

Committee Members

Chairperson     Councilman Vincent Loffredo  
Members        Councilwoman Jeanette Blackwell  
                     Councilman Anthony Gennaro  
                     Councilwoman Ava Hart  
                     Councilwoman Linda Salafia



Staff to the Committee

Christine Marques, Director of ECD  
Brian Gartner, Community Development Specialist  
Judith Lamson-Rockwell, Economic Development Specialist

**ECONOMIC DEVELOPMENT COMMITTEE  
MIDDLETOWN CONNECTICUT**

**REGULAR MEETING  
TUESDAY, JANUARY 13, 2026 – 7:00 PM  
MINUTES**

A Regular Meeting of the Economic Development Committee of the City of Middletown was held on Tuesday, January 13th, 2026 at 7:00 PM. This meeting was a hybrid meeting with in-person participation in the Room 208, Municipal Building, Middletown and remote access via WebEx.

**Committee Members Present:** Chairman Vincent Loffredo, Councilman Anthony Gennaro (Via Webex), Councilwoman Linda Salafia, Councilwoman Jeanette Blackwell, and Councilwoman Ava Hart

**Staff Members Present:** Director of Economic and Community Development Christine Marques, Economic Development Specialist Judith Lamson-Rockwell, Community Development Specialist Brian Gartner, and Attorney Brig Smith (Via Webex)

**Members of the Public Present:**

1. **Call to Order-** Chairman V. Loffredo called the meeting to order at 7:06 PM
2. **Public Session**
3. **Approval of Minutes**
  - A. **Minutes of the December 9<sup>th</sup> 2025 Regular Meeting\***
    - a. Motion made by Chairman V. Loffredo
    - b. Seconded by Councilwoman L. Salafia
    - c. Motion carried: All in favor
4. **New Business:**
  - A. **Chapter 150 City of Middletown Enterprise Zone Code of Ordinances amended as presented\*** - Attorney Smith describes the ordinance as an 80's effort to combat the economic distress Middletown was facing at the time. Chapter 150 (title 32-71) of the original ordinance states that "any municipality that has designated any areas as an enterprise zone, pursuant to section 32-70, shall provide by ordinance for the fixing of assessments on all real property in such zone which is improved during the period when such area is designated as an enterprise zone. Such fixed assessments shall be for a period of seven years from the time of such improvement shall defer any increase in assessment attributable to such improvements according to the following schedule" (seven year schedule where percentage of deferral decreases overtime: year 1 = 100%, year 2 = 100%, year 3 = 50% year 4 = 40%, year 5 = 30%, year 6 = 20%, and year 7 = 10%). Director Marques emphasizes that there are no intentions to alter the enterprise zone boundaries. The proposed amendments add that a developer would not pay any additional taxes on their improvements (increases in property value due to improvements). The "shall" language is propose to be altered to include language regarding an application to be sent and approved before they can pull any building permits or a deferral can be granted. A Community Enterprise Zone Board is proposed to be created, including one member from the Economic Development Committee. Motion to approve amendments made by Councilwoman Blackwell, seconded by Councilwoman Hart, all in favor.
5. **Old Business:**
6. **Staff Reports:** Presented
7. **Adjournment:** Motion to approve made by Councilwoman Blackwell, seconded by Councilwoman Salafia, all in favor.

**\*Requires a vote**