Town of Winchester - City of Winsted
ECONOMIC DEVELOPMENT COMMISSION
REGULAR MEETING MINUTES
November 3, 2026 6:00 PM
Lee Ann LaClair Room (Blue Room)

COMMISSION	ALTERNATES	TOWN OFFICIALS
Thomas Carter, Chairman	Eric Richard	Paul Harrington, Town Manager
Dewees Yeager, Vice Chairman		William Pozzo, BOS Liaison
Gary Giordano, Treasurer		Kevin Bishop, BOS Liaison
Alan Colavecchiol, Commissioner		Geoff Green, Director of Land Use and Development
Jess Tessman, Commissioner		
Stephen Plumlee, Commissioner		
Jamie Coligan, Secretary		

1. Call to Order and Roll Call - Called to order at 6:00 pm by Thomas Carter. At the meeting were Thomas Carter, Dewees Yeager, Gary Giordano, Alan Colavecchio, Stephen Plumlee, Jess Tessman, Jamie Coligan and Eric Richard. Also in attendance was Geoff Green.

2. Agenda Review - Motion to approve with amendments *as noted* in the discussion by Jamie Coligan, second by Stephen Plumlee. Vote 7-0-0.

3. Approval of Minutes of Previous Meetings:
    - Motion to approve the minutes of October 20, 2026 by Alan Colavecchio, second by Eric Richard. Voted 5-0-2.

4. Public Comment - None

5. Treasurer's Report
    - None at this time - *Treasurer's Report to be moved to the second meeting of the month per Town's finance department who will have numbers then*
6. New Business
    - What's happening in Town?
        - Developer of old Batcheller School property requested meeting with building official
        - 32 Lake Street needs to bring additional power service to rear of building;
            - Have plan with CL&P/Eversource but needs easement from town
            - Request in to town attorney to draft the easement or work with Parker Benjamin rep so it can be done
        - Meadow Street Substation easement wording and fee negotiation in process
        - 95 Main Street interested party reviewing additional information regarding flood plain; Groundskeeper is working on cleaning up the riverbank
        - 115 Main St - Deli and Mini Mart inspection on 11/4/26 - getting really close

    - 55 Walnut Street - no update
    - 108 East Lake Street - power is good, some windows are installed, started rough plumbing/electric and permits for it in the works
    - Forsaken Lands - driveway permit application received and approved
    - 16 Brook Street - has been listed for sale
    - 1 Lake Street is still for sale
    - 289 North Main Street - former Ash Family business headquarters - owner of property may have convenience store operator interested in space
    - Wallens Hill Project - no updates
    - 508 Main Street - demo permit pulled - nothing regarding state road encroachment
    - Citgo, AB Davey, China Delight, Lola's Bagels - no updates
    - Ledgebrook - Lola's Bagels Torrington looking for bigger space - no updates
    - 12 Swanson Road - Acreage in Barkhamsted is in a holding pattern right now
    - Joint meeting to be held between SS4A and BAR Grant folks regarding Main Street redesign
    - BAR Grant people to meet with Town Manager regarding blight letters sent to Willow Street area property owners to see what can be done to clean them up
- Liaison Updates
    - Safe Streets 4 All (SS4A)
        - Meeting coming up soon - will keep everyone posted on when
    - PZC/Town Development
        - Rural Gateway Zoning Regulations review still in process - a lot of information to go through - Tom hopes to have an update as next meeting
    - Cultural District Commission
        - New chairperson is Mimi Madden
        - Working to get the application finalized and to the state this month
    - FOMS - no update
    - Water Quality - meeting this Thursday at 5 PM - stay tuned
    - Sue Grossman Trail
        - Cardinal Engineering survey and plan still in progress
- Business Visitations
    - None
- Ribbon Cutting Ceremonies
    - Kawa & Co - Sunday, November 15, 2026 at 12:00 PM; 58 Main St
    - Park Place Hardware - Eric meeting with Albert so will check with him
    - Yequob Ahif at Deli Mini Mart in old Cumby space - Dewey will reach out
    - Kay's Crazy Deals and Steals - toys, electronics, overstock liquidation items located at 452 Main Street opening soon - Dewey/Jess will reach out
- Spotlights - tabled until next meeting

7. Communications
    - Annie Simard requested help in decorating the town green for Christmas - Carrie used to help with this.

- Bring back Citizens Academy
    - Tom reached out to Terry Hall to bring this back to get people involved in the town - she found the file with the information from the prior session.
    - One night a week for several weeks get to see the departments in town - Police, Fire, Ambulance, Town Clerk, Registrars of Voters, Recreation, Senior Center, Schools, Water Dept., Sewer Dept., DPW, maybe add Library and The "Y."
    - Hopes to get interest in town to fill the vacancies in several Boards/Commissions

8. Old Business

- Should we change the schedule of our meetings. No consensus. We will look into the possibility of Thursday nights to make it easier for Geoff.
- Air BnB - should Winchester have an ordinance to control these?
    - Tom is investigating what other towns/states are doing.
- BAR Grant
    - Consultants still working
- Real Estate Committee
    - Tom updated shared file based on vision database
    - Was mentioned he could also use land records
- Kawa & Co asked who they needed to reach out to to get the tree trimmed in front of the store as it blocks their sign and is rubbing against the building
- *Restaurant Week* - leave on agenda until decision is reached
    - Reach out to FOMS, restaurants and town for input
    - Maybe just do the Sip-N-Savor
    - Combine with Spring Event
    - If there is a third one, make it shorter

9. Adjournment - 7:01 pm motion by Stephen Plumlee, second by ?. Vote 7-0-0

Respectfully Submitted,
Jamie Coligan