VISION:
The vision for Stamford Downtown is that of a 24-hours/seven days a week center for living, working, shopping, dining, education, culture and entertainment.

MISSION:
The Stamford Downtown Special Services District is responsible for creating, managing and promoting a quality environment for people, which enhances the economic vitality of the Downtown.

GOALS:
• To foster the Downtown’s economic growth through a strong retail recruitment and retention program.
• To ensure the appropriate economic development of Stamford Downtown through comprehensive strategic urban planning and advocacy.
• To plan, initiate and manage enhanced operational services, which improve the Downtown’s outdoor environment.
• To attract people to the Downtown through targeted signature events and marketing programs.
We’re happy to say our new tag line, “This is the Place,” rings true for all the positive economic activity that has occurred in Stamford Downtown during Fiscal 2012/2013.

Stamford Downtown continues to be the center of the city’s corporate, retail, residential and cultural life with a compelling Grand List of $1.4 billion, representing 15% of the city’s Class A real estate Grand List and 8.3% of the city-wide Grand List. The following information represents a snapshot of the strengths and challenges of the various Downtown economic sectors during Fiscal 2012/13.

Office Sector
There are currently 9.8 million sf of office space within the downtown. As of first quarter 2013, the availability rate of Downtown’s 8.29 million sf of Class A office space was 22.3%, similar to first quarter 2012. Stamford is a very active submarket in Fairfield County with Class B office leasing rates increasing by 15.4%.

Retail Sector
Retail activity has been very dynamic this past fiscal year. There are 1.754 million sf of retail (street and Stamford Town Center) with an occupancy rate of 92%. Downtown retail anchors include major retail brands: Target and Burlington Coat Factory on Broad St; Safavieh on Atlantic; Apple, Saks Fifth Avenue, Barnes and Noble and Macy’s in the Stamford Town Center. There are several quality boutique retailers that made Stamford Downtown their home this past year: Russ Hollander, Master Goldsmith, Paco Camus (artistic furniture,) Dance with Me, LA Boxing and Fleet Feet Stamford. Restaurants and clubs (84 strong) remain very active components of the retail sector, with many of them flowing onto outdoor patios in the spring, summer and fall. Seven dynamic eateries and dessert destinations opened this past year: Hudson Grille, Plan B Burger, Station Eats, Chocopologie, 16 Handles, Top This and Cotto Wine Bar. Scheduled to open shortly are: Boca and Barrique Bistro and Wine Bar (formerly Chez Jean Pierre).

Our fabulous restaurant promotion, Restaurant Weeks, exceeded expectations with a 22% increase in volume over last year’s numbers.

Culture/Entertainment
The Stamford Center for the Arts is making a comeback on the downtown scene with enhanced programing and increased bookings. The theatre is presenting a new season roster designed to increase audience share and engage new patrons. NBCUniversal has signed a new lease with the SCA and added another program, The Trisha Show. The company continues to be a major economic force, attracting an annual live audience of 106,000 visitors, which generates $1.95 million in booked hotel rooms, $2.1 million in local car service, $462,117 in property tax payments, and $95,814 in parking revenue. Furthermore, NBC spends a minimum of $1.1 million yearly at Downtown restaurants and businesses.

The events produced by Stamford Downtown underscore the importance of culture and entertainment as economic generators. More than 400,000 people attend DSSD-sponsored events: Alive@Five, Jazz up July, the UBS Parade Spectacular, Heights & Lights and our extraordinary outdoor sculpture event. These people patronize our Downtown businesses, often quadrupling business on Alive@Five nights.

Residential Sector
There are 5,928 residential units in the Downtown with more that 41,280 residents living within one mile. These residents dine and shop Downtown, but most important they grace the city streets and create an extraordinary sense of place. Currently, there are 344 units being built in the Downtown with another 700 having received Zoning Board approval.

Operations
The DSSD has a strong Clean, Green and Safe Program. Downtown Ambassadors make 32,500 patrol circuits a year (104 each workday). The Clean Team, on duty 7 days a week, cleans nine and half miles of Downtown sidewalks daily and removes over 23 tons of garbage annually.

Recently, as part of our program of ensuring art on the streets (artistically painted signal boxes, planters etc.) the DSSD sponsored a dramatic 31’x41’ mural on the southern wall of First County Bank on Atlantic Street, creating a magnificent mega-canvas for the public to enjoy.

