ECONOMIC DEVELOPMENT COMMISSION & DEVELOPMENT AGENCY – REGULARLY SCHEDULED MEETING
TUESDAY, MARCH 10, 2026, 8:30 A.M.
ZOOM MEETING PLATFORM (APPROVED)

Members Present: Bonnie Bercowetz, Chair; Siddiq Abdullah; Robert Firger; Tricia Martin,
Members Absent: Vivian Nabeta

Also Present: Jonathan Colman, Director of Building and Land Use; Lynda Laureano, Assistant Director of Building and Land Use; Denise Robidoux, Justin Lafountain, David Driver of Goman + York on behalf of the Town of Bloomfield; and Rebecca Jones, Recording Secretary.

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I. Call to Order

Chair Bercowetz called the meeting to order at 8:34am.

II. Approval of Minutes

a. January 10, 2026

Motion to approve the January 10, 2026 meeting minutes made by Commissioner Firger; seconded by Commissioner Martin. The motion was unanimously approved by a 4-0-0 vote.

III. Old Business

Chair Bercowetz will be attending at meeting on March 12, 2026 from 6:00-7:30pm at 330 Park Street regarding the proposed Aldi development. Commissioner Siddiq expressed support for the project, while Mr. Colman noted that staff may favor a mixed-use development.

IV. New Business

a. Discussion regarding possible EDC-DA quarterly in-person meetings

Chair Bercowetz recommended that the Commission entertain the idea of quarterly in-person meetings, with an option for another field trip meeting to the Granby Road area.

V. Commission Member Updates

The Art Commission reported no new developments. Commissioner Abdullah requested an update on the Wintonbury Mall. Chair Bercowetz asked about a proposal in which certain Town approved projects over a certain cost threshold would trigger at 1% donation to the Arts Commission. This is a practice in over twenty communities across Connecticut. Town Council approval would be required, and Commissioner Firger is waiting for the right time to make this proposal. Chair Bercowetz offered this Commission's assistance.

Chair Bercowetz shared condolences related to the tragic explosion on Banbury Lane.

VI. EDC Consultant Reports (Goman + York)

a. February 2026 Report

Ms. Robidoux provided updates on economic development efforts, including work with Pierce Bartram on DECD funding and a grant application through Senator Larson's office for the Town Center.

VII. Town Planner Report

a. POCD Update

Ms. Laureano discussed progress on the POCD update, noting they are working on additional edits based on February's Town Plan and Zoning Commission meeting feedback, with hopes of presenting an edited version to the Commission by March. Mr. Colman indicated the process would likely be finalized either at the April or May meeting, after which there would be a statutory referral to the Town Council for comments.

b. Town Development Update

The commissioners received the Building and Land Use Update for February 2026 prior to this meeting and were encouraged to review it at their leisure.

c. Town Center Update

Mr. Colman stated that despite multiple revisions and efforts, the Town was unsuccessful in securing state funding, attributing the outcome to political decisions rather than merit. Ms. Robidoux discussed the timeline for the project, noting that while the initial plan was a four-to-five-year development, the lack of funding would set it back and require pursuing alternative funding sources, including TIF and federal opportunities. The project involves significant changes, including residential development, retail space, a new green area, and parking improvements, with the first phase focusing on retail and initial residential construction.

Development Agency

VIII. Continued discussion on Granby/Tobey TIF District

A TIF Committee has not been established yet, with plans to pursue this with the Town Council after the budget process. Updates were provided on several development projects, including the 800 Cottage Grove Road redevelopment and First Cathedral's reduced Phase One plans with 100 affordable housing units instead of 150. The Town is also pursuing membership with the Connecticut Municipal Development Authority, which would provide access to technical assistance and funding for downtown and transit-oriented development projects.

Chair Bercowetz presented a proposal from Artifacts to rebrand the Granby-Toby Road TIF district with new signs, costing under $5,000, which would be done in two phases without any right of first refusal for the vendor.

IX. Public Comment

None.

X. Updates

None.

XI. Adjournment

Motion to adjourn made by Commissioner Abdullah; seconded by Commissioner Firger and unanimously approved by a 4-0-0 vote. The meeting was adjourned at 9:14 am.