

GRA REGULAR MEETING MINUTES

JUNE 21, 2023

115 Pleasant Street, Gardner, MA 01440
Hubbard Conference Room 203

Members Present: Ronald Cormier-*Chairman*, Neil Janssens, , Timothy Horrigan, Paul Tassone, and Magnus P. Carlberg --*Members*, Trevor Beauregard-*Executive Director*.

Members absent: *None.*

Also Present: Christine M. Fucile-*Administrative Assistant* and Jessica DeRoy-*Economic Development Coordinator*.

ANNOUNCEMENT - Any person may make a video or audio recording of an open session of a meeting, or may transmit the meeting through any medium, subject to reasonable requirements of the Chair as to the number, placement and operation of equipment used so as not to interfere with the conduct of the meeting. Any person intending to make such recording shall notify the Chair forthwith. All Documents referenced or used during the meeting must be submitted in duplicate to the Director of Community Development & Planning pursuant to the Open Meeting and Public Records Law. All documents shall become part of the official record of the meeting.

Mr. Cormier called the meeting to order at 8:30 am.

1. Approve Minutes

Motion to approve minutes of April 19, 2023. (no meeting held in May)

P. Tassone/M.P. Carlberg

Vote: 5 – 0

2. Old Business

2.1 Urban Renewal Plans > Downtown and Mill Street Corridor

Downtown/Rear Main Street:

T. Beauregard commented the budget for this project has sky-rocketed due to construction costs, therefore will need to go back to the State to request more funding.

DIF – District Increment Financing:

T. Beauregard said a presentation was provided to the City Council last night regarding the DIF District which includes Downtown and along Mill Street where the City appropriates a percentage of new growth of taxes and puts them into a DIF account that can be used for various economic development projects in those areas. If DIF gets passed, could possibly be considered for Rear Main Street project to offset some of the increased costs.

Cumberland Farms:

T. Beauregard noted the Cumberland Farms site was purchased by a company which is an investment firm. All the information previously sent to his Contact at Cumberland Farms for offer is now being forwarded to the new owner.

Parker Street:

This project is moving along and hope to be completed by the end of this year.

Mill Street:

T. Beauregard has nothing new to report, however once the Realtor receives any calls, he does contact him. There was a strong interest for a Senior Housing Development, but will need a Use Variance since it is only allowed in this zoning district.

2.2 140 S. Main Street

T. Beauregard stated he met with the DEP (*Division of Environmental Protection*) and our LSP (*Licensed Site Professional*). T. Beauregard was informed by the LSP they expect to have a “final” report soon to close it out.

3. New Business

3.1 Financials for Accounts and Investments > All Statements received

T. Beauregard noted he met with Ryan Laliberte at Edward Jones who recommended moving around some stocks to bring us into their recommended range for transportation stocks.

T. Beauregard also noted the yearly GRA Grant to the City in the amount of \$51,700 will be due next month.

Motion to accept financial reports as presented.

P. Tassone/T. Horrigan.

Vote: 5 – 0

3.2 Summit Industrial Park

T. Beauregard explained he has been trying to get a response from the building products company regarding the draft P&S with them and believes this is not going to happen due to no response back.

3.3 Any new business to come before the Board

None at this time.

4. Announcements / Notices / Articles / Special Events

- Thank You from Boy Scouts of America: Copy of Thank you provided regarding donation in Memory of Michael Gerry

- Chamber Annual Robert Langlois Memorial Golf Tournament & Outing – August 16

Motion to participate as in the past years.

P. Tassone/T. Horrigan.

Vote: 5 – 0

- Chamber Golf Sponsor: Four Options

Motion to pay for option of a “Hole Sponsor” in the amount of \$200.00.

T. Horrigan/P. Tassone.

Vote: 5 - 0

- Next Meeting: Wednesday, July 19, 2023, at 8:30 a.m.
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Adjournment:

Meeting ended at 8:51 a.m.

Motion to adjourn.

P. Tassone/M.P. Carlberg.

Vote : 5 – 0

All documents referenced or used during the meeting are part of the official record and are available in the Gardner Redevelopment Authority office, Gardner City Hall Annex, Room 201, pursuant to the Open Meeting and Public Records Law.