

Old Colony Economic Development District
Comprehensive Economic Development
Strategy Committee
Meeting Minutes
June 4, 2018
12:00 P.M.
Old Colony Planning Council
70 School Street
Brockton, MA 02301

Attendees

Stephanie Danielson
Pam McCarthy
Mary Ellen DeFrias
Michael Gallerani
Shane O'Brien
George Durante
Pasquale Ciaramella
Paul Chenard
Bruce Hughes
Laurie Muncy
Jimmy Pereira
Lisa Sullivan

Affiliation

Town of Easton
Town of Stoughton
Mass Development
Brockton 21st Century Corp.
City of Brockton
Mass Development
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1. CALL TO ORDER/INTRODUCTIONS: In the absence of Chairman Mary Waldron Pam McCarthy called the meeting to order at 12:00 PM.

2. MINUTES OF THE APRIL 2, 2018 MEETING: Mary Ellen DeFrias moved to accept the minutes of the April 2, 2018 meeting as written, seconded by Sean O'Brien. So voted.

3. MASS DEVELOPMENT BOND REVIEW:

Beth Israel Deaconess Medical Center, Issuance of revenue bonds in an aggregate principal amount not to exceed \$497,000,000 for health care purposes consisting of:

(a) The financing of the acquisition of and implementation of a new shared patient billing and electronic medical records system for the BID-Needham Facilities, the BID-Milton Facilities and the BID-Plymouth Facilities, and information technology improvements at the Beth Israel Medical Center (BIDMC) Facilities, the BID-Needham Facilities, the BID-Plymouth Facilities and the BID-Milton Facilities; (b) the financing of the construction, renovation, furnishing and equipping of and various other capital acquisitions related to a 10-story, approximately 395,000 gross square foot new inpatient building to be located on the BIDMC West Campus; (c) the financing of the construction, renovation, furnishing and equipping of, and various other capital acquisition related to, a 4-story, approximately 37,000 square foot new ambulatory care building at the BID-Needham Facilities and other infrastructure improvements at the BID-Needham Facilities

and (d) the financing of capital equipment and construction of improvements and renovation at BIDMC Facilities.

4. GUEST SPEAKER:

Presentation on City of Brockton Transformative Development Initiative (TDI), Mr. George Durante, TDI Fellow. TDI is a place based economic development program for gateway cities. The initiative is rooted in 3 principals: Strategic district focus, Local Collaborative Partnerships and Community Engagement. The TDI Fellows Program provides expertise and leadership. The Fellows work full-time in their host communities for 3 years and serve as an extension of MassDevelopment's regional teams. Each fellow's specific work plan is outlined in a memorandum of agreement between the TDI District and MassDevelopment. In December, 2015 MassDevelopment selected Brockton to receive a TDI Fellow. Mr. Durante said he works with many stakeholders to promote economic development. An important part of TDI is to reach out to a broad spectrum of stakeholders. He said at present there are 12 redevelopment projects in the pipeline for the downtown area. From the residential development prospective the City is doing great. The challenge is to attract commercial and retail tenants to the downtown. Some projects he is working on include "Best Foot Forward" which supplements the BRA's façade improvement program. Six different storefronts are being worked on at present. Technical Assistance: Restaurant Incubator Facility Study. Placemaking: Downtown Historic District. Mr. Durante said downtown Brockton's critical issues is Capacity Issues. He is working to build up capacity and provide groups with tactical support. He has supported the founding of the Brockton Young Professional Group and the Downtown Brockton Museum. He is working with city churches and city faith leaders to promote economic development. What's next: He is doubling down on marketing efforts. Targeting types of industries the city wants to attract. He is working to build up the city's economic base. He has one year left working in the city. He is examining what players need to be involved to keep these efforts moving forward and implementing these efforts in the coming years.

PROVA: He is working with the City and a group of local businesses, nonprofits, city officials and volunteers to bring an outdoor beer garden and multi cultural food and entertainment venue with craft beer, food and live entertainment on the former Kresge department store site, with operating hours from 4 to 8 p.m. on Thursdays and Friday's, along with a few selected Saturday, throughout the summer season. The group is raising money with a goal to raise \$50,000 by June 15. For more information email provabrocktoninfo@gmail.com. Checks can be made payable to SABURA, please put PROVA on the info line.

5. NEW BUSINESS:

A. Committee review of draft 2018 CEDS Report Section VI Evaluation Section. The Committee reviewed this section. Stephanie Danielson moved to approve subject to any additions, seconded Shane O'Brien. So voted. This will be incorporated into the 2018 CEDS document submitted to US EDA by the end of June, 2018.

B. Upcoming Events: Ms. There was a list of upcoming economic development events on the OCPC area for June, 2018.

7. ADJOURNMENT: There being no further business the meeting was adjourned at 1:00 P.M.

Respectfully submitted,

Bruce Hughes

Bruce Hughes
Old Colony Planning Council

Next meeting: Monday, September 11, 2018 at noon.