

BOARD OF SELECTMEN
TOWN HALL CONFERENCE ROOM
MAY 18, 2016
MINUTES

Present: First Selectman Bruce Farmer; Selectmen, Carol Walter, John Giannotti, Lynn Pinder and William Fritz

Everyone stood and pledged allegiance to the flag. The meeting was called to order at 8:00 AM.

VISITORS

Lauren Sposato, Executive Director of the Chamber of Commerce, spoke about the upcoming summer concerts series at the Pierson Gazebo. In years past, the town has paid to have police assistance at the concerts. The concerts run from July 7th – August 18th. Lauren is asking for the boards continued support.

APPROVAL OF MINUTES – MAY 11, 2016

Fritz made a motion, seconded by Pinder to approve the minutes from May 11, 2016. The minutes were unanimously approved.

RESIGNATIONS AND APPOINTMENTS

There were no new resignations or appointments at this time.

Pinder made a motion, seconded by Walter to move to agenda item #7 – Stop Act Grant. The motion was unanimously approved.

STOP ACT GRANT

Peter Schultheis, Director of Human Service has applied for the Sober Truth on Preventing Underage Drinking Act Grant (STOP Act Grant). This is a federal grant with no matching funds required. The purpose of this program is to prevent and reduce alcohol use among youth and young adults. If awarded the town would receive up to \$50,000 per year for four years. This would allow them to hire a part time person for 15 hours per week at \$20.00 per hour. This grant would also cover the cost of media campaigns and education. Fritz made a motion, seconded by Giannotti to approve applying for the STOP Act Grant. The motion was unanimously approved.

ECONOMIC DEVELOPMENT COMMISSION – POCD IMPLEMENTATION

John Allen, Chairman of the Economic Development Commission read the POCD Implementation letter into the minutes. A copy of the letter will be attached to the minutes. Allen reviewed the four action items with the board. The second action items focuses on working with local businesses by building awareness of the services and organizations that are available to them. Allen talked about having a series of seminars at town hall with local businesses. Pinder volunteered to work with the Economic Development Commission and local businesses to raise awareness on the services and organizations that are available to them.

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RFP FOR PLANNING CONSULTANT

Gary Bousquet, chairman of Planning & Zoning reviewed the draft RFP with the board. The current planning consultant's contract expires June 30th. Fritz made a motion, seconded by Giannotti to approve the RFP as presented. Pinder recommended taking out the portion of the RFP where it discusses location considerations. Fritz made a motion to withdraw his motion and table this until next week. Giannotti seconded the motion. The motion was unanimously approved.

Bousquet advised the board that Planning & Zoning would be putting in a request for a town planner in the 2017/18 budget. The board currently has \$48,000 in their budget for contracted services.

CERTIFIED RESOLUTION FOR THE MAIN STREET INVESTMENT FUND PROGRAM

The town is getting ready to apply for the Main Street Investment Fund Grant to help with another phase of having one continual sidewalk from the west end to the east end of town. Fritz made a motion, seconded by Walter and unanimously approved the Certified Resolution for the Main Street Investment Fund Program.

CERTIFIED RESOLUTION OF THE
TOWN OF CLINTON

The Board of Selectman of the Town of Clinton met on May 18, 2016 and unanimously adopted a resolution by the vote of 5 to 0 which:

(1) authorizes submission of the funding application Main Street Streetscape Enhancements, Phase 1V under the Main Street Investment Fund Program referenced in Section 78 and 79 of PA 11-1: and

(2) Identifies, Bruce Farmer, First Selectman, as the individual authorized to sign the State of Connecticut Department of Housing Main Street Investment Fund application and administer the grant and the project. Such application is attached to and made a part of this record.

IN WITNESS WHEREOF: The undersigned has executed this certificate 19th day of May 2016.

SELECTMEN'S REPORTS

Reported by Fritz

- New Morgan School – the committee has scheduled a special meeting tonight to approve the FF&E and Technology bids.

Reported by Pinder

- LOSAP - Pinder is hoping to have a meeting this week on the 457E and a draft plan in place by next week.

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- The Board of Education announced this week that Maryann O'Donnell has been chosen as the new Superintendent of Schools. The Board of Education is putting a search committee together to interview for the Assistant Superintendent position.
- Pinder spoke in favor of having the town pay for police services at the summer concert series.

Reported by Walter

- Walter spoke to the Secretary of State regarding the process of setting up a Fire Commission. Walter said the Fire Department is in support of establishing this commission. There was a discussion on elected or appointed members.

Reported by Farmer

- Farmer congratulated everyone on passing the Town and Board of Education budget at the first referendum. This is the first time that both budgets have passed at the first referendum in 7 years. The new mill rate is 27.14.

ADJOURN

Fritz made a motion, seconded by Pinder and unanimously adjourned the meeting at 8:50 AM

Respectfully submitted,

Mary Schettino
Administrative Assistant



To: Clinton Board of Selectmen
William Stanton Andrews Memorial Town Hall
54 East Main Street
Clinton, CT 06413

May 18, 2016

Re: Implementation of the Town of Clinton Plan of Conservation and Development 2015-2025

The Town of Clinton Plan of Conservation and Development 2015-2025 (POCD) is a comprehensive and robust analysis of Clinton's strengths, weaknesses, challenges, opportunities and goals for the next 10 years. It provides a critical compass for our town's planning and development as well as an exhaustive list of implementation recommendations to achieve these goals.

