

**Town of Trumbull**  
**Economic and Community Development Commission**  
**Meeting Minutes**  
**June 6, 2023 – 7:00 p.m.**  
**Virtual Meeting – Zoom Videoconferencing**

A regularly scheduled meeting of the Economic & Community Development Commission of the Town of Trumbull was held via videoconferencing on June 6, 2023.

**Attendance**

**Members Present:** Karen DelVecchio (Vice Chairman)  
Evelyn Zamary (Secretary)  
Marshall Marcus  
Ralph Sather  
Massimo Mallozzi  
Terrence Griffiths

**Members Absent:** Beryl Kaufman (Chairman)  
Fred Petrossi

**Also Present:** Rina Bakalar – Director of Economic & Community Development  
William Chin – Director of Information Technology  
Dan Onofrio – Bridgeport Regional Business Council  
Gia Mentillo – Economic & Community Development Clerk

Vice Chairman DelVecchio called the meeting to order at 7:07 p.m.

**Pledge of Allegiance**

**Approval of May 3, 2023 Minutes**

A motion to approve the May 3, 2023 minutes was made by Commissioner Mallozzi and seconded by Commissioner Zamary. The motion carried unanimously.

**Chairman’s Report**

There was no report from the Chairman.

**Director’s Report**

A legislative bill pertaining to municipal blight ordinances was recently passed through the Senate. The Director will be reviewing the bill to determine how it may impact Trumbull’s ability to improve upon vacant and neglected properties.

**Business Update:**

There is a ribbon cutting / open house event planned for Mathnasium at 123 Monroe Turnpike this Saturday, June 10<sup>th</sup> from 12:00-3:00pm to celebrate the business’s new ownership. Mex on Main will be providing food for the family-friendly event.

North Star Group, a national demolition and environmental remediation and demolition company, is moving to Corporate Drive.

### Community Development Update:

An application for Trumbull Center improvements was heard before the Trumbull Inland Wetlands and Watercourses Commission this evening, June 6<sup>th</sup>.

Improvements to the Long Hill Green area are underway. Sidewalk installation has begun for the western side of Route 111. Sidewalk installation on the eastern side will commence after intersection improvements have been made. The Town has selected a separate contractor for said improvements. Site preparations are expected to begin in the coming months whilst equipment is being ordered. The stormwater management and green infrastructure project for the area in front of Abi's Falafel and Fryborg has been funded through a National Fish and Wildlife grant. Project design is expected to finish by the end of July and the work will be put out to bid for contracting later this summer. Site work is expected to begin this Fall. In last year's capital plan, the Trumbull Board of Finance and Town Council approved \$100,000 for design and implementation of improvements to the green space in the Long Hill area. Those efforts have begun. Many of the pre-existing outdoor fixtures are being repurposed in other areas of town. The Director is working to attain funding for the fully designed project to complete the trail connection through Long Hill Green to Whitney Avenue.

Installation of the signal equipment for the Route 111 / Old Mine Road intersection will begin over the next several weeks. The traffic light will be gradually phased in, the existing crosswalk will be decommissioned, and the pedestrian beacons will be moved to Spring Hill Road.

### Planning Update:

The Planning and Zoning Commission adopted the Affordable Housing plan for Trumbull on May 24<sup>th</sup>. Senior housing strategies and concerns stood out in community sessions, survey results, and the final plan.

The Residences at Main will receive a temporary certificate of occupancy for the first tenant building shortly, and tenant activity will begin soon.

The research portion of the Trumbull Mall Area Market Feasibility and Land Use study is well underway. A website has been created so that people can stay up-to-date on study efforts and offer their suggestions (<https://engagestantec.mysocialpinpoint.com/trumbull-mall>). Commissioner Mallozzi suggested that the "contact us" component of the site be updated. The first of several community meetings for the study is planned for June 20<sup>th</sup> from 4:00-7:00pm at the Trumbull Mall in the first-floor concourse near Cheesecake Factory and Ulta Beauty. This will be an interactive meeting with plenty of opportunity for input and two formal presentations at 5:00pm and 6:00pm. Residents have organized a community pickle ball committee whom will be sharing data about the demand for and interest in the activity. Consultants working on the study are putting together talking points to address key community concerns, as discussed in the last ECDC meeting.

The Director met with mall leadership regarding ongoing efforts to improve mall security. Additional officers have been hired, the Trumbull PD has offered their input on best-practices, and efforts are underway to improve coordination of security efforts. A new policy regarding

unaccompanied minors will begin this summer. The Director is working to attain professional assistance to analyze historical crime data for the Trumbull Mall.

