ECONOMIC DEVELOPMENT COMMISSION
EAST GRANBY, CONNECTICUT
April 27, 2020

Minutes

A meeting of the East Granby Economic Development Commission was held via Zoom on April 27, 2020. Members present when Chairman Paul Oliva called the meeting to order at 6 p.m. were, Bill Evans, Oliver Davis, David Iannucci, Paul Thulen, and Leslie Marques. Member Laura Namnoum was absent.

MINUTES
A motion was made by Oliver Davis, seconded by Leslie Marques, to approve the minutes of February 24, 2020. Votes in favor were unanimous motion carried.

DISCUSSION WITH PUBLIC AND/OR APPLICANT
Selectman Joe Doering and First Selectmen Jim Hayden were in attendance

COMMUNICATIONS
- EDC Minutes for February 24, 2020
- EDC Report for April 2020

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

A. Pending Projects
38 Kripes Rd – Ross Trucking seeks to expand their truck parking area. Scheduled for PZC Meeting on 4/28/20.

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

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

15 School St - Happy Cat Hotel took out building permit for tenant fitout
21-25 South Main St – Hairport took out plumbing permit to add extra sink

94 Wolcott Rd - Simsbury Airport took out building permit to add airplane hangar

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

33-35 Nicholson Rd. – 52k SF total both buildings, 33 Nicholson 12k SF leased 19k SF, 35 Nicholson 25k SF leased – FOR SALE - $1,860,000 – FOR LEASE - $5.35 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

Lot 2 Russell Rd-10.73 acres in the CP-B zone vacant parcel priced at $450k

OTHER BUSINESS

A. EDC Coordinator Introductions: Director of Community Development introduced Adam Tkaczuk and Sandra Johnson the newly hired part-time economic development coordinator to the commission.

B. BDL Update: Director of Community updated commission on RPIP Grant for hiring potential BDL Marketing Director in May.

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

D. Manufacture Education Program Update: Tabled as we are unable to coordinate with schools and manufacturer ast this time.

E. COVID Manufacturing Call Updates: Director of Community Development updated commission about the conference call with the local manufacturing companies.
**F. COVID Small Business Calls:** Director of Community Development passed out call list and survey questions for commission members to call and see how our companies are being effected and if we can do anything to help them.

**G. LTT Articles**
- Manufacturing Profile: Adam Tkaczuk and Sandra Johnson agreed to put together manufacturer article for upcoming May LTT newsletter.
- Small Business Profile: Paul Oliva has two small business profiles one for Simtech and other for All Holistic Healthcare located in the Center Shops for the May LTT newsletter.

**ADJOURNMENT**
A motion to adjourn was made by David Ianucci and seconded by Bill Evans at 7:15pm. Votes in favor were unanimous. Motion carried.

Respectfully submitted,
Gary Haynes
Director of Community Development