

**ECONOMIC DEVELOPMENT COORDINATOR'S REPORT 7-15-2021**

**Submitted by Joseph Seacrist**

- 1. The Restaurant Revitalization Fund has been officially ended. The most public data states 1,303 Connecticut entities received approvals totaling \$301,164,069. Restaurants, bars, and other small businesses offering on-site food and beverages are the core of our neighborhoods. These funds that have already been distributed have also helped restaurants and bars re-open, re-hire, and return to normal operations. They've made a significant difference and will help accelerate the recovery of thousands of restaurants and bring much-needed capital to communities across the state says SBA Connecticut District Director Catherine Marx.**
  
- 2. Connecticut has been ranked 24<sup>th</sup> of all states to rank as to the ease of doing business. To rank America's Top States for Business in 2021, CNBC scored all 50 states on 85 metrics in 10 broad categories of competitiveness. Each category is weighted based on how frequently states use them as a selling point in economic development marketing materials.**
  
- 3. Arranged for John Sullivan of Sullivan Brothers Construction to make tonight's presentation to the Economic Development Commission of his plans to renovate the former Town Hall.**
  
- 4. Universal Welding's new building in the Business Park on the former Moskulok property is in the final phase and almost ready for occupancy. This will enable USA Trash Hauling to expand their operations next door to their current location on DeNunzio road.**
  
- 5. Planning and Zoning has kept open the public hearing for the former Sealy property until its next regular meeting. Public concern about possible uses has been heard via electronic means. The next meeting will be physically open to the public to allow those who did not have prior electronic access to be able to speak if they desire.**

6. Concerning the architectural style of the buildings proposed for the former Sealy property the developer said “We would commit to the federal or colonial style architecture as being the design that we are going to stick with for this development. The application procedural requirements includes an architectural presentation”.
  
7. Further concerning the former Sealy property, the attorney for the developers said at the public hearing “In addition we believe this record includes a statement from the Economic Development Commission that specifically states that this application in their opinion is in compliance with the Plan of Development.” Noted below is a transcript of the comments the Economic Development Coordinator made at the first public hearing.

*“I speak tonight on behalf of the Chairman of the Economic Development Commission who could not be here tonight because of a prior commitment.*

*You have a letter from Chairman McGrail in your packets, in preparation for this meeting, stating the Commission’s concerns about this proposed text amendment for the former Sealy property.*

*Let us be clear, the EDC is fully in favor of the development of the former Sealy property, and is pleased that the currently proposed uses are consistent with the suggestions laid out in the report about the highest and best uses of the property which was commissioned by the EDC. The results of that study were presented earlier to this commission. The EDC only has one concern, about the proposed part of the text amendment which reads: “If vertical construction of professional office space or residential units are incorporated above the retail/commercial uses, the maximum height of any building shall be sixty-five feet from the ground level to peak of roof line.” We take careful note of the word “if” in that statement. The commission realizes this is currently not being proposed, but should it be in the future, this text amendment would allow construction of what would probably be the tallest building in town.*

*The Commission feels that a building of this height in the center of Oakville would be inappropriate for such a centrally located downtown Oakville property.*

*On behalf of the Economic Development Commission thank you for the opportunity to comment on this proposed text amendment.”*

It appears that in the formal record of the public hearing, the EDC did not specifically indicate that we felt the developer’s plans were in compliance with the Plan of Conservation and Development as stated by the

**developer's attorney. The attorney restated the following later in the transcript of the public hearing "Again the Economic Development Commission tells us in its opinion it is also in compliance with the Plan of Development."**