

**Torrington Development Corporation
Board of Directors
Meeting, May 3, 2011**

DRAFT 5 4 11

Name	Present	Absent	Reason	Name	Present	Absent	Reason
Jack Baer, President		x		Jeff Lalonde		x	
Victor Muschell, Vice President	x			Jerry Libby		x	
Elinor Carbone, Secretary	x			Mark McEachern	x		
Darrin Newbury, Treasurer	x			Michael Menard	x		
Ryan Bingham	x			Muff Maskovsky		x	
Tyson Chamberlin		x		Joe Paganini	x		
Aurora Daly		x		Gregory Perosino	x		
Christina Emery		x		JoAnn Ryan	x		
Cindy Donaldson	x			Marie Soliani		x	
Joe Greco		x		Julia Sloan	x		
Peter Herbst	x						

Others in Attendance: B. Baxter, K. Litten, S. Nocera, S. Temkin, S. Waagner, N. Petronchek, D. Rosengrant

Meeting called to order by V. Muschell @ 8:01

Approval of Minutes:

C. Donaldson moved to approve the minutes of 4/5/11. M. McEachern 2nd. All approved.

Project Committee Report: Peter Herbst reported that there are no recent updates since the last BOD meeting.

Maiden Lane Project: S. Nocera reported that this project is out to bid and waiting for responses. E. Fabbri is coordinating the project with CL&P and AT&T.

Main Street Funding: R. Bingham reported that DOT is still working this. Per statute ConnDot has set its own billing accounts to draw money to underwrite its own expenses of oversight and inspection.

EDC report: C. Donaldson reported that grant money has been made available for marketing on the Brownfield properties has been used to create a media kit for city property information. June 30 is Developers Day. Potential developers will get a tour of Brownfield properties, will attend a reception at the Warner and the Steve Martin performance at the Warner. June 30 is also the first Main Street Marketplace.

She also reported that the EDC blog has been successful. She suggested that the EDC and/or the TDC could provide information on properties other than in the downtown area. The Board supports this collaboration with the EDC. PH noted that the Project Committee has finished work on the MDP and Phase 1 plans and can expand into these other areas of Torrington. V. Muschell reminded the Board that, although funding is not available right now for some of these projects, that the TDC should continue to move forward with meetings and work on downtown projects.

UConn Project: B. Baxter reported that the Memorandum of Agreement between UConn, TDC and the City has been signed. The CLT has been established and held its first meeting on 4/29. Our consultant, Mary Margaret Schoenfeld will be coming to Torrington on June 7 to discuss the project. A grant application has been submitted to the NW Community Foundation for part of the TDC project costs.

The Executive Committee recommended that the MOA be ratified by the BOD. M. Menard moved, E. Carbone 2nd. All approved.

G. Perosino moved to ratify the Non-discrimination agreement. C. Donaldson 2nd. All approved.

TDPLLC: S. Temkin reported that the goal for this summer is to get the buildings occupied by the summertime. They offered to let the TDC have use of the Billboard at the bridge facing south for the summer.

V. Muschell congratulated the CT Main Street Award winners: Dave Bender, Julia Sloan of Brazen Betties, the Torrington Downtown Partners, and the Torrington Main Street Marketplace.

Executive Director: B. Baxter reported that there is \$23,800 in the TDC account, enough for 6 months of operations. A final payment of \$12,061 is going out to Milone and MacBroom this week. There is a balance of \$56,336 from DECD and the deadline has been extended through 2012 for use of these funds.

Mural update: R. Bingham reported that the mural plans will incorporate different things about Torrington in the design. The estimated completion date is Memorial Day weekend.

CT Main Street Awards: Invitations have gone out. S. Temkin offered a tour of the Water St. Apartments before the awards.

Meeting adjourned: 8:37

William F. Baxter,
Executive Director

Attachment: Anti-Discrimination Policy