The Clinton Economic Development Commission (EDC) strongly recommends that such a powerful document not be merely relegated to a passively referred-to "rule book" solely used to determine whether proposals are "on POCD strategy" or not. Rather, we urge that it be proactively promoted, visibly adopted and used town-wide as Clinton's core strategy and plan which galvanizes the Town, fosters ideas, drives initiatives, marshals resources and directs efforts to ensure Clinton's current and future economic well-being.

As in most studies of this size and scope, it is critical to assess resources, prioritize needs and focus implementation on specific "doable" areas ASAP, otherwise paralysis and inaction occurs. It is also important to recognize that the POCD's list of prescribed action items involves multiple participants, across and within Town departments, agencies, boards, non-profits and civic groups; areas of authority, responsibility and expertise will overlap and blur. It is crucial that cohesive partnerships be clearly established and properly managed.

There is little-to-no inter-Agency/Board/Department management or coordination in Clinton. Therefore, a key recommendation of the POCD (and the EDC) is the hiring of a Town Planner/Economic Development professional:

The Economic Development Commission's (EDC) role is advisory in nature. However, the Commission can influence policy and recruit businesses. Future funds for an economic development coordinator, who would be a daily presence in Town Hall, would better achieve the goals of the Economic Development Commission and serve as a liaison between potential businesses and developers and the Town. The coordinator could also apply for grant funding for planning and redevelopment initiatives and manage a marketing campaign to attract businesses to Clinton. In addition, a coordinator could develop an economic strategies plan that combines the resources of its residents, government, businesses, and institutions to strengthen the economic base and enhance overall quality of life.

The Charter Revision Committee should also recommend hiring a professional Economic Development Director. Until such a position is established the EDC recommends that the BOS begin implementation by coordinating and managing representatives from the PZC, EDC, WPCC, Chamber of Commerce, BOS, etc.; considering resources, cost, impact and timetable to ensure efficient execution.

Implementation Considerations

The POCD presents a Vision which provides guidance for all actions taken by the Town. As specifically regards our Economic Development, it envisions a Clinton:

- That maintains and grows its existing business base through incentives and other forms of assistance.
- That focuses mixed-use and commercial redevelopment in targeted areas and along the Route 1 Corridor and that serves local and regional needs.
- That ensures thoughtful and appropriate economic development that does not detract from existing businesses but introduces a healthy and competitive business environment.

- That preserves existing neighborhood character while increasing linkages, walkability, access to amenities and cultural resources, and pursues the necessary supporting infrastructure.
- Whose development and redevelopment has the potential to take advantage of transit stations and the traditional, walkable, dense downtown core, as well as many vacant and underutilized properties that can strengthen the local economy.
- That focuses mixed-use and commercial redevelopment in targeted areas and along the Route 1 Corridor and that serves local and regional needs.
- Where development that seeks to provide well-paying and stable jobs is also encouraged.

Three geographic Focus Areas having the greatest potential for positive impact are recommended to be addressed first:

Clinton Center:

“The Clinton Center Planning Focus Area is critical for Clinton’s redevelopment. The potential for transit-oriented development could transform Clinton’s downtown and help meet its demand for a wider variety of housing options, including smaller units. In addition, residential property development could help foster economic opportunities within the vacant storefronts along Route 1, revitalizing the entire area and improving Clinton’s vitality as a residential community for younger people and active adults.”

Waterfront:

“One of Clinton’s greatest natural resources, Long Island Sound gives Clinton its historic maritime character. Preservation of Clinton’s character, conservation of its resources, and development of its unfulfilled potential are Clinton’s goals for the next ten years.”

West End:

“The West End Planning Focus Area acts as a gateway into Clinton from Madison along Route 1. The area has several properties that are underutilized and others that have potential to be substantially redeveloped.”

Specific criteria used in selecting Action Items were:

- Mostly where EDC has been tagged as the “Lead”
- Within the three selected geographic Focus Areas,
- Require minimal resource needs, i.e., be “doable”
- Have high potential near-term impact

Therefore, the EDC recommends action on the following four POCD Action Items:

- Establish an Economic Development Coordinator position or a combined Director of Planning & Economic Development (Charter Revision, BOS, BOF)
- Work to assist local businesses by building awareness of and facilitating access to the services and organizations that are available, e.g., SBA, SCORE, MCRC, CERC, Eversource, etc. (EDC, Chamber, BOS, Placemakers)
- Build upon Cecil Group analysis to understand business sector gaps and disseminate its recommendations to potential developers (EDC, BOF, BOS, PZC)
- Engage marina and business owners in the waterfront area in economic development efforts and examine targeted business development incentives for marina-related businesses (EDC, BOF, BOS, Chamber, HMC, Placemakers)

Action on the POCD is critical to Clinton. Given our current economic environment of an already strained tax-base and substantial commercial property inventory, we must all work to improve our business environment...starting now.

We are eager to discuss this in greater detail at your earliest convenience.

Respectfully Submitted,

John Allen (Chair)

Doug Traynor

Kirk Carr

Andrea Reu

Aman Singh

Mike Knudsen

John Hussaini