Fund Raising
Property owner assessments accounted for 49% of the DSSD’s budget for Fiscal 2012/13. The District maintains a strong fund development program. This Fiscal Year the amount of money raised through sponsorships and assorted fees accounted for more than 51% of the budget. Hence the return on investment for our property owners is significant; for every one dollar of assessment paid by a property owner, another $2.06 in Downtown services and programs are returned.
GOAL: To foster Stamford Downtown’s economic growth through a strong retail recruitment and retention program.

The creation of a vibrant retail environment is at the core of Stamford Downtown’s mission. This year, recruitment efforts were enhanced by the Retail Advancement Grant Program as well as several other initiatives.

2012/13 Accomplishments:

Retail Advancement Grant Program The Retail Advancement Grant Program provides grants up to $50,000 (plus a matching landlord contribution) for new product retailers who execute a 5-year lease within Stamford Downtown (restaurants and service-oriented businesses are ineligible). Three strong candidates applied and were interviewed by the Retail Committee, resulting in 3 high-end retail stores opening on Bedford Street including: 1) boutique retailer Russ Hollander Master Goldsmith, at 154 Bedford Street 2) Paco Camus, an international furniture designer at 96 Bedford Street and 3) Fleet Feet Stamford, a high-end, owner-operated, running store (with 100 franchise locations throughout the United States), at 168 Bedford Street. All three stores are welcome additions to complement the existing Bedford Street businesses. New retailers are encouraged to apply for this grant.

Commercial Broker Quarterly Newsletter

In an effort to heighten the awareness of Stamford Downtown’s activities to the real estate brokerage community, a newsletter, Real Estate Update from Stamford Downtown, is published twice a year, and sent to over 250 real estate brokers in both Fairfield and Westchester Counties. Additionally, in March Stamford Downtown created a major promotional piece which was a cover wrap for the March real estate issue of The Fairfield County Business Journal.

As part of our broker outreach initiative, we attended the annual International Council of Shopping Center’s retailer’s trade show in Hartford, which has proven to be an excellent place to meet both retail prospects and...
retail brokers. Additionally, scouting efforts in different towns for prospective new retailers remain an important initiative of the Retail Department.

**On the Retail Retention Front:**

**A Holiday Salute in Stamford Downtown**

Stamford Downtown hosted its third and largest annual holiday storefront decorating contest during the month of December. This year’s contest expanded from 7 Bedford Street store-fronts, to 20 storefronts throughout the downtown, transforming it into a “winter wonderland.” Participating stores and restaurants called upon local florists, nurseries, and garden clubs, which generously donated their decorations and labor to adorn storefronts. The public was invited to vote online for the “Popular Vote” with a $1,000 cash prize to the winner, Columbus Park Trattoria; while BUTterfield 8 Restaurant was the winner of the $1,250 cash prize for “Best of Show,” awarded by a panel of professional judges.

**2013 DSSD Demographic Profile**

Stamford Downtown continues to update and distribute a 20-page profile highlighting the latest statistics regarding population growth and the state of the Central Business District’s residential, office and retail markets. The Demographic Profile is updated quarterly and is available online: a resource tool for property owners, real estate brokers and prospective business owners interested in locating in Stamford Downtown.

**DSSD’s Downtowners Events**

This year, Stamford Downtown continued to host the popular “Downtowners” events at the newest Downtown developments, including stylish rooftops and luxury amenity rooms, as well as at the Old Town Hall, now open to the public for art exhibits. Designed for those “who live and work in Stamford Downtown,” this meet and mingle social event, now attracts 250+ people, while spotlighting both new and existing businesses.

**Stamford Tables**


**Stamford Tables Restaurant Weeks**

were held during the last two weeks of August, and from February 24th through March 10th. A record number of 30 restaurants participated in this year’s Summer Restaurant Weeks campaign, resulting in 18,301 lunches and dinners served, while 24 restaurants participated in our Winter campaign serving 17,962 lunches and dinners, respectfully. The Avon Theatre offered Restaurant Weeks patrons $4.50 popcorn vouchers.

For the 7th consecutive year, The Stamford Hospital reintroduced their Kids’ Fans 5-2-1-0 program, designed to promote nutrition and fitness in children. MasterCard Worldwide, Inc. came aboard as a new sponsor for our 2012 Summer Restaurant Weeks.

