

Economic Development Commission  
Meeting Minutes of **September 12<sup>th</sup>, 2023**

**Call to Order:** The monthly meeting of the Economic Development Commission was called to order at 6:30 p.m. by Chairman, Geoffrey Cooper.

**Members' Present:** Scott Blinkhorn, Marlene Cook, Geoffrey Cooper, Ross Farrugia, Steve Hebner, Mark Jordan, Lincoln Cooper; First Selectman (ex-officio) till 7:00PM

**Members' Absent:** Judy Andrade, Tom O'Brien

**Staff Present:** Victoria Robinson-Lewis; P&Z Officer

**Audience of Citizens:** Michael Baker; Westmark, Tim O'Brien; Weatogue Powder & Detotec, Bill Phelps; Angel & Ancor Farm

**Approval of Previous Meeting Minutes:** S. Hebner made a motion, seconded by M. Jordan to accept, as written with one correction of "all voted in favor of this motion" under New Business item B, the August 8<sup>th</sup>, 2023, should have been added, regular meeting minutes as presented. All voted in favor of the motion.

**Unfinished Business:**

**a. Leases/Documents for the Incubator Building:** There was discussion. Michael Baker of Westmark and Tim O'Brien of Weatogue & Detotec joined in the discussion. There was question if the State of Connecticut released control of the Incubator Building to the Town of Sterling. R. Farrugia made a motion, seconded by S. Hebner, to have R. Bein contact the State of Connecticut, Department of Economic Development, to see if there are any restrictions still in place on the Incubator Building and who owns the Incubator Building. All voted in favor of this motion.

**b. New EDC Members:** R. Bein let the commission know she did contact Holly Wood and Heather George, Town Clerk. They both advertised to try to fill the vacancies for the Economic Development Committee. There was discussion. B. Phelps joined in on the discussion. R. Bein will invite Tim Reike and Dave Malo to the next monthly EDC meeting. R. Bein will check in with EDC members Judy Andrade and Tom O'Brien. S. Hebner made a motion, seconded by R. Farrugia, to table till next meeting. All voted in favor of this motion.

**c. Phase II:** R. Bein stated that she has been in contact with John from Boundaries. He is working on getting us a quote for subdividing Phase II in the Industrial Park. S. Hebner made a motion, seconded by R. Farrugia to table till next meeting. All voted in favor of this motion.

**d. Plans to Sell Town Owned Land:** S. Hebner made a motion, seconded by M. Jordan, to remove off of the agenda. All voted in favor of this motion.

**e. Letter of Interest #16:** R. Bein notified the commission that she did not send an 8-24 to the Board of Selectmen, there has been some changes. R. Bein just received a draft survey map from Guy Mozzicato this past Monday night, she will be discussing this with Link Cooper this week. R. Farrugia made a motion, seconded by S. Hebner, to table till more information is available. All voted in favor of this motion.

**New Business:**

**a. Suggested Procedure for Sale or Lease of Land in the Sterling Industrial Park:** R. Bein suggested that the EDC is to make comments/suggestions to the Suggested Procedure of Sale or Lease of Land in the Sterling Industrial Park, drafted by Town Attorney Mike Zizka. The Board of Selectmen will have a chance to make their comments/suggestions. Then back to the EDC and to the Board of Selectmen. Once approved by both the EDC and the Board of Selectmen, it will go into a procedure for the EDC to follow. There was discussion. S. Hebner made a motion, seconded by R. Farrugia to table till next meeting. All voted in favor of this motion.

**Any Other Business to Come Before the Commission:**

**a. SBA, Cell Tower:** R. Bein let the commission know that she received an email from SBA with a buyout offer of the lease of \$580,000. There was discussion. R. Farrugia made a motion, seconded by M. Cook, have R. Bein explore getting a consultant to see what the Cell Tower Lease is worth. All voted in favor of this motion.

**b. Lot #5 in the Industrial Park:** R. Bein read an email she received from V. Robertson-Lewis about V. Robertson-Lewis issued a cease and desist for Lot # 5, 81 IPR, to stop any further activity until such time as permits are granted.

**c. Freedom of Information Act:** R. Bein handed out a flyer of a date and times for Freedom of Information Seminar-2023. She told the Committee to contact Susanne Tetreault, in the Office, if they are interested in attending.

**d. Lot #13 in the Industrial Park:** S. Hebner talked about Lot #13 in the Industrial Park and presented a letter of recommendation he had wrote addressed to the Board of Selectmen. V. Robertson-Lewis added to the discussion. S. Blinkhorn made a motion, seconded by M. Cook, to have R. Bein submit this letter of recommendation, dated September 12<sup>th</sup>, 2023, to the Board of Selectmen. All voted in favor of this motion.

**Adjournment:** S. Hebner made a motion, seconded by R. Farrugia, to adjourn at 8:16 p.m. All voted in favor of the motion.

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Renee Bein, Economic Development Commission Coordinator