

**Somers Mill Advisory Committee
Board of Selectmen
Meeting Minutes, March 12, 2018
7:00 P.M. Selectmen's Conference Room**

Call to Order: 6:02 P.M.

Present: Chairman Brad Pellissier, Tim Keeney, Tim Potrikus, Ralph Williams, Bud Knorr, Kathy Devlin, Jeff Bord. CERC representation: Sadie Cordon, Christy Sullivan

Updates: Christy Sullivan passed out the marketing pieces developed by CERC, and discussion around a ready to go aerial map, as well as making the connection to 190 traffic and Maple Street. Photo choices were made, and other suggestions included Wayfarer signs, a hyperlink to the Town website, site finder and the use of a flyer, link to the web. Courtney will provide a walk through, and the property is in the CERC newsletter. Christy Sullivan will provide the link. *The vision of this advisory group should be place up front on the town website.*

Brad Pellissier asked about the marketing plan. He brought up ideas around the zone change opportunities, grants, the Town vision and development. Discussion continued on the PDD, location, and potential, and current location attraction. The question then was to CERC representation as to when this would happen with CERC, and what it would look like? Response: Courtney is working on the prospects, CERC has done research, and site finder has already brought about a potential partner for using the site with a renewable energy project. Nothing is concrete as yet.

The Hartford Business Journal writer is interested in seeing the site and including the property in an edition. Sadie reviewed all the work being done by CERC including the oversight of the DECD reimbursements, and market feasibility studies.

Market feasibility includes retail industries, some overserved, but searching for the best market potential. Sadie further reported that there will be continuous outreach to developers, commercial developers during April and May, RFP's are going out on site and use.

Bud Knorr updated the group on some interested people who had spoken about the use of the property. They had their own strategic plan and gauged the opportunity for the mill site. Further, he updated the committee on the grant application to CRCOG for financial support to bracing and shoring up the retaining walls. Another opportunity is with the Army Corp of Engineers, a federal program. It is used for smaller scale water projects. It will take \$700,000 to do the walls, and the Town will also apply for a STEAP grant.

Tim Keeney suggested we look at the work, reports and potential with Milone and McBroom. He has known them for 25 years. Herein lies the potential for Economic Development, the walls need fixing, the north side elevation needs attention (north side 75, south side 74), to meet the 100 - year flood plan elevation on the property.

The committee asked for feedback from CERC re: the appraised value. Further Bud Knorr mentioned the meeting with Tim Sullivan from DECD for future funding for the walls. There is a grant process planned in the summer time frame.

Overview of the Board/Commission joint meeting. Everyone satisfied with the informational exchange. Brad, Sadie, and Kathy attended the EDC to go over the streamlined approach for applications and the vision of the Mill committee and the BOS re: economic development, etc.

At the next meeting, the committee would like Ann Moses OSTC (open space and trails committee) to attend the meeting and go over the plans for connectivity with the trail system, understanding the plan from that committee. Ideally getting members from her committee to attend would be helpful to both parties.

Approval of minutes: Last meeting and this one to be approved at the next meeting.

Adjournment: 7:15 P.M.

Next meeting: April 9, 2018

Respectfully submitted, Kathleen A. Devlin

Minutes are not Official Until Approved at a Subsequent Meeting