**2013/14 Goals:**

**ARTWALK in Stamford Downtown**

In mid-June, Stamford Downtown will host its first STAMFORD DOWNTOWN ARTWALK throughout Downtown in conjunction with the Summer Outdoor Sculpture Exhibit. Stamford Downtown galleries and participating merchants will be showcased in this two day event designed to attract area residents, workers and visitors from surrounding communities.

**Stamford Tables: Winter & Summer Restaurant Weeks**

will continue with a focus on targeting new participants and sponsors. An updated 2013/14 Concierge Book will feature two-page spreads on 40 Stamford Tables restaurants and will be distributed to 40 area hotels and apartment complexes in Stamford and neighboring communities.
Stamford Downtown is the watchdog for appropriate Downtown development, balancing the challenge of intense development with environmental and quality of life objectives. Using Stamford’s Master Plan as a guide, the District has helped foster the development of a Downtown with a full array of retail, office, cultural, recreation and residential uses.

**GOAL:** To ensure the appropriate economic development of Stamford Downtown through comprehensive planning and advocacy.

2012/13 Accomplishments:

**City Master Plan**
Stamford Downtown began a dialogue with Planning Board consultant BFJ Planning to ensure the downtown portion of the city Master Plan will align with the concepts set forth in the 2011 Downtown Master Plan created by Stamford Downtown in collaboration with the Urban Renewal Commission.

**East Side Station**
Participated in all SWRPA stakeholder meetings and charrette sessions to ensure East Side Station proposals will harmonize with Stamford Downtown principles. This participation will continue in the new Fiscal Year.
2013/14 Goals:

**New Development Oversight** Continue to monitor emerging development proposals both in the Downtown and in the adjacent community through a comprehensive review and analysis process.

**Transportation Center** Active engagement in proposals for a new Transportation Center garage as well as city and state plans to improve access, circulation and infrastructure in and around the complex.

**South End Transit Circulation** Work with developers, commercial property owners, city and state to facilitate a transit circulation system that will link the South End and Stamford Downtown.

**South End Transit Circulation**
Established a dialogue with the primary South End developer and with the Land Use Boards to promote development of a transit circulation system that will link the South End and Stamford Downtown.

**Boards And Commissions**
Stamford Downtown staff sits on the boards of numerous significant public agencies and corporations including: Stamford Center for the Arts, Mill River Collaborative, Ferguson Library, Stamford Chamber of Commerce, Stamford Partnership, Stamford EMS, Tully Health Center Community Board and Stamford Police Foundation.
EVENTS & MARKETING

**GOAL:** To attract people to the Downtown through comprehensive signature events and marketing programs.

**Stamford Downtown has a strong and focused calendar of events featuring the following:** a summer-long outdoor sculpture exhibit, eleven outdoor summer concerts, a Farmers’ Market, an arts & crafts show, the second largest helium balloon parade in the country as well as a star-studded Santa rappel down Landmark Square, coupled with a Christmas tree lighting. The events draw renowned artists, musicians and sponsors, while successfully attracting hundreds of thousands of spectators annually, who ultimately shop, dine and enjoy all the Downtown has to offer.

**2012/13 Accomplishments:**

- **Art In Public Places, Sculpture Exhibit**
  During summer 2012, Stamford Downtown hosted “Horsin’ Around Stamford Downtown,” a sculpture exhibit that featured 40 horses, each imaginatively painted or enhanced by local/regional artists. The fiberglass horses were sold at auction with a portion of proceeds donated to the Ferguson Library.

- **Bandapalooza, Battle Of The Bands**
  In conjunction with 95.9 The Fox and Heineken, Stamford Downtown continued its band competition (May 2012) at venues throughout Stamford Downtown. Three bands won opening slots at Alive@Five.

**Bedford Street Promenade**
This third year event was held on four Saturdays in June and July and included extended restaurant patios along Bedford Street. The event brought foot traffic and revenue to the businesses on Bedford Street.

**Rock’n and Roll’n on the River**
Produced two successful fundraising events in conjunction with Mill River Collaborative.

**Alive@Five**
Successfully produced seven concerts opening with Los Lonely Boys and closing with Foreigner. The surrounding perimeter was secured and new security was successfully implemented.
Jazz Up July  Produced a successful second season of Jazz up July including premiere concerts starring Spyro Gyra and Al Jarreau.

