

**TOWN OF FARMINGTON, CT
Gateways Committee Meeting
Minutes
June 30, 2016**

A walk through of the Farmington Center Gateway study area was conducted on June 30. Committee members, BL Company representatives, and members from the community met at the Starbuck's plaza at 12:00. The meeting was adjourned at 1:45 PM. The committee's consultant Val Ferro provided the attached summary.

Respectfully submitted by:
Rose Ponte
Economic Development Director.

cc: Sub-Committee Members
Bill Warner, Town Planner
Kathleen A. Eagen, Town Manager
Paula Ray, Town Clerk
Deb Bull, Administrative Assistant

Town Kicks Off Next Phase of Farmington Village Center Planning



With its consultants now on-board, the Gateway Committee has begun to look more closely at development options for the former Parson's Chevrolet dealership and how the site will eventually relate to the rest of Farmington Center.

The town recently executed an agreement with BL Companies of Meriden to explore site development options on the Parson's site based on market research. The concepts will consider the currently-underway DOT roadway improvements, which include construction of what is called the Backage Road into the Parson's site.

BL's specific scope includes:

- Public Outreach
- Market/Real Estate Analyses
- Phase I Environmental Site Assessment (of the Parson's site)
- Traffic and Parking Demand Analysis
- Site Development Concepts & Renderings
- Recommendations for Design Guidelines

On Thursday, June 30th, the Gateway Committee hosted a kick-off meeting by walking the project area with the BL team. Other Town representatives and interested citizens also participated. The group started at the 838 Farmington Avenue plaza, walked to the Woodford Newell Strong property, which sits at the intersection of Routes 4 and 10, then past the country club and up to the Parson's site. The group finished its tour at 790 Farmington where Town Planner Bill Warner and Economic Development Director Rose Ponte discussed some of the other proposed development plans that are anticipated.



During the walk, several stops were made to allow BL to explain the DOT improvements. Issues such as sidewalks, safe pedestrian crossings, architecture, and public parking were noted. Town Manager Kathy Egan kept a tally of items that would require town follow-up with the DOT.

A public meeting will be scheduled for the Fall, after the BL team completes its initial analyses and prior to the conceptual site planning phase proceeding. Also, Gateway Committee meetings are always open to the public and meeting dates are posted on the Town's website. While the initial ground work is being done, BL is setting up a dedicated email address for anyone interested in submitting comments. Photos can also be uploaded, so if you have a particular area of concern or wish to share a development or

Attachment 1

destination in order to communicate the type and scale of development you may or may not want, have your photographs ready.

If you have questions or comments, feel free to contact Rose Ponte at: ponter@farmington-ct.org