



City of Rochester, New Hampshire
Office of Economic & Community Development
33 Wakefield Street, Rochester, NH 03867
(603) 335-7522, www.rochesterredc.com

Rochester Economic Development Commission
Minutes – August 31, 2023
Rochester City Hall
33 Wakefield Street, Rochester, NH

Members Present: Ron Poulin, Kris Ebbeson, Jonathan Shapleigh, Marsha Miller, Janet Davis, Kristen Bournival, Tanya Hervey, Chris Harrison

Members Absent: Tim Jones,

Others Present: Mike Scala, Barbara Holstein

- A. B and C: Chairperson Shapleigh called the meeting to order at 9:00am.

Meeting Minutes

- A. Roll call attendance was taken as part D of the preamble and introductions were performed with new member, Chris.
- B. Marsha made a motion to approve the June minutes. Ron seconded the motion. Roll call was taken, all in favor.
- C. Public Input – See I. Other
- D. REDC Website Update
Mike provided an update that the new website will be more interactive and should be done next month.
- E. City Council Workshop Update
Jon presented our procedures/modified document on how we get approval with the council and how we would adjust the proposal based on their suggestions/comments. He explained that this is TIF money through Waste Management agreement. It was noted that we are ready to find projects to invest in (LDI as an example) and the need to focus on accessing properties so that we can come up with proposals to the council within the next 3-6 months.
- F. Economic Development Master Plan update
Working on getting the updated master plan redone (last one was 2018) and Jenn and Mike had a meeting with RKG on the updates and next month they will follow up with us – residential development being a bit part of it. There's also public input that goes into the master plan.
- G. Industrial Way Signage
Need to add to the sign on industrial way with upwards of three new businesses that want to be on it. Need to look into options on what we want to do (we are responsible for those signs – will have to pull from the ED fund if it's a larger amount or from the assigned fund balance). Jenn to start getting estimates/options.



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Discussion on the City of Rochester sign (we are responsible for that) – waiting for the current construction project to be completed to get better visibility at night. Mike to talk to Advantage Signs to see if we need to put more lighting for the sign. Question on who owns the pole for the lighting.

H. General Updates

Codes meeting (July) was cancelled and will be next month. Memorialized the ordinance to involve residential development.

The committee discussed vacant buildings/land in the downtown. City staff is continuously working with owners/property managers to find a way to fill them.

RFP for the DPW on Old Dover – The City received two bids on the RFP. City Council will be making a final decision within the next few weeks.

The Ridge – still working on the plans to do the interior roadways for Phase 2. The Casino goes to committee soon.

Courthouse – all set now and waiting on the state to start working on it in the Spring – 18 month build. RFP will probably go out 2025.

Hanson Street – that project is still going and the closing date has been set. Putting together their application for the planning board within 90 days.

I. Other

Marsha mentioned the increase in the drug problem in the downtown area and is concerned businesses more people and potentially losing business. She mentioned that Grace Church had individuals sleeping on the lawn. Mike noted that it does effect somewhat what we do but that we don't have anything to do with controlling it. Chris is on Rochester Main Street's board and it was noted that would be a good place to start to create task group involving the police, etc. Mike mentioned that Water Street will be redone so that will push some of the people outwards. Jon also noted that developers and investors look at Rochester as an opportunity. Opportunity to develop a community watch program to report on the issues.

J. Adjourn

Ron made the motion to adjourn at 10:27am, Jon seconded. All in favor.

The next meeting will be Tuesday the 26th from 4:00-5:30. RKG Associates will be joining us to hold our kick-off meeting for the strategic plan update.

Respectfully Submitted,
Kristen Bournival