UBS Parade Spectacular  The 2012 parade honored Stamford’s own Hurricane Sandy Heroes as grand marshals and featured two new balloons, The Lorax and Red from Fraggle Rock. Large crowds enjoyed the warm weather and fun-filled parade.

Heights & Lights  Guest rappellers, Brian Cashman, GM of the NY Yankees and Stamford’s own, Bobby Valentine, added celebrity flair to this family favorite event.

2013/14 Goals:

Downtown Events  To continue to enhance the Downtown’s program of signature events, while insuring that each event leverages economic benefits for Downtown businesses.

Art In Public Places, Downtown Abstractions, Sculpture Exhibit  To produce a sculpture exhibit featuring 40 sculptures on loan to the City of Stamford from 18 artists from around the country.

Alive@Five  To extend the series to eight weeks. Acts to include: Michael McDonald, Bret Michaels, Matt Nathanson, Ryan Cabrera and other national headliners.

Jazz Up July  To build on the success of last year’s second annual Jazz Up July, starring greats from the Jazz world including Bernie Williams and Chick Correa & The Vigil.

Arts & Crafts On Bedford  This year’s arts and crafts show will be produced in-house by Stamford Downtown for the second consecutive year. Our goal is to secure a mix of high quality and varied types of crafters.
**GOAL:** To plan, initiate and manage enhanced operational services, which improve Downtown’s physical environment.

The District operates five major programs to address the Downtown experience: a Clean Team to control sidewalk, park and curbside litter 7-days a week; Downtown Ambassadors to provide a secure environment 200 patrol-hours, 6-days a week; a Green Team to enrich the streets and parks with seasonal plantings; Streetscape Operations Department to interface with city operations and property owners on all Downtown maintenance issues; and the Sidewalk Snow Removal program to enhance the pedestrian experience in the winter. All mesh together to ensure well-maintained public spaces and parks, resulting in an environment that attracts people, fosters retail development, increases property values, and creates a sense of place.

**2012/13 Accomplishments:**

**Stamford Downtown Directory** Published the annual Downtown Directory and distributed 40,000 copies containing paid advertising, detailed free listings for 225 Downtown businesses and 16 pages of valuable community information.

**Stamford Downtown Dining Guide** Produced a sponsor funded annual Dining Guide to promote the 83 Downtown restaurants.

**Performance Augmentation** Monitored and maintained route verification systems for both the Downtown Ambassadors and Clean Team to ensure optimum performance and effectiveness.

**Contract Negotiation** Negotiated favorable labor contracts for Downtown Ambassador and Sidewalk Cleaning programs.

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**Ambassadors left to right:** William Gibson, Brian Leahy, Robert Cornell, Supervisor, Magdalia Rivera, Garry Walker

**www.stamford-downtown.com**
2013/14 Goals:

**Traffic Calming**
Facilitate city adoption of several traffic calming measures including Summer Street diagonal parking, Atlantic Street east curbside parking and Broad Street north curbside parking.

**Veterans’ Park Improvements**
Add programs to improve conditions at Veterans’ Park.

**Parking Remediation**
Develop and implement a parking remediation plan to minimize business disruption during construction of Park Square West Phase II & IV on lower Summer Street.

**Veterans’ Park Improvements**
Add multi-seasonal décor interest to enhance the park experience.

**Graffiti Documentation & Removal**
Monitored all incidences of Downtown graffiti, following up with photo documentation, police reporting and immediate removal, resulting in steadily decreasing graffiti incidents.

**New Stamford Downtown Website**
Handled all development phases to create a new, cutting edge, consumer friendly website, www.stamford-downtown.com

**Parking Remediation Plan**
Created and implemented a multi-pronged parking remediation plan to minimize disruption of area business during the construction of Park Square West Phase II & IV on lower Summer Street.

**Design Review**
Worked with Zoning Enforcement to ensure enforcement and adherence to Downtown Design Guidelines.

**Holiday Light Program**
Established a new, dramatic holiday lighting plan for Kiwanis Park.

**Mural Installation**
Handled all phases leading to installation of public art mural, “Blazing Blooms,” by Scott Glaser.

