



**City of Danbury  
155 Deer Hill Avenue  
Danbury, CT 06810**

**Danbury Main Street Partnership**

**Meeting Minutes**

**Thursday, May 2, 2013 – 4pm**

**Conference Room 2C**

**Next regularly scheduled meeting: June 6, 2013**

**Members Present:** Mayor Mark Boughton, Ingrid Alvarez-Dimarzo, Mike Kallas, Steve Bull, Marie O’Neill, Paul Reis, Warren Levy, Andrea Gartner, John Deering

**Members Absent:** Shawn Palmer and James Maloney

**Staff/Guests Present:** Dennis Elpern - Planning and Zoning Director, Bruce Tuomala - Economic Development Director, Roger Palanzo - Mayor’s Office, Rich Antous - UNIT, Tom Devine – Chairman, City Center, Manny Carreras

The meeting was called to order by Mayor Boughton at 4:07pm.

Approval of minutes from April 4, 2013 meeting. Motioned to accept by Andrea Gartner; Seconded by Warren Levy. Unanimous Approval.

**Old Business:**

A) Dennis Elpern – Planning and Zoning Director; review of detail report on DRZ zoning proposals to encourage a balanced plan for future downtown development. The report outline potential zoning changes including but not limited to the following:

- Future Churches
- Laundromats
- Clubs and Fraternal Organization
- Education and Entertainment Centers
- Hotels/Motels
- Homeless Shelters

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at 4:42 o'clock Map# \_\_\_\_\_

  
Town Clerk

- Continuing Care Facilities
- Social Agencies
- Liquor Stores

Additionally, other general requirements are being reviewed to create a more dynamic and welcoming opportunity for prospective tenants. e.g. more generous height requirement for new construction/renovation, liquor store opening times, etc...

Partnership voted to allow nursing homes in DRZ only when operating within the ownership and operations of an established Continuing Care Facility.

Proposal on these modifications will be drafted to present to City Council in June.

**New Business:**

A) Mayor's Update

- Welcomed to the Partnership Jack Deering as a new member filling vacancy from Ed Ackell retirement. Also reaffirmed members Mike Kallas and Paul Reis for new three year terms.
- PriceRite on schedule to open May 22nd. 2pm ribbon cutting.
- Recycle Truck moving from PriceRite parking to Park and Rec. parking lot.
- Mad Hackers Social Media Conference moving forward. Scheduled for June 8.

B) Mike Kallas recognized Andrea Gartner for the very productive 1<sup>st</sup> meeting of the Mural Project on April 25<sup>th</sup> at City Center. He noted the project was going to be a very exciting event for the community and the steering committee would welcome artwork suggestions from other City and community leaders.

Motion to Adjourn – Marie O'Neill, Seconded – Ingrid Alvarez-Dimarzo. Unanimous Acceptance.

Meeting adjourned at 5:24 pm