

200 TYLER STREET SUBCOMMITTEE
(BLUE RIBBON COMMISSION)
REGULAR MEETING MINUTES
THURSDAY, JANUARY 7, 2016

The 200 Tyler Street Subcommittee held a regular meeting on Thursday, January 7, 2016 at 7:00 P.M. at the East Haven Hagan Memorial Library, DeMaio Room, Lower Level, 227 Main Street, East Haven, CT 06512.

Chairman Paul Carbo called the meeting to order at 7:00 P.M.

Item #1:

Roll Call:

5 members present, quorum present.

Item #2:

Correspondence: None

Item #3:

Approval of the December 29, 2015 meeting minutes and amended December 29, 2015 meeting minutes.

Chairman Carbo asked the members of the commission if they had received and read the minutes from the December 29, 2015 meeting, and the amended minutes from the December 29, 2015 meeting; all had, Chairman Carbo then asked if there were any questions, corrections, omissions, there were none. Chairman Carbo asked for a motion to accept the minutes from the December 29, 2015 200 Tyler Street Subcommittee meeting, and the amended minutes from the December 29, 2015 200 Tyler Street Subcommittee meeting.

Vice-Chairman Limoncelli made a motion to accept both sets of minutes from the December 29, 2015 200 Tyler Street Subcommittee meeting, Commissioner Asid seconded the motion.

Voice Vote: All in favor, none opposed, no abstentions, motion carried.

Item #4:

Review existing proposals for mixed use development of property and for renovation of the gym, pool, teen center, art council, and historical society for use by the Town.

Mr. Sal Brancati, East Haven Economic Development Coordinator, presented a summary of the proposals, which is available upon request at the Town Clerk's

Office, and available for download on the Town website. Mr. Brancati reiterated the Board of Education had no interest in using the 200 Tyler Street; the remaining proposals are for either municipal use or private development into senior housing. Chairman Carbo stated he received verbal confirmation from the Superintendent of Schools concerning the Board of Education's lack of interest in using the building for educational purposes, he stated he is waiting for written confirmation from the Superintendent.

Mr. Brancati stated he did receive a telephone message from Michele Dixon who works at the State level concerning reimbursement funds for shuttered schools. The message indicated the State does not reimburse towns to reopen shuttered schools. A copy of the message is attached to these minutes.

Mr. Brancati reiterated the concerns of using 200 Tyler Street for municipal purposes including the fact the Town would be left with multiple empty properties scattered around the Town. Commissioner Lang asked Mr. Brancati about security measures should the police department be moved to 200 Tyler Street; Mr. Brancati indicated security was not factored into the cost of rehabbing the building.

Mr. Brancati went on to discuss the senior housing option. Vice-Chairman Limoncelli questioned a line item from Mr. Brancati's summary. Vice-Chairman Limoncelli stated at the December 29, 2015 meeting, Mr. Brancati stated there would be no Section 8 housing available, but the summary given to the Subcommittee tonight stated the Town does not "anticipate" any project based Section 8 rental units. Vice-Chairman Limoncelli questioned this change in wording. Mr. Brancati stated this can be used in negotiations concerning the property. All on the Subcommittee agreed no Section 8 housing should be a non-negotiable item, and if a developer can't agree to this stipulation then that developer is not chosen.

Chairman Carbo asked the members of the Subcommittee if they had any further questions concerning the two proposals, there were none.

Item #5:

General discussion of overall disposition options.

Chairman Carbo stated the next meeting, January 12, 2016, will be the first of two public hearings. Chairman Carbo said people wanting to speak on either of the two proposals, but not limited to just those two proposals, all speakers would have 3 minutes a piece to express their concerns, questions, suggestions.

It was asked of the Subcommittee Clerk to supply summary handouts the night of the public hearings and to also provide name plates for the members of the Subcommittee.

Vice-Chairman Limoncelli asked when the Subcommittee would be discussing and voting on which proposal they would be sending to the Mayor, Chairman Carbo stated this discussion would be taking place at the January 25, 2016 meeting.

Item #6:

Adjournment.

Chairman Carbo asked for a motion to adjourn the meeting.

Commissioner Lang made a motion to adjourn the meeting, Commissioner Asid seconded the motion.

Voice Vote: All in favor, none opposed, no abstentions, motion carried.

Meeting adjourned at 7:25 P.M.

Respectfully Submitted,

Stacy Gravino
200 Tyler Street Subcommittee, Clerk

PHONE CALL

FOR	S'al		DATE	1/6/15	TIME	4:45	A.M. P.M.
M.	Michelle Dixon						
OF	Dept of admin Sv. / School Constr. Grants						
PHONE	860-713-6477						
			AREA CODE	NUMBER	EXTENSION		
MESSAGE							
yes do reimburse for bringing							
school back online. Call for details							
SIGNED							

☒ RETURNED YOUR CALL
☐ PLEASE CALL
☐ WILL CALL AGAIN
☒ CAME TO SEE YOU
☐ WANTS TO SEE YOU

UNIVERSAL 48003