**Stamford Downtown Dining Guide**
Produce a sponsor funded annual Dining Guide to promote the 87 Downtown restaurants.

**Design Review**
Work with Zoning Enforcement to ensure enforcement and adherence to Design Guidelines.

**Kiwanis Park Improvements**
Add multi-seasonal décor interest to enhance the park experience.

**2012/2013 Directory**
In-house publication and distribution of 40,000 Downtown Directories on a positive cash flow basis.
FUNDING THE DISTRICT
IN FISCAL 2013/2014

The DSSD is funded primarily by 128 property owners who pay an annual fee to the District based on their property assessments. The formula was adopted in 1992 when the District was incorporated and subsequently amended in 1998 to reflect the impact of re-evaluation. In addition to assessments, significant portion of the DSSD’s program income is derived through sponsorships.

**Tax & Assessment Data**
The Downtown Grand List is analyzed and maintained by DSSD’s Vice President of Operations. Evaluations, forecasts and sound financial record-keeping are an essential part of the DSSD program.

**City Funding Requests**
Detailed reports for the Mayor, Board of Finance and Board of Representatives are generated for city funding requests.

Because of the DSSD’s strong sponsorship and revenue-generating programs, for every $1 of assessment paid by a property owner $2.18 will be returned in Fiscal 2013/2014 in services and programs.

**Who Pays What:**
- Top 5 property owners pay 51.5% of total program cost averaging $185,940 each
- Top 10 property owners pay 73.3% of total program cost averaging $132,256 each
- Smallest Annual Assessment $292
- Largest Annual Assessment $295,317

**Where The Money Comes From:**
- 45.8% Assessments
- 54.0% Sponsorships/Revenue Generation
- 9.8% Retail & Economic Development
- 52.1% Marketing & Event Promotion
- 20.2% Operations, Clean, Safe & Green
- 17.9% General Administration

**Where The Money Goes:**
- 20.2% Operations, Clean, Safe & Green
- 52.1% Marketing & Event Promotion
- 45.8% Assessments
- 9.8% Retail & Economic Development
- 17.9% General Administration

**Average Assessments:**
- Atlantic Street: $4,462
- Bank Street: $1,734
- Bedford Street: $1,563
- Broad Street: $2,721
- Main Street: $1,686
- Summer Street: $4,016
- Washington Boulevard: $15,501

**Interest**
0.2%

**Fiscal 2013/2014 Assessments**
- Average: $3,305

www.stamford-downtown.com
FUNDING & SUPPORT

Many District property owners voluntarily supported our 2012-2013 initiatives through donations and in-kind sponsorships, which are in addition to their tax assessment:
Avon Theatre Film Center
Bildner Capital Corp.
Building & Land Technology
Emmett & Glander, Attorneys at Law
First County Bank
Frank Mercede & Sons
Gibraltar Management Co., Inc.
Heyman Properties
Hoffman Investment Partners
Marchetti Management
Marlo Associates
Reckson, A Division of SL Green
RBS
Purdue Pharma L.P.
Nexvue
Purdue Pharma L.P.
RMS Companies, LLC
RTA International, Inc.
Saks Fifth Avenue
Seaboard Properties, Inc.
Silver Golub & Teitell LLP
Stamford Town Center
Stamford Volunteer Fire Departments
Saks Fifth Avenue
Seaboard Properties, Inc.
Silver Golub & Teitell LLP
Stamford Town Center
Stamford Volunteer Fire Departments
United Realty, Inc.
UBS
The following non-profit organizations support District initiatives through monetary or in-kind partnerships:
Avon Theatre Film Center
Bartlett Arboretum
Basilica of Saint John the Evangelist
California Pizza Kitchen
Coton Bistro & Wine Bar
Cotto Bistro & Wine Bar
Cosi
Cotto Bistro & Wine Bar
Emmett & Glander, Attorneys at Law
First County Bank
Frank Mercede & Sons
Gibraltar Management Co., Inc.
Heyman Properties
Hoffman Investment Partners
Marchetti Management
Marlo Associates
Reckson, A Division of SL Green
RBS
Purdue Pharma L.P.
Nexvue
Purdue Pharma L.P.
RMS Companies, LLC
RTA International, Inc.
Saks Fifth Avenue
Seaboard Properties, Inc.
Silver Golub & Teitell LLP
Stamford Town Center
Stamford Volunteer Fire Departments
Saks Fifth Avenue
Seaboard Properties, Inc.
Silver Golub & Teitell LLP
Stamford Town Center
Stamford Volunteer Fire Departments
United Realty, Inc.
UBS

