

Economic Development Commission
Special Meeting Minutes of **December 20, 2017**

I. Call to Order: The special meeting of the Sterling Economic Development Commission was called to order at 7:00pm.

Members present - Andre Benoit, Scott Blinkhorn, Neil Cook, Geoffrey Cooper, Ulric Deojay, Ross Farrugia, Judy Andrade (7:05), and Andrew Hadfield.

Staff present – Russell Gray and Patricia Ball

Audience of Citizens: No Comment.

II. Consider & act on offer to purchase Industrial Park Lot #6: Terry Chappell, owner of Earth Retention Systems, presented to the commission his intent to purchase 91 Industrial Park Road, a.k.a. Lot #6. Mr. Chappell recently purchased the adjacent lot located at 109 Industrial Park Road, a.k.a. Lot #7 formerly owned by Mr. Clark Patterson, to relocate his business. Mr. Chappell is looking to have area available in case more space is required to accommodate his business needs. The appraised value of the lot is \$26,190 and Mr. Chappell is offering the appraised value. R. Deojay made a motion, seconded by S. Blinkhorn, to send a request for an 8-24 review to the Board of Selectman regarding the potential sale of Lot#6. All voted in favor of the motion.

III. Consider & act on offer to purchase Industrial Park Phase II: The commission had a parcel located in the Industrial Park appraised. The appraised value was \$87,000. Mr. Corson also had the parcel appraised, that appraisal had a value of \$66,000. R. Deojay, made a motion, seconded by A. Hatfield, to enter executive session to discuss the offer to purchase a piece of land located in Phase II of the Industrial Park by Mr. Corson. The commission exited executive session at 7:52 p.m. R. Deojay made a motion, seconded by R. Farrugia, for the Economic Development Coordinator to enter into negotiations with Mr. Corson for the purchase of land located in Phase II of the Industrial Park including a buy-back provision with a first right of refusal at stated purchase agreement price, if within a set time frame not to exceed five years, if the development of the land was not in compliance with the agreed business plan development which will need to be further clarified. All voted in favor of the motion.

IV. Consider & act on 2018 meeting schedule: A. Hatfield made a motion, seconded by N. Cook to accept the 2018 meeting schedule. All voted in favor of the motion.

V. Adjournment: R. Deojay made a motion, seconded by J. Andrade, to adjourn 7:55 p.m. All voted in favor of the motion.

Submitted by,

Patricia Ball, Economic Development Coordinator