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TOWN CLERK OF THE  
BRANFORD, CONNECTICUT

Economic Development Commission

Branford, Connecticut

## Minutes of Regular Meeting

June 17, 2020

*Meeting was held by remote technology as authorized by Executive Order 7B Part 1*

Present: Perry Maresca, Richard Sgueglia, Alisa Waterman, John Leonard, Cathy Lezon, Jamie Cosgrove, Al Canosa, Bill O'Brien, Elena Cahill

### I. Call to Order:

Chairman Perry Maresca called the meeting to order at 8:04 and proceeded to introduce newly appointed Commission Member Elena Cahill; Author, Entrepreneur, Volunteer, and Director of University of Bridgeport's School of Business.

### II. Consent Agenda:

Motion to accept the Minutes of May 20th by Al Canosa, Second, John Leonard. Passed with one abstention.

### III. External reports:

**A. Selectman's Report-** Discussed permit applications for restaurants to be able to offer outside eating. The town met with the restaurants to get approval. In an effort to assist the restaurants, the \$500 bond previously imposed has been eliminated. There are new discussions with phase II inside eating. There was a meeting with town merchants to discuss how they were doing. The town did purchase tables that are now on the green for residents to use. Also, Branford continues to have AAA bond rating.

### B. Planning & Zoning:

- a) *Zoning Board of Appeals:* Medical Facility Building approved for Su Casa property on East Main St. Made a non-conforming more conforming
- b) *Inland/Wetlands:* IW#20.04.01 | 367, 377, 373-375 East Main St. | Redevelopment of existing motel, restaurant, and bank to multi-family housing with commercial/retail space. Commission decided this item did not require a public hearing. Chairman Bassermann suggested the Commission review the details of the plan that require further discussion. The following applications were approved with conditions: - IW#20.03.01 | 58 East Industrial Rd | Construction of new building and material storage area - IW#20.04.02 | 9 Elm St | Expansion of existing parking lot and associated drainage system
- c) *P&Z:* A. Secondino & Son, Inc., c/o Alfred Secondino – Applicant Bittersweet Partners LLC, & Alterra Holdings, LLC- Owners 779-803 East Main Street & 21 Sycamore Way Special Exception **Approved** for New Laboratory Office building & associated grading and earth movement Application #19-12.1 Application for Aldi's & ChaseBank **approved** at 1151 West Main St>>> Application **denied** @165 & 195 Main Street Special Exception-Convenience Store including request to waive parking requirement>>>Public Hearings for 7/2=Tidal Basin, LLC. c/o Edward Crowley-Applicant & Owner 4-6 Indian Neck Avenue Site Plan & Coastal Site Plan- Residential Development as a use in place of the approved hotel use Application #20-5.3 and PDD Modification/Master Plan Amendment- Residential Development as a use in place of the approved hotel use.>>>Mariners Landing, LLC, c/o Sal Marottoli-Applicant Anchor Reef Club at Branford, LLC c/o J. Ziegler-Owner 60 Maple Street Site Plan & Coastal Site Plan- Mixed Use Development and 3 Lot Resubdivision and PDD Modification/Master Plan Amendment- Mixed Use Development >>New Applications: Russo Real Estate, LLC c/o Keith Russo- Applicant & Owner 58 East Industrial Road Special Exception- Contractor's Business & Storage Yard, Grading & Earth Removal Application # 20-5.2 To be A/R, PH to be set>>Proposal to build a Church at

old Bowling Alley site>>Goodsell Point Marina now open, under new management with desire to build 18 residential units on the site.

**C. Chamber Report:** The chamber has been hosting Zoom meetings with local legislators providing info and updates on PPP loans and other benefits available to the business community. There were surveys done showing that the clothing retailers have been impacted. Also, the Chamber has felt the impact due to the cancellation of all events including the largest one which is the craft fair at the Branford Festival.

**D. Chairman's Update:** Attending ZBA, IWC, and P&Z Zoom Meetings on behalf of EDC. Zoom meeting with center merchants to discuss the impact of doing business under Covid-19 restrictions. Bioscience companies like Azitra and Sema4 continue to move into and expand in town.

#### **IV. Committee Reports and Unfinished Business**

**A. Research Committee:** Al Canosa reported on the website. He did send out to all the commission members the copy for the website and the members worked to finalize the copy. The next step is to get control of the website which will be worked on next.

**B. Resource Committee:** No Report

**C. Retention Committee:** No report

#### **V. New/Other business:**

A. **Speaker:** Kate Galambos provided a powerpoint presentation on Branford's gateways into town, along I-95, as well as Route 1.

B. **Public Comment:** Elena Cahill discussed the entrepreneur program using students to help small businesses build websites and other tasks for small business. Wayne Cook discussed the importance of the town's gateways. Wayne also discussed the right of public comment during the meeting; Shirley McCarthy referred to Robert's Rules of Order and the published agenda for this public meeting.

Motion to adjourn 9:16 Motion by Elena Cahill, second by Alisa Waterman.

**Next Meeting = July 15th**

Elena Cahill · Al Canosa · Joe Gordon · John Leonard · Cathy Lezon · Perry Maresca [chair] · William O'Brien · Richard Sgueglia · Alisa Waterman · First Selectman Jamie Cosgrove [ex officio]

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