



**Town of Barnstable**  
**Growth Management Department**  
**Economic Development Commission**

[www.town.barnstable.ma.us/economicdevelopmentcommission](http://www.town.barnstable.ma.us/economicdevelopmentcommission)

**EDC Meeting Notes**  
**June 28, 2016**

**Members Present:** Alan Feltham, Chris Kehoe - Chair, Hartley Johnson, Tom Geiler

**Absent:** Ted Wurzburg, Hank Farnham, Michael Schulz

**Also Present:** Stacey Peacock - Administrative Assistant, Mike Trovato – Economic Development Specialist

**Chris Kehoe called the meeting to order at 2:32 pm. No Quorum reached at opening of meeting.**

*\*Due to lack of quorum the following is a brief summary from the meeting*

**Minutes from March 22, 2016 tabled until July – quorum not met.**

**Mike Trovato - Economic Development Update:**

- **Grand Openings:** Fairfield Inn (125 room hotel, advanced bookings) and Cape Space (shared work space in industrial park). Cape Space is the first Cape Business to plug into Open Cape.
- **Ongoing Projects:** Dockside Condos, CVS, Hyannis Harbor Hotel (construction hiatus until the fall.)

**Geiler:** What is the role of the EDC in development (for example the Dockside)? Should we be talking to the Historic Commission?

EDC discussed future discussions with the Historic Commission - the economic consequences of the Historic Commission opposing, accepting or rejecting applications.

- **Ongoing Projects Continued:** Total Athletics in the industrial park, an 80,000 sq. ft. sports complex. Indoor fields – an elite training facility & also a hockey arena (for elite training). Seasonal domed fields as well. They are in pre-application process. It is a \$12 million for profit project. It has by right zoning. They are working with the Town & the Cape Cod Commission. It has NHL & NFL backing. The goal is to draw good athletes here.

**Geiler:** The town is doing amazing things with youth fields and sports programs.

**Johnson:** Is the town actively seeking out manufacturing, marine technology, aviation?

**Trovato:** The Cape Cod Chamber spoke with the development officer from WHOI. WHOI is looking at where expansion opportunities are going to take them. They have reached out to the chamber to have this conversation which included everything from expanded campuses to the potential for an ocean discovery center.

Alan Feltham arrives at 2:53 pm (quorum still not met).

- **Parking** is being looked at – comprehensive inventory of every single space in town (visitors, car counts, employees, total visitors) both public and private.

EDC discusses the private lots on Ocean Street and an automated ticket process.

**Trovato Updates Continued:**

- **Façade Program: Commercial Façade & CDBG Grants.**
  - 15 applications received. Three of the projects are in the next/advanced stages. Some are on hold (for the season.)
  - It is Federal funding so it is subject to Francis Bacon wage guidelines.
  - Criteria is stringent & it is focused on Hyannis because it has to benefit low to moderate income people.
  - The projects have to go through the permitting process & are subject to getting the proper permitting.
- **Plastic Bag Ban Ordinance** (last October) were given a one year grace period. The Town staff have been working on an awareness campaign. The ban is becoming widespread throughout the state. (Exhibit C – Plastic Bag hand out.)

### **New Business:**

#### **Market Research and Analysis** (Handout – Exhibit D)

Johnson doesn't see Marketing Plan movement here. Nobody has done anything.

Kehoe and Geiler both disagree and state there has been movement.

Geiler: We've gone through this process and we have decided to go with a professional contractor.

Kehoe: Is there anything you see in this document that needs to be tweaked? I'm going to get the numbers from Jo Anne within two weeks.

Feltham: We are an advisory group only. We don't have that many resources.

Johnson: Exactly. Where are our Councilors? Where is our Liaison? EDC updates aren't given to the Council.

It was established that the EDC cannot vote on anything at this meeting due to a lack of quorum.

Johnson: This document (RFP) doesn't say when or who.

The conversation is redirected to continue with the agenda.

