

Minutes of the Suffield Economic Development Commission
June 28, 2009 – Town Hall – 8:30 a.m.

Members present: Howard Orr Jr., Charles Alfano Jr., Russ Cobb, Roger Tracy, Susan Thorner, Lynda Montefusco, Brian Banak Also present: EDC Director Patrick McMahon, Town Planner Bill Hawkins

Chairman Howard Orr called the meeting to order at 8:31 a.m.

Minutes: By unanimous vote, the minutes of the May 21, 2009 meeting were approved as printed.

Citizen Input: Later

Designs for Health – Mr. McMahon gave a status report; noting that Designs for Health has received the approvals of the Conservation Commission, Zoning & Planning Commission, and a tax abatement has been approved by the Board of Selectmen. The WPCA has granted a sewer benefit assessment reduction. Mr. Tracy asked if Designs for Health have made a decision to come to Suffield. The Town should know within a week.

Industrial Roadway update – The road is completed and gone through inspection. The acceptance of the road as a Town Road will go before a Town Meeting, scheduled for July 14.

Town Planner Bill Hawkins arrived at this time.

Utilities Expansion Feasibility Study update – Mr. McMahon reported that the Town had retained Anchor Engineering Services to do a feasibility study of a proposed expansion of water and sewer main. Mr. Turbet, the Town Engineer, and he met with Anchor Engineering and discussed proposed routes of the sewer and water lines. Both of these lines will be expensive; the Town asked Anchor to re-examine the plans to determine exact costs. This is a study; we need to look at how we can pay for this project, and investigate to see if any state or federal funds are available. Mr. McMahon will distribute the final report to the EDC members when it becomes available.

Citizen Input: Steve Bauer noted that he had discussed with Mr. McMahon, the option of an upscale retail agricultural garden center on Route 75. Mr. Bauer noted that Frank Bauchero will be one of the partners. Mr. McMahon stated that this proposal had been before the Zoning and Planning Commission and informally discussed. Mr. Bauer is looking at Building 6 right on Route #75, five acres, footprint of 3000 square feet. But this did not include the greenhouses that would be attached to building. Mr. McMahon suggested building 7 or 8, each with frontage on Rt. #75. A building conceptual design was shown. Agricultural use is allowed in the PDIP, but not retail. Can this retail use be an accessory use in the PDIP? A text amendment could be devised. He would like to start with five acres for a two story building and attached greenhouses. The only issue is the retail use. Is agricultural use selling plants? The Zoning and Planning Commission would determine if it is retail use, as an accessory use. There are no set guidelines for accessory use. This project would need a zone change or a text amendment. Other properties were mentioned to Mr. Bauer. He wants to be on a heavily traveled road like Rt. 159 or Rt. 75. After the discussion, Mr. Orr thanked Mr. Bauer for coming.

Bradley Airport Development Zone legislative action did not make it through the regular session, but it maybe taken up at the next session.

Senior Center – The final design is almost done, perhaps by July 1. The fundraising has been going well. River Bend property (purchase of development rights) will be on the Town Meeting agenda scheduled for July 14.

The meeting was adjourned.

Bobbie C. Kling, Secretary to EDC.

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