

Town of Stafford  
Economic Development Commission  
Veterans Room  
Tuesday, March 21, 2023  
6:30 P.M.

**Members Present:** Chris Paradiso, Tony Armelin, Scott Nigro, Larry McKinney, Larry Vaughn, Teresa Cramer  
**Members Absent:** John Wittenzellner, Brett Greene, Chris Joseph  
**Also Present:** Amber Wakley, Sal Titus

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**Index:**

- I. Call the meeting to order/Pledge of Allegiance
- II. Approve minutes of February 21, 2023
- III. Old Business:
  - A. Town marketing package and website
  - B. Stafford Brownfields Initiative Update
  - C. Rotary Club Collaboration
  - D. Tax incentive Ordinance Adoption/Elimination of 60,000 SF Retail Cap
  - E. Discussion of potential new businesses to town
- IV. New Business:
  - A. None
- V. Adjournment

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*Scott Nigro*

**Minutes:**

- I. Call the meeting to order/Pledge of Allegiance
- II. Approve minutes of February 21, 2023 meeting. Larry McKinney made a motion to approve the minutes as presented, Seconded by Scott Nigro. Motion passed unanimously.
- III. Old Business:
  - A. Town marketing package and website**
    - The commission discussed adding a section to the town website where properties that are for sale could be listed. The commission also discussed adding keywords to the back end of the town website to help drive traffic to the site.
  - B. Stafford Brownfields Initiative Update**

In early March, the Town awarded Weston & Sampson the contract to support remediation activities at the Earl M . Witt School under the FY2022 U.S. Environmental Protection Agency (EPA) Brownfields Cleanup Cooperative Agreement. The draft contract is currently under review by Town attorney and will be signed following this consultation.

The Grants & Community Development Department also submitted a EPA Brownfields Program FY23 Community-Wide Assessment Grant Application last November for \$500,000. Assessment Grants provide funding for a grant recipient to inventory, characterize, assess, conduct a range of planning activities, develop site-specific cleanup plans, and conduct community engagement related to brownfield sites. Properties of interest within the proposal included the Hydeville Mill, Staffordville School, and Avery Park Apartments. Recipient awards will be announced in May 2023.
  - C. Rotary Club Collaboration**
    - Business Meet & Greet scheduled: March 28<sup>th</sup> (6:00 PM) at Sun Valley. Carl Rosa , Field Services Director, from CT Main Street Center will join us to discuss downtown revitalization and the 4-point approach to Main Street management—economic vitality, design, promotion, organization.
  - D. Tax Incentive Ordinance Adoption/60,000 SF Retail Cap**

- The commission will be attending the April 6<sup>th</sup> Planning & Zoning meeting to discuss the elimination of the 60,000 SF cap on retail.

**E. Discussion of potential new businesses in town**

- The commission will be working on creating a new business packet.

IV. New Business

**A. None**

- V. Chris Paradiso moved to adjourn the meeting. Seconded by Larry McKinney. Meeting adjourned at 7:17 P.M.

Respectfully Submitted,



Tony Armelin, Acting Chairman, Sal Titus Acting Recording Secretary