

**Torrington Development Corporation
Board of Directors
Meeting, September 15, 2011**

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, M Agoglioti, S. Nocera, R. Ponte, S. Waagner, S. Tempkin, K. Litten, K. Nelson, D. Rosengrant, C. Arnone, C. Arnone, J. Bonanni

Meeting called to order by J. Baer, @ 8:02

President Baer welcomed members and guests.

Approval of Minutes:

Minutes of 6/7/11 meeting: Motion to approve with correction on page 2; "Baxter reported that operational funds are under \$20" should be "...funds are under \$12,000.." V. Muschell motioned to approve, C. Donaldson 2nd. Passed by acclamation.

Meeting guests: President Baer introduced four guests:

1. Chuck and Cheska Arnone, have several businesses and are tenants in the 40 Main Street building. Cheska gave a brief overview of their new business, The Perfect Party.
2. Kevin Nelson is providing leasing assistance to the TDPLLC. He noted that S. Waagner has provided a list of the many accomplishments of the TDP since 9/27/10 when they purchased the downtown buildings. The TDP will be celebrating on 9/27/11 with a gathering at 73 Main St. The TDC has 162 members as of 9/15/11. Some other areas that Kevin is working on cleaning up the facades on Water Street and creating a model space. They are also exploring mandatory open hours for the downtown shoppes and working with other merchants. S. Temkin noted that he is happy to have Kevin as part of the TDP organization.
3. John Bonanni: John is the new Executive Director of the Warner Theatre. In his new position, he has seen the community commitment to the Warner and to the town of Torrington. He is addressing the programming at the Warner to fit the community and is looking forward to the growth of both Torrington and the Warner.

Project Committee Report:

P. Herbst summarized the beginnings of the MDP committee and noted that the committee work, I done on the MDP (first project) and the Pedestrian Bridge (the second project). The committee stands ready to take on a new project.

UConn Project: V. Muschell summarized the status of the project. The project is a study of other cities/towns who have revitalized their downtown with an educational/cultural point of view. The consultants chose 10 towns, and the CLT has narrowed the list to three. They are Pittsfield, MA, Peekskill, NY and Easton, PA. The consultants will now interview/investigate these cities and report back to the CLT in October. C. Donaldson noted that the hope is to have action items for Torrington to come out of the study.

Administrative Update:

B. Baxter, Executive Director provided an overview of recent events;

TCSB Funding: The TDC did not get this funding. B. Baxter to find out why.

DECD residual funds: A letter has been submitted by the Mayor to reallocate unspent funds for TDC operations, and for the west side of Main Street project.

TDC operations and budget: Baxter reported that operational funds are under \$10,000 and given current spending the life expectancy is 2 months w/out additional funding support. With the DECD reallocation, operations will continue until the 1st quarter of 2012.

BIDs: Bill Baxter is working on grouping business in the downtown area in order to provide better rates/services for paving, plowing etc. C. Emery noted that BIDs are a great tool for service and can help fund a staff and provide for marketing.

Turning around Downtown: Twelve Steps to Revitalization: B. Baxter will be emailing this article to the BOD members and noted that we could use this as a model for collaborative workshops

Main Street Marketplace: Rose Ponte reported that it was a successful summer and the committee is already meeting to discuss MSM for 2012. The MSM partnered with the Republican-American and many visitors came from other towns. The committee will also continue to meet with and support the downtown merchants.

City Projects.

S. Nocera will be meeting with DOT on 9/21 to discuss the \$750,000 secured in 2009. The funds will be used to extend the sidewalks on the west side of Main Street and for improving the streetscape.

M. McEachern noted that a new downtown exhibit is available at the Historical Society.

Executive Session.

Not applicable.

Other Business.

No reports

Adjournment.

V. Muschell motion to adjourn; C. Donaldson second. Passed by acclamation.

Meeting adjourned @ 9:04am.

Submitted:

William F. 'Bill' Baxter
Executive Director