Many thanks to the generosity of our Downtown restaurant and nightclub owners, whose donations, participation & gift certificates make numerous patrons very happy:
Aria Restaurant
Barcelona Restaurant & Wine Bar
Bar Rosso
barto
Bar Q Stamford
Black Bear Saloon
Bobby Valentine’s Sports Galley Café
Bradford’s Grill & Tavern
The Brick House Bar & Grill
B’Utterfield & Restaurant & Lounge
The Capital Grille
Capriccio Café
California Pizza Kitchen
Cosi
Cotto Bistro & Wine Bar
Chinese Mirch
Columbus Park Trattoria
Curley’s Diner
Emme of Capri
EOS Greek Cuisine
The Fez
Fin II Japanese Restaurant
Grand
Hudson Grille
Jenna Marie’s Deli
Kona Grill
Kotobuki Japanese Restaurant
Kujaku Japanese Restaurant
Layla’s Falafel
Lola’s Mexican Kitchen
Lucy’s Classic Burger & Malt Shop
Mitchell’s Fish Market
Morelli Double Burger & Catering
Morton’s, The Steakhouse
napa & co.
Patrizia’s of Stamford
Picante! Fresh Mexican Grill
Plan B Burger Bar
Quattro Pazzi
Rack’n’Roll Sports Café
Remo’s Brick Oven Pizza Company
Rodizio Grill, Brazilian Steakhouse
SBC Restaurant & Brewery
Station Eats
Sundance Café & Wine Bar
Tengida Asian Bistro
Tieman’s Bar & Restaurant
Tigin Irish Pub & Restaurant
Volta Gelateria Creparia
ZAZA Italian Gastrobar
The District thanks a dedicated group of volunteers, the Friends of Downtown, who annually raise money for art in public spaces:
Joan Fields, Chairperson
Margie Benefco
Karen Denker
Lynne Fife
Ginny Fox
Eileen Heckerling
Elayne Jassey
Harriette Ketover
Pat Pemberton
Myron Porto
Betty Roberts
Carol Rocker
Jim Sabia
Ed Selig
Jo Ann Benson
Eileen Heckerling
Elayne Jassey
Harriette Ketover
Pat Pemberton
Myron Porto
Betty Roberts
Carol Rocker
Jim Sabia
Ed Selig
Jo Ann Benson
Eileen Heckerling
Elayne Jassey
Harriette Ketover
Pat Pemberton
Myron Porto
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Eileen Heckerling
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Pat Pemberton
Myron Porto
Betty Roberts
Carol Rocker
Jim Sabia
Ed Selig
Jo Ann Benson
Eileen Heckerling
Elayne Jassey
Harriette Ketover
Pat Pemberton
Myron Porto
Betty Roberts
Carol Rocker
Jim Sabia
Ed Selig
Jo Ann Benson
Eileen Heckerling
Elayne Jassey
Harriette Ketover
Pat Pemberton
Myron Porto
Betty Roberts
Carol Rocker
Jim Sabia
Ed Selig

The District thanks a talented group of volunteers led by Marion Glowka, for invaluable assistance in designing, planting and maintaining our beautiful downtown gardens:
Alice Ballin
Jo Ann Benson
Penney Burnett
Gail Calder
Maureen Carson
Carole Del’Aquila
Suzanne deMilt
Judy DeRose
Lenore DiPalma
Paula Eytel
Libby Fatum
Jeanne Hersh
Rose Hill
Pat Langley
Sharon Larson
Barbara Miller
Ricki Miller
Georgia Nonstrand
Dianne O’Connor
Pat Pemberton
Myron Porto
Betty Roberts
Carol Rocker
Jim Sabia
Ed Selig
Re Telep
Jane Waugh
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Eileen Heckerling
Elayne Jassey
Harriette Ketover
Pat Pemberton
Myron Porto
Betty Roberts
Carol Rocker
Jim Sabia
Ed Selig
Re Telep
Jane Waugh

SPECIAL THANKS:
Special thanks to Mayor Michael A. Pavia whose vision of a strong and vital Downtown is essential to the Downtown’s success. Much appreciation is also extended to the Mayor’s team of outstanding city employees who contribute their time, energy and ideas toward making the Downtown the city’s neighborhood.

