

**Town Of Trumbull
Economic and Community Development Commission
Meeting Minutes
November 10, 2015 7:15 p.m.
Trumbull Town Hall**

Chairman: Ralph Sather

Present: Commissioners: Evelyn Zamar, Beryl Kaufman, Scott Zimov, Eric Michel

Staff: Economic and Community Development Director Jamie Bratt

Chairman Sather called the meeting to order at 7:15 p.m. and made a motion to approve the October 7th meeting minutes. Ms. Kaufman accepted the motion, which was seconded by Scott Zimov and unanimously approved by the Commission.

Ms. Bratt presented her Director's Report:

- The Sitting Duck Restaurant is open
- Long Hill Marketplace, which consists of 7,200 sq. ft. of retail space, is 100% leased and should be completed by the end of the year. It will include a pizzeria, a package store, an Allstate Insurance agent and a Tex Mex restaurant (Mex On Main).
- The project across the way encompasses 2 buildings - the larger being 9,200 sq. ft. of first floor retail. Franco Giannis's will remain, a package store has signed on and the owners are talking to other restaurants as possible tenants. Upstairs consists of eight, one bedroom apartments, and a 3,200 sq. ft. pad site with the option of a small drive thru.
- Trumbull was selected by the state for grant funding for Long Hill Green for \$60,000 and a request was submitted to the Capital Plan for further funding.
- The Green will be restored to a park rather than a median. This will include fresh landscaping, hardscaping and an update that link it to the other projects so there will be one continuous walking flow from one to the other. Ms. Bratt has requested the UI bury the utilities. For Phase 2, Ms. Bratt would like to see a separate the path from the roadway which would involve acquiring property, constructing a retaining wall, and eventual sidewalk extensions down Main Street to Governor's Ridge. There are also plans to build a cross walk across Whitney to the Green and across Broadway and a walkway that would link the Long Hill Marketplace to the Marissa's location.
- The Commission may submit a wish list of tenant suggestions to the owners of the Luigi's site.

- Future Re-Development of Marissa's Site – Ms. Bratt envisions a central footprint so the side of the building would align to the side of Long Hill Marketplace and there would be one course of parking in the front and rear for employees. Chairman Sather requested a preview schematic and asked if there are any “gold standard” master plans (regional or national) for complimentary mixed use? Ms. Bratt noted that zoning is already in place and the Commission agreed that the mixed use application be continued with an emphasis on a cohesive architectural design.
- New Mall site is 12-14 acres. Closure of 2 streets was granted and it is currently zoned for residential so new zoning is needed if commercial development is to move forward.

Ms. Kaufman questioned the status of the construction of a medical building on lower Main Street between Botsford and Oschner. Ms. Bratt confirmed this application was denied by Planning & Zoning 18 months ago and it hasn't yet come back for approval.

Strategic Initiatives 2016

Chairman Sather announced that there will be staff changes in the Commission: Scott Zimov will be resigning to join the Board of Finance as well as Rob McGowan who was elected to Town Council.

Chairman Sather also suggested the formation of sub-committees with special interest focus that would include real estate, communications (corporate outreach, web development) and marketing to support Jamie in between monthly meetings. The Commission will also be formalizing strategic initiatives.

Electronic Newsletter

Ms. Bratt reported that the October edition was sent out and Corporate Drive will be the focus of the next newsletter due out before the end of the year.

There being no further business, Chairman Sather made the motion to adjourn at 8:15 p.m., accepted by Ms. Kaufman, seconded by Mr. Zimov and voted in favor unanimously by the Commission.

Respectfully submitted,

Gail Andreyka
Administrative Clerk