#### **Grant Opportunities**

Grants from the Economic Development Office – for example; license plate funds. The EDSAT report states regulations are one of our biggest issues. Let's get grant money to help streamline the process.

Feltham: Greater Hyannis Civic Association – what I'm hearing there, is the measurement (deciding whether compliant or not) is not necessarily applied uniformly at the town. No one is willing to take on this entity for fear of retribution. Maybe our group can be the people to step up and work on that.

Kehoe: Maybe our group can have someone we trust that is non-partisan who can look at the process and fix it.

Johnson reviews funding on the proposed operating budget for FY 17 and doesn't see the Marketing Plan on there.

Feltham to draft a grant letter for the Cape Cod Economic Development Commission (for license plate money funding). Also possibly send it out to the Southeastern MA Economic Development Office (Maria Marasco). The goal is to get funding to look at the permitting process and reduce / eliminate any extra steps. Review and revamp procedures for the following;

- Regulations
- Zoning
- Business Permitting

Part of the issue of people not complaining is a fear of retaliation. Therefore we need somebody outside - a third party to take a look at it. The perception of what is going on is not the same as what actually is going on.

Issues / What to look at: Permitting process (shortfalls), Boards & Commissions (Planning Board, Zoning Board of Appeals, Historical, Water Board, Conservation etc) and 200 Main Street.

Feltham to draft the 'grant ask' letter. The Goal of the letter: to obtain economic development money for the purpose of efficiently, effectively and legally doing business in the Town of Barnstable - as simply as possible and to recommend changes to that end. The money is for a consultant (or a chamber, civic assoc., law firm).

Kehoe: Richard Scali came to the Chamber of Commerce for a meeting & brought the book of present regulations plus all the ones they are adding. State, federal & town regulations are in there, it was huge, it was mind opening.

Feltham: We need to take an outside look at the whole thing. We are hearing from people in the community that the existing system is very cumbersome, difficult and needs to be revised.

Geiler: We need to start with the people that are having problems. People are afraid to go forward but they might talk to an independent entity.

We also need benchmarking of other communities outside of Cape Cod and Massachusetts. Shortcomings were read from the EDSAT report (Exhibit E – EDSAT Report).

Johnson was asked to seek out avenues for money/funding sources for the Marketing Plan and the Streamline Process Project. Johnson declines this request.

Johnson: Job creation is paramount. I believe there is not enough understanding of marketing. If we don't tackle this issue – we are going to fail. We have a housing shortfall & people can't afford the basic cost of housing here. Not enough people are looking at how to create jobs that make more money. We are losing young people. Middle aged families are leaving due to lack of job opportunities. We are losing time & people during this long bureaucratic process.

#### **Guest Speaker Suggestions:**

- Mark Ells
- Round Table: Separate from our meetings (to include Marketing Specialists etc.)
- Historic Commission
- Marketing Director at CCH (Kehoe has reached out to them several times - has not heard back)
- Mike Lauf (Johnson was asked to schedule Lauf as a speaker at one of the next EDC meetings)

Geiler: Would like EDC members to contact Maria Marasco by phone and see what kind of funding is available to hire someone to identify issues in the permitting process.

The EDC will look at local, state, federal money to fund these projects.

Meeting adjourned at 4:02 pm

Public Comment: None

#### **Next BEDC meeting July 26, 2016.**

List of documents / exhibits used by the Commission at the meeting

- Exhibit A: Agenda dated June 28, 2016
- Exhibit B: Notes from May 25, 2016 meeting (no quorum)
- Exhibit C: Plastic Bag Ban handout
- Exhibit D: Market Research Analysis handout
- Exhibit E: EDSAT Report

Respectfully submitted, Stacey Peacock, Administrative Assistant

Public files are available for viewing during normal business hours in the Growth Management office  
located on the 3<sup>rd</sup> floor of Town Hall, 367 Main Street, Hyannis

*\*\* Further detail may be obtained by viewing the video via Channel 18 on demand at <http://www.town.barnstable.ma.us> \*\**