TOWN OF FARMINGTON, CT
ECONOMIC DEVELOPMENT COMMISSION
Minutes
October 14, 2020

DATE: October 14, 2020
TIME: 5:30 P.M.
PLACE: Zoom meeting https # 85168360689

Present
Warren Hua
Bob Reeve
Phil Chabot
Dan Kleinman
Bill Wadsworth
Pete Ramchandani
Rob Phillips

Staff
Rose Ponte

A. Call to Order

The meeting was called to order by Vice Chairman Bob Reeve at 5:33 pm.

B. Public Comment

None noted.

C. To Elect a Chairperson to serve through September 20, 2021

a. A motion was made by (Chabot/ Kleinman) to elect Bill Wadsworth as the Chairman. Motion Carried.

b. A motion was made (Philips/Chabot) to elect Dan Kleinman as Vice Chairman. Motion Carried.

Vice Chairman Reeve welcomed Commissioners Pete Ramchandani and Warren Hua to the Commission. He took the opportunity to recognize outgoing Commissioners Amy Suffredini and John Karwoski for their efforts and work on behalf of the Commission.

Chairman Wadsworth also welcomed Commissioners Ramchandani and Hua and recognized the efforts of Commissioners Suffredini and Karwoski. He especially noted Commissioner Karwoski’ s contributions to the Farmington community and his many years of service to the Economic Development Commission. Chairman Wadsworth suggested that Mr. Karwoski receive a Town Council Proclamation for his efforts and contributions. Rose will be working on that effort.

D. To consider a positive referral to TPZ for Hayes Kaufman Farmington Associates, for a Special Permit for Health Care Diagnostic use on 838 Farmington Avenue.

Mr. Richard Hayes presented the proposed project, along with a positive Economic Impact Statement. One of his tenants, Monarch Jewelers, would like to decrease the square footage of his store. Mr. Hayes is interested in leasing half of that current space to LabCorp. The tenant mix would allow for an additional tenant without adding additional parking demands. This would assist Monarch Jewelers in retaining the smaller retail space, that he requested. Commissioner Phillips pointed out that LabCorp could attract a regional audience and bring increase demands for the other
tenants. Commissioner Hua questioned if the other tenants had been notified of the new proposed tenant and asked if there have been any objections. Mr. Hayes explained, that at this time, he has discussed the proposed tenant only with the owners of Monarch Jewelers.

a. A motion was made by (Reeve/Kleinman) to issue a positive referral for a special permit for 838 Farmington Avenue. **The motion carried.**

E. **To consider a positive referral to TPZ for JDA Development for a special permit and site plan application at 784 Farmington Ave.**

Mr. Bob Wienner presented the project, along with a positive Economic Impact Statement. The project includes the construction of a new building to house Chase Bank and the preservation and location change of the historic carriage house that currently is located on the property. Mr. Wienner worked extensively with the ADRC and after a number of different renditions, the ADRC and Chase agreed on the proposed architectural drawings. Chairman Kleinman asked for clarification on the some of the architectural details and Mr. Wienner reviewed the various details and explained that both his team, and Chase’s architectural team worked with ADRC to finalized the design. A few Commissioners inquired about the location of the drive through, Mr. Wienner, explained that a drive through ATM would be located towards the rear of the property, behind the new building.

a. A motion was made by (Kleinman- Hua) to issue a positive referral for a special permit and site plan application for 784 Farmington Avenue. Commissioner Reeve did not participate in the discussion or the vote. **The motion carried.**

F. **Reading of the Minutes**

a. A motion was made and seconded (Phillips / Reeve) to accept the September 9, 2020 minutes. **The motion carried.**

G. **Economic Development Report:**

After discussing the various activities completed in September, Rose outlined the *Explore Farmington, Shop Local Campaign* and the installation of the upcoming Holiday Kissing Balls. Rose will be speaking with Winterberry to see if credits from the summer flowers can be applied towards the winter holiday kissing ball program.

H. **Town Council Report:**

Councilman Giannaros had a scheduling conflict and did not attend the EDC meeting.

I. **Adjournment**

a. A motion was made and seconded (Phillips / Kleinman) to adjourn the meeting at 6:39 PM. **Motion Carried.**

Respectfully Submitted,
Rose Ponte
Economic Development Director
CC: Economic Development Commissioners