

**MINUTES OF MEETING  
ECONOMIC & DEVELOPMENT COMMITTEE  
June 5, 2023**

**To view the meeting's recording, please click the following link:**

[https://hamden.zoom.us/rec/play/UG5kD\\_WvdVX\\_I67RBx2IgrH8JEXP3DU9adqhwmN82ID2MFgIUfH2PDFRBt5wfYTD8qRks7XVSc-CC2sM.2G\\_28rlkYh2Sz0Rx?canPlayFromShare=true&from=share\\_recording\\_detail&continueMode=true&componentName=rec-play&originRequestUrl=https%3A%2F%2Fhamden.zoom.us%2Frec%2Fshare%2F0vTSTG1fxRE0B56KkZUDBAT2xMUneqlpV9PPdxqQUVrKUiMnx9AfYIVnKe35gPMY.rhvXvEtmLs1dUjo6](https://hamden.zoom.us/rec/play/UG5kD_WvdVX_I67RBx2IgrH8JEXP3DU9adqhwmN82ID2MFgIUfH2PDFRBt5wfYTD8qRks7XVSc-CC2sM.2G_28rlkYh2Sz0Rx?canPlayFromShare=true&from=share_recording_detail&continueMode=true&componentName=rec-play&originRequestUrl=https%3A%2F%2Fhamden.zoom.us%2Frec%2Fshare%2F0vTSTG1fxRE0B56KkZUDBAT2xMUneqlpV9PPdxqQUVrKUiMnx9AfYIVnKe35gPMY.rhvXvEtmLs1dUjo6)

(Meeting starts at Time Code 03:09:00)

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A meeting of the Economic & Development Committee was held on Monday June 5, 2023. This was a hybrid meeting held both in person and electronically via ZOOM due to the COVID-19 Pandemic. The meeting was called to order at 9:30 PM by Ted Stevens, Chair.

**MEMBERS PRESENT:** Ted Stevens, Chair; Justin Farmer, Vice-Chair; Sarah Gallagher; Paula Irvin; Laurie Sweet; Cory O'Brien

**MEMBERS ABSENT:** Bob Anthony

**Public Input:** None

The following items were addressed:

- 1. Order authorizing the Town of Hamden to make application and to accept and expend funds from the State of Connecticut, Department of Economic and Community Development Community Investment Fund - Affordable Housing Project 2980 State Street**

--Moved by Mr. Stevens and seconded by Ms. Sweet. DISCUSSION: Economic Development Director Eric Johnson explained this application is in support of development at 2980 State Street, a proposed 64 unit 100% Affordable Housing which is to be completed with Regan Development, a regional Affordable Housing Developer. The Council support allows them to send application to the State. Mr. Farmer asked what is the order of operation of how this works. Mr. Johnson said, this action provides the Council support for funding assistance. The Developer submits the application to Planning and Zoning-parallel, but independent steps.

A vote was taken. The item passed unanimously.

- 2. Order authorizing the Town of Hamden to make application and to accept and expend funds from the State of Connecticut, Department of Economic and Community Development Community Investment Fund 2030-Community Campus**

--Moved by Mr. Stevens and seconded by Mr. Farmer. DISCUSSION: Economic Development Director Mr. Johnson explained there is a \$5,400,000 award that was made as part of CIF (Community Investment Fund) Round 2 being used to support the demolition and community planning. This is a \$10,000,000 ask to the State CIF program to support the construction of the

Community Campus to address the funding gap associated with the completion of the Community Campus. Mr. Stevens asked about the gap in funding. There was a brief discussion regarding the gap.

Mr. Farmer asked what the shortfalls are. Mr. Johnson said he cannot speak to this. They have not designed the building.

Ms. Gallagher asked about the 4<sup>th</sup> bullet in the order that references the Finance Director being allowed to borrow up to \$10,000,000 from the General Fund and then reimburse it. Mr. Johnson explained the only case this would occur is if a grant award had been made. Ms. Gruen explained we traditionally add that line on reimbursement grants because we front the money. Ms. Gallagher asked if we can add a clause “once funding is approved by the State.” Ms. Gruen said she will make changes on all orders tonight for full Council. Ms. Gruen offered the language, “contingent upon receipt of grant funds”. Ms. Gallagher said okay.

Ms. Gallagher moved a motion to amend this and allow Ms. Gruen the ability to add the language. Mr. Farmer seconded the motion. A vote was taken. The amendment passed unanimously.

Ms. Baez asked for this to go on the Regular Agenda.

A vote was taken on the item as amended and approved unanimously.

There being no further business the meeting adjourned at 9:57 PM.

Respectfully submitted,

Kim Renta, Clerk  
Rose Lion, Assistant  
for Ted Stevens, Chair