

MINUTES  
MANSFIELD ECONOMIC DEVELOPMENT COMMISSION  
Regular Meeting  
Thursday, December 18, 2014  
Council Chambers, Audrey P. Beck Municipal Building

Members present: R. Beebe, K. Dorgan, D. Fecho, S. Ferrigno, M. Hirschorn, K. Kazerounian, J. McGuire  
Staff present: Matt Hart, Town Manager; Linda Painter, Director of Planning and Development  
Others Present: Alex Marcellino, Town Council Member; Beverly Wood, UCONN Director of Planning

The meeting was called to order at 5:35 p.m. by Chairman Ferrigno.

Public Comment: No public comment received.

Approval of Minutes: J. McGuire made a motion, seconded by R. Beebe, to approve the minutes of the 10/23/14 and 11/20/14 meetings. The motion passed unanimously.

Old Business:

- EDC membership:** M. Hart reported that he was pleased that the eight existing members wish to serve for the remainder of their respective terms. He is in the process of recruiting a replacement for P. Bresnahan; by consensus, the members endorsed a process in which Hart and S. Ferrigno as chair would interview potential candidates for appointment by Hart as Town Manager.
- Creation of subcommittees:** By consensus, the commission decided to table this item until it had prioritized the tasks outlined in the *Mansfield Tomorrow* plan (New Business, item 2).
- Economic Development Program Budget:** Members discussed preparing a “Doing Business in Mansfield” brochure, perhaps allocating the cost over two fiscal years. The members decided to hold this item until they had prioritized the tasks outlined in *Mansfield Tomorrow*.

New Business:

- UCONN Campus Master Plan:** As the town’s representatives on the University’s planning committee, M. Hart and L. Painter provided some introductory comments to the campus master plan and the review process. B. Wood from UCONN then provided an overview of the draft.

Commission members and staff provided some initial comments. Positive aspects of the plan include the proposed in-fill development, the preservation of green spaces, transportation enhancements and growth opportunities for the Depot Campus. In addition, members commented that the development of the tech park could greatly enhance

economic development in town and encouraged the university to look at preferences for local contractors and vendors, as well as developing sponsored housing and home ownership programs for faculty and staff. Hart emphasized that the “edges” of the campus, “where town meets gown,” is particularly important for the community and noted that the plan includes attractive gateways for many of those areas.

Members discussed the pros and cons of the extension of Bolton Road to South Eagleville Road and the siting of the proposed hockey facility at the Mansfield Apartments site. K. Dorgan stated that she thought that in the past the university and the town had agreed not to extend Bolton Road behind the residential neighborhood and that if the extension should be constructed, the town should look at re-zoning the area to multi-family housing because it would no longer be viable as a single-family neighborhood. Town and university staff agreed to research the issue. In response to a question, Hart stated that he understood the community’s concerns and did not believe there would be support from the town for either the road extension or the location of the hockey facility at the Mansfield Apartments site. Consequently, he would encourage the university to select other options or alternatives to address both of those issues.

The members agreed to hold a special meeting in early January to review a proposed set of comments from the commission to the Town Council and PZC.

2. **Mansfield Tomorrow Draft Plan of Conservation and Development:** Tabled as a result of adjournment.
3. **Next meeting/agenda items:** The commission will hold a special meeting in early January to complete its review of the draft UCONN Campus Master Plan.

Reports: Tabled as a result of adjournment.

Communications: None received.

Adjournment: S. Ferrigno adjourned the meeting at 7:00 p.m.

Respectfully submitted,

Matthew W. Hart  
Town Manager