Numerous corporations and individuals, both inside and outside the District, support ourwork through generous annual donations to programs and events. Included as well, is the generosity of City and State Boards, Commissions and Agencies which, through their funding, recognize the importance of a revitalized downtown: Mayor Michael A. Pavia and his Team of Dedicated Workers from the City of Stamford A. Vitti Construction Bill Ackley The Advocate Aerosoles Agabumi, The Best of Bali Agora Spa at the Stamford Marriott Allied Barton Security Services Jim Anderson Sharon Anderson Sarah Arnold The Ashforth Company Ashforth Management Services Ballet School of Stamford Bank of America Bare Essentials Bartlett Tree Experts Bath & Body Works Lauren Bell Gideon Ben-Dov

This Is The Place! 13
NOTE OF APPRECIATION: Thank you Governor Malloy for continued support of Stamford Downtown programs and for being the Key Note Speaker at the Stamford Downtown Annual Dinner.
Board of Commissioners & Staff

BoaRD oF commissioneRs & staFF

Board of Commissioners:

Chairman
Randall M. Salvatore, President RMS Companies, LLC

Vice Chairman
Reyno A. Giallongo, Jr., Chairman & CEO First County Bank

Treasurer
Kathryn Emmett, Esq. Emmett & Glander

Secretary
Greg Caggainello, Sr. Vice President Reckson, a Division of SL Green

Immediate Past Chair
Stephen J. Hoffman, Managing Partner Hoffman Investment Partners LLC

Fernando Luis Alvarez
Fernando Luis Alvarez Gallery
Laure Aubuchon, Director Office of Economic Development, City of Stamford

Goitom Bellete, President GB Parking
Carl Bildner, President Bildner Capital Corp.
George Boyce State Farm Insurance Co.
Norman Cole, Acting Land Use Bureau Chief
Jack Condlin, President & CEO Stamford Chamber of Commerce
Mgr. Stephen DiGiovanni, Gregory Lodato, Todd M. Kosakowski, Goitom Bellete, Norman Lotstein, Michael Marchetti, Todd M. Kosakowski, Goitom Bellete, Norman Lotstein, George Boyce, Michael Marchetti, Todd M. Kosakowski, Goitom Bellete, Norman Lotstein, Carl Bildner, Frank J. Mercede, Andrew Rowley Missing from photograph: Greg Caggainello, Norman Cole, Jack Condlin, Robert Musumeci, Courtney A. Nethropp, Randall M. Skigen, Tracie Wilson, Steven Wise

David M. Kooris, Unit Owner Classic Condominiums
Todd M. Kosakowski, Managing Partner Post Road Entertainment
Gregory Lodato, President MarLo Associates, Inc.
Norman Lotstein, Vice President Pyramid Real Estate Group
Michael Marchetti Columbus Park Trattoria
Frank J. Mercede, President & CEO Frank Mercede & Sons, Inc.
Marjan Murray, Sr. Vice President, Tri-State Market Manager People’s United Bank
Robert Musumeci, President RITA International, Inc.
Courtney A. Nethropp, Owner Sir Speedy
Michael A. Pavia, Mayor City of Stamford
Andrew Rowley, Head of Community Marketing & Engagement The Royal Bank of Scotland Group
Mary Schaffer napa & co.
Robert H. Kahn, President United Realty, Inc.
Robert Karp, President BE Rep Group
Meredith Keeler, General Manager Stamford Town Center

Stamford Downtown Staff:

Sandy Goldstein, President Evan Buechler, Operations & Retail Coordinator Lynne Colatrelia, Vice President, Events & Marketing Kate Cook, Manager, Events & Marketing Annette Einhorn, Director, Events & Marketing Marion Glowka, Streetscape Coordinator Geoff Hirko, Coordinator, Events & Marketing Maryann Rockwood, Executive Administrator John Ruotolo, Vice President, Operations Cheryl Vukelic, Project Manager, Operations Jacqueline R. Wetenhall, Director, Retail Development

Friends of Stamford Downtown:

Front row, from left to right: Ginny Fox, Harriette Ketover, Joan Fields, Sandy Goldstein, Maddy Shapiro, Karen Denker, Jami Sherwood
Back row, from left to right: Eileen Heckerling, Elayne Jassey, Karen Sheftell, Lynne Fife, Gail Malloy, Claudia Silver Missing from Photograph: Margie Benefico, Nancy Kucera, Alice Lyons, Pamela Mullender, Camille Tomasello