

Board of Commissioners
The Downtown Manchester Special Services District

Meeting Date & Time: September 10, 2025 at 8:00AM

Meeting Location: Work_Space, First Floor

CALL TO ORDER

ROLL CALL

REVIEW & APPROVAL OF MINUTES

- August 13, 2025: https://assets.locable.com/pdfs/8899/attachments-original-1756845707-08-13-2025_Minutes.pdf?1756845707
- July 23, 2025 special meeting: https://assets.locable.com/pdfs/8900/attachments-original-1756845849-07-23-2025_Minutes_Special_Meeting.pdf?1756845849
- July 9, 2025: https://assets.locable.com/pdfs/8898/attachments-original-1756845610-07-09-2025_Minutes_Draft.pdf?1756845610

PUBLIC COMMENT

- New Library Construction Update

REPORT & UPDATE BY DISTRICT CHAIR

MAINTENANCE & BEAUTIFICATION REPORT

- Joe from Mountain View to give a report on landscaping and maintenance
- The Memorial Day Parade Committee are joining us to discuss the upper Center Park garden which is currently being maintained by Mountain View

UPDATE FROM PARKING AMBASSADOR

REPORT BY GREATER MANCHESTER CHAMBER OF COMMERCE

PLANNING & ECONOMIC DEVELOPMENT

- **Zoning Amendment Discussion –**
The Planning & Zoning Commission will discuss a proposed change to allow limited residential use behind ground-floor commercial spaces in Downtown (CBD zone). The goal is to help fill deep retail spaces while keeping active storefronts. Residential use would require a Special Exception. More info:
<https://www.manchesterct.gov/files/assets/public/v/1/planning/documents/cbd-amendment-proposed-text-relevant-pages-only.pdf>

DOWNTOWN MANAGER'S REPORT

- Feedback on Communications

FINANCE REPORT

- Accountant Hire

PARKING REPORT

- New Parking Ambassador Uniforms
- Charging Spots- how can we make these spots more obvious?

MARKETING REPORT

- Book Fest on 9/13
- Looking Ahead: Halloween Happenings (scarecrows and trick or treat)
- Looking Ahead: Holiday on Main

OTHER ITEMS FOR THE GOOD OF THE DISTRICT

OLD BUSINESS

- Banner Program
 - Discuss current sponsorship packages and money collection issues

PUBLIC COMMENT

ADJOURN