East Haddam Economic Development Commission
Regular Meeting Minutes
December 21, 2023

Attending: R. Casner; W. McEnery; R. Parady; D. Merrick; M. Robidoux
Absent: J. Stone
Guests: G. Fellman; R. Smith

1. Call to Order - Mr. Casner called the meeting to order at 7:05 p.m.

2. Attendance – All Commissioners in attendance were regular Board members.

3. Approval of Minutes

   Mr. Casner noted that the November 16, 2023 meeting minutes had not been distributed and, therefore, this agenda item was tabled.

4. Old Business

   A. EDC Chairman Update - Mr. Casner reported on the following items:

   - The Society Hall renovations are moving forward. There will be a café on the main level and rental units on the second and third floors. The project is on the Planning & Zoning Commission's January agenda.
   - The ice cream shop in the Village was sold.
   - There may be a contract on the Boardman House.

Mr. Casner stated he would like to move agenda item 5b up for discussion at this time.

Motion made by Mr. Robidoux, seconded by Mr. Merrick, to amend the agenda to move New Business item b. Robert Smith/George Fellner discussion on East Haddam Village Plan up for discussion at this time. Unanimous aye.

5. New Business

   B. Robert Smith/George Fellner discussion on East Haddam Village Plan

   Mr. Smith presented a re-routing plan for the road through the Village and an alternative, smaller scale development plan for the area. He stated that the road design is an "elongated" one-way traffic loop, noting that he had gotten input from a traffic engineer and Mr. Fellman drew up the plans. Mr. Smith advised that they have also presented the concept to the Village Redevelopment Agency.

   Mr. Fellman advised that the "loop" design will better integrate vehicular and pedestrian traffic around the Village. He reviewed the design and provided an overview of plans for parking and mixed-use development.

There was a general discussion regarding the proposal and Mr. Merrick expressed his concern about the one-way traffic concept. Mr. Smith and Mr. Fellman responded to questions from the Board.

Mr. Casner thanked Mr. Smith and Mr. Fellman for bringing the alternative plan to EDC's and the Redevelopment Agency's attention.

4. Old Business

B. Economic Development Administrator Report

Ms. Pszczolkowski was not in attendance at the meeting and, consequently, this agenda item was postponed.

C. Sub-Committee Reports

a. EDC/PZC Moodus Development Plan – Mr. Casner reported that the EDC/P&Z sub-committee is working on securing grant funding to develop a master plan for the Moodus business district. There was a general discussion about the sidewalk plan for the Moodus village.

b. Route 82 Bike Path / Zoning uses in Area – Mr. Casner reiterated that a grant had been approved to develop the drawings for the bike path; however, there has been a delay in issuing the RFP because they are waiting for CT DEEP's sign-off on the document.

5. New Business

A. Business of the Month

Mr. McEnery recommended naming the new Society Hall as a Business of the Month once renovations are completed. Mr. Merrick recommended naming Deep Roots Salon for the recognition. Mr. Casner stated he would discuss both recommendations with Economic Development Administration Pszczolkowski.

B. Robert Smith/George Fellner discussion on East Haddam Village Plan

This agenda item was covered earlier in the meeting and is reported on in the above minutes.

6. Old Business

There was no additional old business discussed at the meeting.

7. Public Comment

There was no public comment discussed at the meeting.

8. Open Discussion – EDC Commissioners

Mr. Casner distributed a draft drawing presenting a proposal for re-routing Lumberyard and Creamery Roads. The Commissioners discussed the proposal and Mr. Casner responded to questions. He stated that he had spoken with the LRC engineering group who had agreed to research the feasibility of the proposal and prepare a draft design for $1,000.00.

The general consensus was that the proposal was reasonable and the Commissioners agreed that Mr. Casner should have a follow-up meeting with LRC. They also agreed with his recommendation to seek out an opinion from a second engineering firm.

Motion made by Mr. Parady, seconded by Mr. Merrick, to authorize representatives from the Economic Development Commission to interview the LRC Group regarding details about the agreement and to solicit a second engineering opinion on the proposal. Unanimous aye.

9. Adjournment

THERE BEING NO ADDITIONAL BUSINESS TO DISCUSS, A MOTION WAS MADE BY MR. McENERY, SECONDED BY MR. PARADY, TO ADJOURN THE ECONOMIC DEVELOPMENT MEETING. UNANIMOUS AYE.

The meeting adjourned at 8:52 pm.

Recorded

Respectfully Submitted,
Sharon Wheeler