

Regular Meeting  
JOINT ECONOMIC DEVELOPMENT COMMISSION  
AND TOWN CENTER REVITALIZATION COMMITTEE  
Thursday, July 8, 2021, 7:00 p.m.  
**VIA ZOOM ONLY**

**PRESENT:**

**TCRC:** Marilyn Ozols, Chair; Darlene Briggs and Katherine Richard

**EDC:** James Crawford, Chair; Darlene Briggs, Phil Cocchiola, Kristen Meyer and Katherine Richard

**Also Present:** Eric Knapp, Planning and Zoning Development Coordinator

**JOINT MEETING:**

**1. Call to Order**

M. Ozols called the joint meeting of the Economic Development Commission and the Town Center Revitalization Committee to order at 7:00 p.m.

**2. Community Connectivity Grant – Town Center Sidewalks – Project Update**

M. Ozols reported that the sidewalks are complete. There are just a few punch-list items that need to be completed. Some drainage problems were corrected when the sidewalks were installed. There was a nice article written about the sidewalks in Westbrook Events Magazine.

**3. STEAP 2020 Sidewalk Grant**

Most of the work with the State for the grant has been completed. Jacobson and Associates is administering the grant for the Town.

**4. Septic Study Progress Report**

M. Ozols had nothing new to report. She mentioned that there is a tour next week at Water's Edge which has a similar system to what is being considered for the Town Center. She reiterated that it is not a conventional sewage treatment plant.

**5. Town Center Parking Lot – Maintenance Update**

M. Ozols stated that E. Knapp had contacted Anne Penniman, a Landscape Architect. She will review the Town Center Parking Lot with E. Knapp and M. Ozols and give a second opinion on the plantings. She specializes in native plantings and will see if the plantings are the right type for that location. At the moment, there are plants and lots of weeds. There may be the need for a volunteer effort to weed the site. The Town Center Parking Lot could, at some point in time, become a developable building lot.

**6. Westbrook Place Mural Project**

J. Crawford talked with a contact at General Dynamics about the mural proposal. She was very positive about the proposal. There is a new submarine about to be christened. Right now, all of the focus is on that, however, after that has happened, the proposal will be considered.

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**7. Town Center Facades and Building Rear Improvement Program/ Tax Incentive Program**

D. Briggs and J. Crawford talked about a proposal where business owners who improve their building facades and upgrade their buildings would be eligible for tax abatements for a period of up to five years. The Town would need to be willing to entertain those proposals and the amount of money necessary to make those adjustments. J. Crawford said he would ask the Town Attorney for the appropriate language. Other towns have done something similar. M. Ozols suggested looking at how other area towns have implemented this idea.

**8. Historic District Gateway Signage**

M. Ozols will bring her information on Historic District Gateway Signage to the entire TCRC/EDC to review instead of having it discussed at subcommittee.

**9. Minutes - June 10, 2021**

**P. Cocchiola made a motion to approve the June 10, 2021, TCRC/EDC Minutes as submitted. J. Crawford seconded the motion, and it was passed unanimously.**

**10. Bills**

<b>TCRC</b>		<b>EDC</b>	
Recording Secretary	\$ 36.04	Recording Secretary	\$ 36.04
		Schaller Assoc. Inc/DBA Signs+graphx	\$225.00

J. Crawford explained that the sign bill is for repair to the southbound I-95 sign at Exit 65. A couple of the sign boards needed repair. The sign company repaired the sign for free when it was damaged the first time. This time they did a more permanent repair with new hardware.

**J. Crawford made a motion to approve the bills. P. Cocchiola seconded the motion, and it was passed unanimously.**

**11. Venue for future meetings**

J. Crawford suggested deciding month to month whether their meetings should be in person or virtual depending on what's on the agenda. Quick meetings with status updates can be done virtually. Members discussed masking. If the meetings are in person, any member of the Commission can attend remotely if that makes them more comfortable.

**12. Adjournment**

**J. Crawford made a motion to adjourn the joint meeting of the Town Center Revitalization Commission and the Economic Development Commission at 7:23 p.m. D. Briggs seconded the motion, and it was passed unanimously.**

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**ECONOMIC DEVELOPMENT COMMISSION:**

1. **Call to Order:** J. Crawford called the meeting of the Economic Development Commission to order at 7:23 p.m.
  
2. **Update on New Development Applications**

E. Knapp said the Zoning Commission and the Planning Commission will be seeing the applications for the brewpub and the Datillo Village affordable housing proposal. The new restaurant has moved into Pilot's Point Marina; the vegan bakery has opened just in front of the marina. The sandwich shop in the Town Center will be opening. The Braise and Brew building has been sold.

D. Rie has resigned from both the Town Center Revitalization Committee and the Economic Development Commission.
  
3. **Westbrook Events**

M. Simon agreed to work with E. Knapp on an article about all of the new restaurants opening in Town and the expansion of outdoor seating. There has been a surge in entrepreneurial businesses.
  
4. **Adjournment**

**P. Cocchiola made a motion to adjourn the meeting of the Economic Development Commission at 7:34 p.m. D. Briggs seconded the motion, and it was passed unanimously.**

**TOWN CENTER REVITALIZATION COMMITTEE:**

1. **Call to Order**

M. Ozols called the meeting to order at 7: 34 p.m.
  
2. **"Quick Hits" / Adopt a Spot Report**

There was a nice article in Westbrook Events about Adopt a Spot.

D. Briggs said that M. Simon encouraged people to vote for their favorite local businesses "Best of the Shoreline" on Zip06.
  
3. **Adjournment**

**The meeting of the Town Center Revitalization Committee was adjourned at 7:38 p.m.**

Respectfully Submitted,

Kathleen King, Recording Secretary