

**CITY OF BRIDGEPORT  
ECONOMIC AND COMMUNITY DEVELOPMENT  
AND ENVIRONMENT COMMITTEE  
SPECIAL MEETING  
JANUARY 22, 2013**

**ATTENDANCE:** Council Member M. E. Brantley, Co-Chair; Council Member L. Martinez, Co-Chair; Council Member J. Banta;  
Council Member M. Lyons

**STAFF:** Council Member M. Ayala; Council Member R. Paoletto; A. McGoldrick; M. Nidoh; M. Perez; A. Kabel; B. Tran; K. duBay-Horton

**OTHERS:** Atty. Charles Willinger; Megan Sloan, GBRC

**CALL TO ORDER**

Co-Chair Martinez called the meeting to order at 5:40 p.m. A quorum was present.

**11-12 Proposed Amendment to the 2008 Master Plan of Conservation & Development Chapter 14 – Future Land Use Plan.**

Atty. Charles Willinger came forward to present the proposed amendment to the 2008 Master Plan of Conservation & Development Chapter 14 – Future Land Use Plan on behalf of Testo's Restaurant on Madison Avenue. He furnished a copy of their application to P&Z and a map of the area he is addressing. He said the restaurant is located in a Residential area.

They are requesting the area be changed from Single Family Residential to Mixed Use/Mixed Use Corridor. This will allow his client to have access to Market Rate Financing and protect his client's rights as a commercial entity in a residential area going forward. Atty. Willinger reviewed City Statutes and the applicable sections of the master Plan.

Committee Member Lyons asked him why he has come the ECDE and not go thru the Zoning process. She said they have never had anyone come to them before for a request like this.

Atty. Willinger referenced Statue 8-23 saying the request must go to the Legislative Body first. He stated the City Attorney's Office and Zoning Department referred them to ECDE.

Co-Chair Brantley asked why they were not given adequate time to research this, and time to consult with the City Attorney with questions.

**\*\*CO-CHAIR BRANTLEY MADE A MOTION TO TABLE THIS ITEM.  
\*\*COMMITTEE MEMBER LYONS SECONDED  
\*\*THE MOTION PASSED UNANIMOUSLY**

**166-11            A Resolution concerning approval of the Mill Hill Neighborhood Revitalization Zone By Laws and Boundaries, as proposed and delineated by the Mill Hill Revitalization Zone Planning Committee.**

Mike Nidoh, OPED, presented on behalf of Sam Shaw, OPED, who was not able to attend this evenings meeting. He said that the committee requested changes be made at the last meeting. Sam Shaw has made the requested changes and he then presented copies of the revised document.

He then reviewed the changes, one by one.

Ms. Lyons asked if anyone on the NRZ has reviewed and approved this document. Mr. Nidoh said yes. Ms. Martinez said it would be appropriate for Mill Hill NRZ representative(s) and the Council Reps from this area to attend the ECDE committee meeting to offer their input and opinions. It was also suggested that Deborah Simms from the city NRZ office attend the next meeting as well.

There was discussion on the process of moving forward with this NRZ. Mr. Nidoh said there are two parts to this process. The first is the Plan Development, which is what this proposal covers. Once this is approved and finalized the NRZ can then start implementing the changes, raising funds, etc.

**\*\* COMMITTEE MEMBER LYONS MADE A MOTION TO TABLE THIS ITEM.  
\*\*COMMITTEE MEMBER BANTA SECONDED  
\*\*THE MOTION PASSED UNANIMOUSLY**

**05-12 Grant Submission: re State of Connecticut Regional Performance Incentive Program**

Alex McGoldrick, Central Grants and Megan Sloan of the Greater Bridgeport Regional Council (GBRC) presented this grant submission. Ms. McGoldrick said the GBRC is applying for this grant on behalf of six towns – Easton, Trumbull, Stratford, Fairfield, Monroe and Bridgeport - and needs the support from each town/City, which is the purpose of this request.

The State of Connecticut \$ 1.6 Million dollars will assist residents of the six towns with a reduction in their mandatory flood insurance premiums, and other related programs. There is no financial match required.

Bieu Tran spoke on behalf of this grant. He said one of the benefits for is for city residents that live in a mandatory flood insurance area will automatically see a reduction in their premiums.

Ms. Lyons asked if residences in the Ox Brook flooding are. Mr. Trans responded yes, if they are in the FEMA flood Insurance program.

Ms. Lyons asked how the residents will be informed of this. Mr. Tran said that is they are in an eligible area they will get an automatic discount on their FEMA flood insurance premiums.

