



MEETING MINUTES

BOARD/COMMITTEE NAME: Mendon Economic Development Committee

DATE OF MEETING: Monday, November 6, 2017

TIME OF MEETING: 5:30 P.M.

LOCATION OF MEETING: Town Hall

Members Present: Tom Merolli (Chair), Karen Wheet (Secretary), Anne Mazar, Tim Perrson, John Danielson, Jordan Berry

Others Present: Chris Martin, CMRPC

Meeting called to order 5:36 by chair Tom Merolli

1. CMRPC – Chris Martin attended to discuss their capabilities, etc. – Notes from discussion: Depends on funding source. Can hone in certain property or entire town. Priority Development Projects – example South Coast Rail, 495 Compact collaboration with MAPC and CMRPC. Blackstone Valley Prioritization project – identified regional sites, Mendon has between 3 and 10 priority dev. Sites. (PDA). Mendon was approved a year ago for one, but no response from town to move forward. DLTA (District Local Technical Assistance \$) available in January. Next level – working with Douglas working in phases. Assets (sites) to leverage economic development, resources and looked at data and then recommendation. Community Compact Cabinet – Tom M. confirmed during meeting Mendon is part of this as we

joined in June 2015 – can get funding to do Econ. Dev. Northbridge did a strategic plan – looked at opportunities and obstacles. (\$25K). Looked at village centers. Need to finish the previous project if any, then sign a new project with the state – Anne M. checked with Town Manager to get status of previous project(s). Town still using \$ for capital improvement plan, so we cannot utilize project \$. Sizes of sites can be small ctr, to a large State Hospital to districts, etc. Application will need to be done – CMRPC will help to fill out, if needed. Economic growth of smart growth type. Housing, community development. Mass Works Grants – infrastructure connectivity to project (water, sewer, roads). DLTA is different than Compact Funding. If you don't get community compact project funding you can ask for DLTA. Motion to accept CMRPC to work with us, on the EDC plan. Can help with zoning, land use, green community applications.

2. Motion made to accept minutes from October meeting – all accepted

3. Master Plan – we should just finish it. Need to see a price first. CMRPC was already paid by Master Planning Committee. Originally going to have MPC write the plan. Westbrookfieldmasterplan.com (example). Millville – 60% thru master plan, hired CMRPC to finish. Can do a chapter at a time (like W. Boylston), or data analysis, data collection or entire plan. May want to put the rest of the \$19K that is already paid into the Economic Chapter. Kim did confirm that she wants us to finish the Master Plan. Per Anne, there was a lot that the MP committee had done. Per Chris M. Scope of Services – take a look at it – and see about reallocating/negotiating a different way. Can we have a proposal to have an EDC plan? ~\$10K for this chapter. CMRPC – community developments documents on website – look at Blackstone Valley plan – see what was identified for Mendon. Timing for Economic Dev. Chapter = 5 months. Need to get the info from Bill McHenry or Bill Ambrosino.

4. Recap of Breakfast meeting. Went very well. Would be helpful to get a list to starting a business in Mendon. Karen to get a list from Jeannie of all the organizations that can help small businesses.

5. Should look into MassWorks Grants – pursue with a potential developer. Can make a good case for funding if you have a developer.

6. Housing meeting/board meeting 11/20 – Tom/Anne confirmed will be there.
7. Classification of marijuana grow facility - commercial

Action Items:

- TM to get budget deadline dates
- TM to contact Franklin EDC to see how they brought in Marijuana grow facility
- TM to continue to reach out Agricultural committee to check on co-op idea.- no response. Try Peter Hawkes by phone.
- Tom got a list of different coops in State.
- Will send draft scope that they sent to Holden. cryan@cmrpc.org – Tom to request via email
- Look into MassWorks grants

Meeting Adjourned: 6:20 PM by chair Tom Merolli

Next meeting: Monday, 12/4/17 5:30 p.m.

The Chair reserves the right to call items on the agenda out of order. The times that are listed for items are approximate times, and items may be reached earlier or later than the posted times. The listing of items is those reasonably anticipated by the Chair which may be discussed at the meeting at least forty-eight (48) hours prior to the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.