



OFFICE OF PLANNING AND DEVELOPMENT SERVICES

July 2018

COMMISSION HIGHLIGHTS

The Zoning Commission continued to work on revising the sign regulations and conditions for specific uses. An information sheet on the new sign regulations will be developed and distributed to the business community once that section of the regulations is completed.

The Planning Commission approved a 4-lot subdivision on Grove Avenue. Offsite open space along Haley Brook will be dedicated to the town as part of this approval.

DEPARTMENT UPDATES

Planning Staff met with a number of businesses interested in 401 Noank Road which used to house Grossman's Seafood and in the Bank of America building in Mystic. Inquiries for the Bank of America building included office space, restaurants, event space and mixed use.

The Department began work with a local landscape architecture firm to develop a program to identify coastal access points. The work will focus on downtown Mystic and may involve a common landscape or architectural feature to link the points and create a coastal access trail.

Planner I, Matt Allen, submitted his resignation. This position is entry level and is expected to have frequent turnover. It will be advertised regionally and the department hopes to have it filled by fall.

ECONOMIC & COMMUNITY DEVELOPMENT

Marketing: Following last month's Hartford event, staff participated at the ICSC Boston "Deal Making" event on July 17th and 18th with a Groton promotional table including new marketing sheets, banners, and other materials. The Groton table in Boston was active

with numerous discussions with retailers, developers, and realtors. Staff will participate in ICSC New York in December, this "Deal Making" event will be the largest we will attend this year.



Thames River Innovation Place (TRIP): Groton continues to participate with the CT Next Innovations moving into Year 2. Funding determinations have not yet been provided. The Board of Directors met on July 12th to address project coordination. The Undersea Supply Chain Consortium is planning the first business group meeting in September. Also, the team is meeting with Deepwater Wind to discuss linkages to the Consortium.

Tax Abatement Program: Staff continues to update the tax abatement program in coordination with the Tax Assessor into a more formal process. The program will clearly outline goals, strategy and process.

Economic Assistance Fund (EAF): Staff presented an EAF grant recommendation to the Committee of the Whole (COW) for Crossfit Inguz on Leonard Drive on July 10th. The COW was supportive of the infrastructure grant request.

Public Property Redevelopment (Seely School): Staff has been coordinating with a broker addressing property marketing. Town Council approved the execution of a broker agreement with the firm.

INSPECTION SERVICES DIVISION HIGHLIGHTS — JULY

- ◇ Total building fees collected for FYE 2019 less reimbursements: \$25,803
- ◇ A permit was issued for the addition of a steel building at Mystic Shipyard which is located at 100 Essex Street.
- ◇ Additionally this month, signage was approved at the following locations with new businesses opening or established ones upgrading:
 - ◆ 928 Poquonnock Road—new restaurant
 - ◆ 944 Poquonnock Road—new barbershop
 - ◆ 182 Fort Hill Road—Citgo signage upgrade
 - ◆ 2400 Gold Star Highway—Precision Motors rebranding
 - ◆ 873 Poquonnock Road—Local 777 signage upgrade

ITEM	RECEIVED IN JULY	FISCAL YEAR 2019 TOTAL
BUILDING PERMITS	53	53
ELECTRICAL PERMITS	23	23
PLUMBING PERMITS	5	5
MECHANICAL PERMITS	27	27
SPRINKLER PERMIT	0	0
MOBILE HOME PERMITS	0	0
ESTIMATED VALUE	1,572,145	
RESIDENTIAL PERMITS ISSUED—NEW	0	0
ESTIMATED VALUE	0	0
RESIDENTIAL ADDITIONS/ALTERATIONS	48	48
NEW COMMERCIAL PERMITS	0	0
COMMERCIAL ADDITIONS	3	3
SIGNS	4	4
POOL PERMITS	1	1
SHED PERMITS	0	0
SINGLE FAMILY/DUPLEX UNITS APPROVED	0	0
TOTAL FEES COLLECTED (less reimbursements)	25,803	
CERTIFICATES OF OCCUPANCY ISSUED	6	6
HDC CERTIFICATES OF APPROPRIATENESS	6	6
CODE ENFORCEMENT		
SIGN VIOLATIONS	0	0
VEHICLES/WASTE	1	1
OTHER ENFORCEMENT ACTIONS	0	0
PENDING LITIGATION	0	0
CASES RESOLVED	1	1
BLIGHT CODE	2	2