hills Rd. – Shops of EG – FOR LEASE – 1,500 – 6,000 sf - $12.00 sf/yr

7-17 Bradley Park Road – 35,000-154,000 SF Warehouse/Distribution Facility – former file storage for All State Insurance – FOR LEASE $4.95/SF NNN

73 Rainbow Rd. – 7.82 AC lot – FOR SALE $936,000 - Route 20 development site

Rainbow Rd. – 10.90 AC lot – FOR SALE - $1,199,000 – 1 industrial lot

10 East Street Shops- 1,645-5,872 SF of retail for $14 SF

14, 16, and 20 South Main St-3.38 acres in VC zone two buildings one retail and single family home 4,420 SF For Sale for $750k

OTHER BUSINESS

A. BDL Update: Director of Community updated commission on RPIP Grant for hiring potential BDL Marketing Director in May. Also updated commission on planning stages of North Central/BDL week being organized by State Rep Tami Zawistowski and the Bradley Development League at the Capital the week of March 23-27th.

B. Chamber Update – EDC member and Bradley Regional Chamber President, Leslie Marques provided an update on Chamber.

C. Manufacture Education Program Update: Director of Community Development gave update on Ad hoc committee is being formed by manufacturer and representatives from the schools.

D. EDC Coordinator Position: Director of Community Development updated commission and told them the plan is to hire someone as Economic Development Coordinator and expand the position to 14 hours a week.

E. Election of Officers: Motion was made by Oliva and seconded by Evans to elect Oliva as Chairman, Evans as Vice Chairman, and Marquis as Secretary/Treasurer. Votes in favor were unanimous. Motion carried.
F. Meeting Times: Motion was made by Oliva and seconded by Evans to change meeting times from 5:30pm to 6pm going forward for 2020 meeting dates. Votes in favor were unanimous. Motion carried.

ADJOURNMENT
A motion to adjourn was made by Oliver Davis and seconded by David Ianucci at 7:00pm. Votes in favor were unanimous. Motion carried.

Respectfully submitted,
Gary Haynes
Director of Community Development