The state requires that each town update its Plan of Conservation and Development (POCD) every ten years, and Trumbull is working to update theirs by May 1, 2024. Rob Librandi and Linda Finger of the Planning & Zoning Department have initiated this process by putting out an RFQ for document development. Four proposals were received in response. All studies and large planning efforts that have been completed in recent years will be considered and incorporated into this over-arching plan. The Commission will have an opportunity to offer their input as this process continues.

Efforts have begun to initiate the creation of the public art mural on the side of the Woodcrest Avenue bridge which creates an underpass on Merritt Blvd. as you enter the Corporate Park.

#### Grant Update:

Gia Mentillo worked to submit the proposals for the 2023 CT Neighborhood Assistance Act Program.

The Director submitted an application for the CT Communities Challenge grant opportunity to support critical infrastructure improvements related to the Gateway Commons project which has been fully approved in both Trumbull and Monroe. Grant recipients will be chosen mid-July.

The Director will be submitting an application (by July 10<sup>th</sup>) for funding through the Safe Streets for All Program. The proposal will be for a \$10 million project to improve Trumbull Center. This would include improvements to the White Plains Road / Daniels Farm Road intersection and other upgrades suggested through the recent Trumbull Center Study. The Director informed that the Town would not be eligible for these funds without a pre-existing concept plan which was developed through the Trumbull Center Study. As a result of previous staff communication with CT DOT regarding Trumbull Center efforts, a DOT project manager has been assigned to said intersection.

Bryan Tamburrino, grant consultant, is working in collaboration with Director Bakalar, George Estrada (Director of Trumbull Public Works), and Dmitri Paris to submit a proposal to CT Department of Energy for the Energy Efficiency and Conservation Block Grant program with the aim of attaining funding for improvements to the Trumbull Library. A pre-application has already been filed, and the final submission is due on July 31<sup>st</sup>.

#### Event Update

The Director is hosting the Fairfield County Commercial Broker network at 101 Merritt Blvd on Monday, July 31<sup>st</sup> at 12:00pm. This event will bring brokers to the community and highlight key properties that are available. The new Trumbull Corporate Park sign will be installed prior to this event. Gia Mentillo managed this signage project and did a great job.

The Annual Business Appreciation Breakfast will be held on October 27<sup>th</sup> at the Trumbull Marriott. Planning efforts for Trumbull Restaurant Week will begin this month. Commissioner Zamary offered her assistance in organizing both programs. The Director is working to conduct a

business resource event this September. She has also submitted an application alongside the CT Visitor and Conventions Bureau for Trumbull to host the BMX nationals again this year.

There will be a purple ribbon ceremony for Bridges by EPCOCH at 2415 Reservoir Avenue on Thursday, June 21<sup>st</sup>. The Commission was encouraged to attend to support and congratulate the business on their accolades.

The Director will be interviewing two interns from the Sacred Heart School of Business to assist in updating the Economic and Community Development Department webpages / online business resource center and conduct a local businesses survey to identify needs and trends. Dan Onofrio stated that the Trumbull Chamber of Commerce would like to be involved with survey efforts.

Vice Chairman DeVecchio hopes to attend the CT Conference of Municipalities event to garner insights on ongoing legislations efforts. She will share pertinent information with the Commission.

### **BRBC Update**

The BRBC is hosting First selectman Vicki A. Tesoro's State of the Town address at Tashua Knolls Country Club on June 21<sup>st</sup> at 8:00am. Those interested can register on the BRBC website.

The Council is partnering with the CT Green Bank to host a webinar on June 29<sup>th</sup> from 12:00-1:00pm on work place EV charging stations in an effort to share information on programs available and the benefits to property owners looking to attract / retain business enterprises. Commissioner Sather will share this opportunity with the Sustainable Trumbull Group.

### **Sustainable Trumbull Update**

Commissioner Sather informed that Sustainable Trumbull will be at the Trumbull Farmers Market this month and asked that commissioners stop by to learn more about ongoing efforts and show their support. He noted that the initiatives stated in his previous updates are still ongoing. The group's May meeting minutes will be shared with the Commission.

### **Opportunity for Community Input**

There were no members of the public present during the meeting.

### **Adjournment**

A motion to adjourn was made at 8:01p.m. by Commissioner Zamary and seconded by Commissioner Sather. The motion carried unanimously.

Respectfully Submitted,

Gia Mentillo  
ECDC Clerk

Cc: Rob Librandi