

**Economic and Community Development
INDUSTRIAL COMMITTEE - Special Meeting**

Thursday, July 11, 2024 at 4:30pm
City Hall, 111 N. Main Street, Bristol
Meeting Room 1-3 and on Zoom

ATTENDEES: Mayor Caggiano and Commissioners Goldwasser
ABSENT: Commissioner Verikas
GUESTS: Lukasz Poplawski of FORCE Automation, Inc.
STAFF PRESENT: Justin Malley, ECD Executive Director

I. Call to Order

Mayor Caggiano called the meeting to order at 4:32pm and led attendees in the Pledge of Allegiance.

II. Public Participation

There was no public participation

III. Approval of Minutes

A. Special Meeting of March 5, 2024

Commissioner Goldwasser made a motion to approve the Minutes from the March 5, 2024 Special Meeting. Mayor Caggiano seconded the motion. All were in favor and the motion passed into the record.

Commissioner Goldwasser called for a motion to move up item V. 229 Technology Park Admin. Update for discussion. Mayor Caggiano seconded the motion. All were in favor and the item was moved up for review.

V. 229 Technology Park Admin. Update

Justin Malley advised that there was a problematic typo in the guidelines for 229 Technology Park. Section 2.4 needed to be updated to remove the typo and resolve the confusion. The Committee was provided the previous and the corrected wording. Commissioner Goldwasser made a motion to approve the correction. Mayor Caggiano seconded the motion. All were in favor and the correction was voted into the record.

Commissioner Goldwasser then called to move back to item IV. Discuss proposal(s) for the Southeast Bristol Business Park (SEBBP).

IV. Discuss proposal(s) for the Southeast Bristol Business Park (SEBBP)

Lukasz Poplawski of FORCE Automation, Inc. was in route to the meeting to make a presentation before the Committee.

Commissioner Goldwasser read the following proposed motion:

Motion to authorize Mayor Jeffrey Caggiano, or Acting Mayor, to execute a Purchase and Sale Agreement and to complete the property transaction, subject to the approval of Corporation Counsel, with Force Automation, Inc. or its assigns, doing business as Force Automation, for the

sale of the Southeast Bristol Business Park property known as "Lot 3" as reflected on the map known as Roadway Plan from Maguire Group Inc. dated January 9, 2006 for the purchase price of \$288,000.

Mayor Caggiano seconded the motion, and Lukasz Poplawski of FORCE Automation, Inc. joined the meeting. Mr. Poplawski provided information on the company and the range of work, industries, and expertise involved. Of note is their partnership with ABB Robotics in Europe. FORCE Automation is among a handful of businesses in the US that are trained in ABB's unique and specialized fabrication. FORCE Automation will use Lot 3 in the business park to include training on the ABB Robotics systems. This training is in high demand with a small skill pool to draw from. This training will fill the need for trained workers.

Discussion included the number of employees, students and trainers the location would bring to the city. It was noted that this property is of particular interest to FORCE because of the nearby hotel and restaurants. Those are a necessity for the out-of-town students who will be attending their week-long trainings. The Committee was encouraged by the growth in the industry and the use of space in the industrial park.

Commissioner Goldwasser read the second part of the proposed motion which reads as follows:

I further move that this matter be referred to Economic and Community Development Board for action.

Mayor Caggiano seconded the motion. All were in favor and the motion passed into record. The next ECD Board meets at 5:00pm following this meeting.

VI. Take Any Necessary Actions

Next steps were discussed, and it was agreed that the next steps would be for Mr. Poplawski to present to the ECD Board Meeting at 5:00pm. At that time, the Board will vote on the proposed property transaction at Southeast Bristol Business Park.

VII. Adjournment

Mayor Caggiano called for a motion to adjourn. Commissioner Goldwasser made the motion, and the meeting adjourned at 4:55pm.

Respectfully submitted,

Sharon Arsego
Recording Secretary