

**ECONOMIC DEVELOPMENT COMMISSION**  
**Regular Meeting Minutes**  
**Monday July 21ay 19, 2014 – 7:00 P.M.**  
**COLCHESTER TOWN HALL**

Attendees: Chairman Jim Ford, John Dion, Paul Catalano, Bruce Fox, Beverly Carr, Bruce Goldstein

Absent: Andreas Bisbikos

Also Attending: Adam Turner, Bill Curran,

1. Call Meeting to Order –
2. Approval of the Meeting Minutes for April 21, 2014 and May 19, 2014

Commission deferred acting on April 21, 2014 minutes as changes/amendments had not been made.

**Motion to approve minutes of May 19, 2014 made by Paul Catalano**  
**Seconded by John Dion**  
**Motion Passed 4-0 with 2 abstentions**

3. Five minute session to the public
4. Additions to the Agenda
5. New Business

a. CTIP Program Application – Thomas Harper presented the CTIP application regarding the proposed sports complex on 175 Hebron Road adjacent to the towns recreational complex. He outlined the projects physical structure, financial outlook and other factors relevant to developing the complex. He noted that the project projections identified losses in the first few years but a profit in the 4<sup>th</sup> or 5<sup>th</sup> year. He also noted the indirect benefits the project would have on Colchester businesses and residents. He concluded by noting that the youth are participating in tournament style recreation and this facility would be well positioned to attract theses activities.

Discussion followed pertaining to the authority of the CTIP program and other attributes. Mr. Ford questioned the applicant on timing and Mr. Harper indicated that they wanted to begin as soon as possible. Mr. Ford also pointed out that perhaps the Town could utilize their facilities for recreation programming. Mr. Turner reminded the applicants that water and sewer permitting as needed as

NANCY A. BRAY  
TOWN CLERK

*Nancy A. Bray*

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well as wetland and planning and zoning approval. Mr. Goldstein questioned whether the applicants had considered other communities in the area. Mary Ellen Harper answered that they had not and they were committed only to this location as it was tough project to complete anyway and they would only consider it in their home community. Richard Baldi and Robert Scheidel also expressed their views that this is a good project for the Town. Mr. Fox expressed support for the project and noted that these are the projects that must be developed here. Commission members indicated that they supported a CTIP that would provide 100% benefits for the first three years; 75% benefits in years 4-6 and 50% abatement in year 7. They instructed staff to prepare a memo reflecting the abatement parameter and asked to also research what could and couldn't be abated. They requested that the staff memo be complete in 2 weeks. Mr. Turner indicated he would accommodate them.

6. Old Business

a. Mission Statement – Mr. Ford outlined the proposed mission statement for the EDC. He explained that discussion would continue but he hoped the Commission would be active and the mission statement reflected this. Members had preliminary views. Chairman Ford instructed members to review the draft statement and continue discussion at the next meeting

7. Adjournment

**Motion by Bruce Goldstein**

**Second by Bruce Fox**

**Motion passed 6-0**