**\*\* CO-CHAIR BRANTLEY MADE A MOTION TO APPROVE THIS ITEM.  
\*\*COMMITTEE MEMBER LYONS SECONDED  
\*\*THE MOTION PASSED UNANIMOUSLY**

**09-12 Grant Submission: re State Department of Education for 2012-2013 YSB Enhancement Grant.**

Ms. McGoldrick said this grant from the State Department of Education is for \$9,777 for services provided by GBAPP. They operate a Pregnancy Prevention Service and Improved School attendance program at Bassick High School. This is a 1 year grant period, 7/12 – 6/13. There is no match requirement.

**\*\* CO-CHAIR BRANTLEY MADE A MOTION TO APPROVE THIS ITEM.  
\*\*COMMITTEE MEMBER BANTA SECONDED  
\*\*THE MOTION PASSED UNANIMOUSLY**

**10-12 Grant Submission: re State Department of Education for 2012-2013 Youth Service Bureau Grant.**

Ms. McGoldrick presented this grant proposal. She said the \$ 143,507 award is a 1 to 1 match and requires a \$30,000 CDBG match. It is administered by the Health Department and money is sub granted to community agencies within the city to provide services. It also is used to pay the salary and fringe of a City employee to administer. An RFP went out for agencies to apply. Awards will go to Bridgeport Education Fund, Council of Churches, Girl Scouts and the YMCA.

Co-chairs Martinez and Brantley said there are so many agencies in the City struggling for money and none of them are represented here. Ms. Brantley asked Ms. Kabel to make sure the Council Members are notified when these RFP and similar programs are announced so they can notify their constituents.

Ms. Lyons noted the amount of money going to administration salary \$ 107,000 vs. \$35,000 going directly to the organizations serving the communities.

Ms. duBay Horton reviewed the agencies that applied and said they were scored according to the criteria established in the RFP. Ms. Brantley questioned the criteria and said many organizations are out there doing lots of hard work. Ms. Kabel said Ms. McGoldrick will be scheduling Technical Assistance sessions to educate agencies.

Council Member Paoletto said he will be supporting this when it comes to a vote on the Council level and wanted to make it clear that there was an RFP that went out and they applications were scored according to the criteria.

Ms. Lyons asked for clarification on the scoring process and technical assistance. Ms. duBay Horton reviewed the entire process. Ms. Lyons expressed surprise that the Sheehan Center would not qualify or score on a level to qualify. Ms. Brantley asked for a copy of the application and scoring criteria.

Ms. Martinez again expressed concern on the amount of money being spent on salaries, etc. vs. the amount going to the specific agencies. Ms. Lyons asked if the same people receive the money repeatedly. Ms. duBay Horton said there were some agencies that previously received money but did not qualify this time.

Mr. Banta asked who developed the criteria. Ms. duBay-Horton said some of it is criteria required by the grant application.

Ms. Brantley restated her desire to be notified in advance when these opportunities come up and to put some changes in to place before the next round.

**\*\* CO-CHAIR BRANTLEY MADE A MOTION TO APPROVE THIS ITEM.  
\*\*COMMITTEE MEMBER BANTA SECONDED  
\*\*THE MOTION PASSED UNANIMOUSLY**

**18-12 Grant Submission: re Connecticut Main Street Organization for a Little Asia” Improvement Project – 2013 Preservation of Place Grant.**

Alex stated this is a grant awarded to the City for \$10,000 for streetscape improvements and architectural drawings in the Little Asia section of the City. There is no city match. Mr. Tran came forward to speak and said these improvements will assist the businesses in the area and improve the street scape, and help keep the area safe.

**\*\* CO-CHAIR BRANTLEY MADE A MOTION TO APPROVE THIS ITEM.  
\*\*COMMITTEE MEMBER LYONS SECONDED  
\*\*THE MOTION PASSED UNANIMOUSLY**

**146-11 A resolution concerning Disposition of City Owned Property by Auction, Sale to Abutter, Housing Authority of the City of Bridgeport or by RFP and Ordering a Public Hearing relative to same.**

Mr. Max Perez presented this resolution with the following changes:

1. Remove “Housing Authority of the City of Bridgeport” from the title of the resolution.
2. Reduce the # of properties on the list to 8 by removing the following:

119 Johnson Street  
106 Clifford Street  
25 Orange Street  
131 Columbia Street  
112 Madison Avenue  
118 Madison Avenue

3. Partial 1116 Stratford Avenue is now a “lot’ (remove multi-family)

**\*\* CO-CHAIR BRANTLEY MADE A MOTION TO APPROVE THIS ITEM.  
\*\*COMMITTEE MEMBER LYONS SECONDED  
\*\*THE MOTION PASSED UNANIMOUSLY**

Meeting was adjourned at 6:45 p.m.

Jill Kuzmich  
Telesco Secretarial Services