

**Town of East Windsor  
Economic Development Commission  
11 Rye Street  
Broad Brook, CT 06016**

**Regular Meeting  
Tuesday, September 6, 2022  
6:00 p.m.**

<https://us06web.zoom.us/j/7148971799>

**Meeting ID: 714 897 1799**

One tap mobile:

+1 646 558 8656, 332 683 3562 US (New York)

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*\*\*\* These Minutes are not official until approved at a subsequent meeting\*\*\**

**I. Time and Place of Regular Meeting In-person and via Zoom:**

James Richards called the September 6, 2022 Regular Meeting of the East Windsor Economic Development Commission to Order at 6:00 p.m. The meeting is being held in-person and via the ZOOM link noted above.

**Members Present:** Regular Members Jim Richards, Brian Turley, and Gilbert Hayes

**Members Absent:** Regular Member Robert Lyke

**Guests:** Sarah Muska, Selectman, Marie DeSousa, and David Theisen (via Zoom)

**Advisory Present:** Ruthanne Calabrese, Town Planner and Staff Liaison to the Economic Development Commission, and, Sabohat Maniscalco, Recording Secretary (Via Zoom)

**II. Establish Quorum:**

James Richards noted the Regular Members Brian Turley, Gilbert Hayes and himself were present in-person including, Selectman Sarah Musca, the BOS liaison to the EDC.

III. **Pledge of Allegiance:**  
Everyone stood to recite the Pledge of Allegiance.

IV. **Added Agenda Items:**  
None

V. **Public Participation:**  
None.

VI. **Approval of Minutes:**  
A. Approval of June 7, 2022, Regular Meeting Minutes

**MOTION:** To APPROVE the Minutes of the Economic Development  
Commission Regular Meeting dated June 7, 2022.

**Brian Turley moved/ Gilbert Hayes seconded/DISCUSSION:** None  
**VOTE:** In Favor: Unanimous  
(No One Opposed/No Abstentions)

VII. **General Discussion/ Updates:**  
A. **Proposed Blight Ordinance Discussion**

James Richards informed the Commission about the Blight Ordinance proposed by the Board of Selectmen.

**B. Business Event in The Fall**

James Richards shared his ideas including the flyer for the event celebrating the five villages of the East Windsor.

**C. Transit Authority Discussion**

James Richards stated the issue being very important and notified the Board to have more updates for the next meeting.

**D. Status of Zoning Changes especially regarding RTE 140**

Ruthanne Calabrese informed the Board of a change to the zoning regulations for the tenants on RTE 140 the B3 Zone. She stated that the office is trying to revise the regulations to promote the growth of businesses. Therefore, the requirement for a special use permit for a change-of-use for tenants in existing plazas will now require an administrative zoning permit. It would ease burdensome requirements and promote the growth of local businesses.

**E. Parking and Walkability Broad Brook Business Center**

James Richards informed the Board to postpone this item till the next meeting.

**F. Small Business Passport Program presented by the First Selectman's Office**

Ruthanne Calabrese informed the Board with the information presented by the First Selectman's Office.

**G. Other Items regarding the Economic Development.**

James Richards informed the Board that the Five Village Visit brochure has not been published yet.

**VIII. ADJOURNMENT:**

**MOTION:** To adjourn the meeting at 6:37 p. m.

**Gilbert Hayes moved/ Brian Turley seconded/DISCUSSION:** None

**VOTE:** In Favor: Unanimous  
(No One Opposed/No Abstentions)

Respectfully submitted:

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Sabo Maniscalco, Recording Secretary, East Windsor Economic Development  
Commission