

# LOOKING FORWARD

Annual Report 2015/2016



STAMFORD DOWNTOWN SPECIAL SERVICES DISTRICT

This is the  
**Place!**  
stamford-downtown.com

## Vision

The Vision for Stamford Downtown is to always be the vibrant regional city-center for living, working, shopping, dining, education, culture and entertainment.

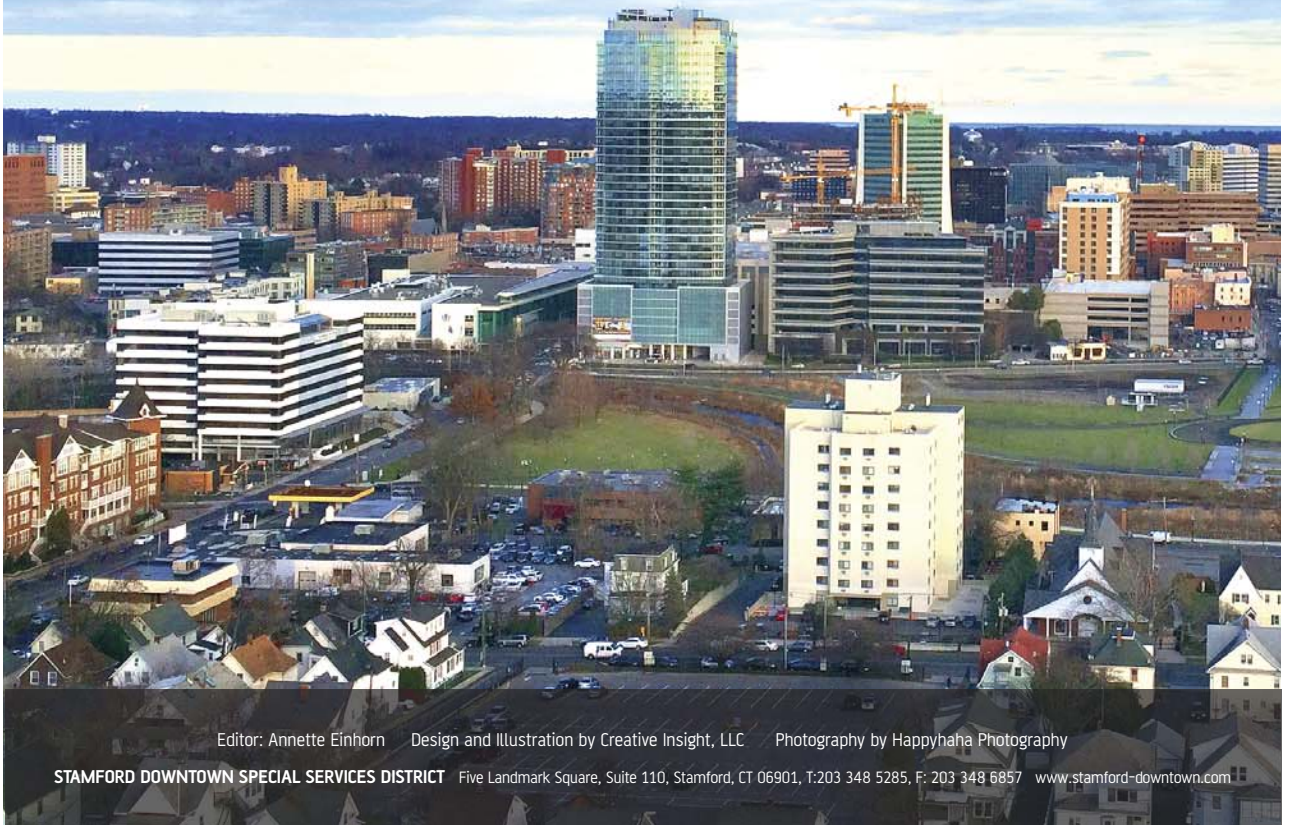
## Mission

The Stamford Downtown Special Services District manages, enhances and promotes the Downtown experience.

## Goals

To attain the Vision the following goals have been set:

- To ensure appropriate economic development in Stamford Downtown through comprehensive strategic urban planning and advocacy
- To continue the trend of residential population growth within the District
- To recruit and retain appropriate retailers
- To improve the quality of the Downtown experience
- To attract people to the Downtown



Editor: Annette Einhorn    Design and Illustration by Creative Insight, LLC    Photography by Happyhaha Photography

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# Looking Forward in Stamford Downtown

**O**ur theme this year, **Looking Forward**, speaks to the Stamford Downtown philosophy—look ahead, plan for the future and build upon the past. As Stamford Downtown continues to be the center of the city’s corporate, retail, residential and cultural life, we at the DSSD applaud what we see as we plan for the years to come. The Downtown bustles with activity and excitement, from its active residential market to the dozens of programs the DSSD delivers, to its restaurants which lure patrons from the region to its strong cultural offerings. Most important, Stamford Downtown looks forward to continuing to have a sound and vital financial base, which is Stamford Downtown’s Grand List.

The compelling 2015 Grand List rests at \$1.6 billion: a growth of 7 percent. This number now accounts for 8.2 percent of the citywide Grand List. The Grand List’s strength is the foundation upon which we build for the future, ensuring the delivery of strong programs which encompass Downtown operations, culture/entertainment and events and support for the retail, residential and office sectors.

## LOOKING FORWARD IN THE RESIDENTIAL SECTOR

The Stamford residential market continues to grow. There are currently 7,138 residential units in the Downtown with 584 units under construction. Summer House with 226 units on Summer Street is beginning its rental process. While leasing remains strong, we’re always concerned about “sector bubbles.” In spite of the housing building boom, developers are still optimistic, with 1322 additional units approved by the Land Use Boards in the last 18 months. The three significant drivers of the strong Downtown residential market are the following: Downtown median income of \$108,000; attraction of millennials (65% of tenants are millennials); and higher education rates (90% with Bachelors or higher degrees). We continue to pay close attention to this sector as it has caused tremendous Downtown economic energy.

## LOOKING FORWARD IN THE RETAIL SECTOR

Ninety-five restaurants call Stamford Downtown their home, with 44 of them having inviting outdoor cafés. Newly opened during this past year are Kashi, Cilantro, Acuario, Barrel House, Cantina Mexicana, Cantina Tequila Bar, the 9th Note, Chez Vous, Noir Stamford and Del Frisco’s Grille. We encourage everyone to take a Downtown stroll any spring, summer or fall evening and enjoy the ambiance of people dining in the inviting outdoor cafés.

## LOOKING FORWARD IN THE OFFICE SECTOR

There are currently 9.8 million sf of office space (Class A and Class B) within the Downtown. The vacancy rate, according to CBRE is 22% percent, which is of great concern to us. However, looking at the proverbially “glass half full,” more than half of the office sector in Fairfield County’s net absorption occurred in Stamford Downtown.

## LOOKING FORWARD IN OPERATIONS

Our strong clean, green and safe programs pour over \$750,000 into the environment to ensure that the Downtown is attractive, secure and clean. 13,000 plants and bulbs were planted this past year and 23 tons of trash were removed. The spring and summer were awash in magnificent hanging baskets of magenta petunias, trailing coleus and stately white sweet alyssum. Our winter lighting program will grow by 10%, and there will be “sound-reactive” decorative lighting on the magnificent oak tree in front of the library. Automatic pedestrian counters are now in place to give us accurate counts regarding how many people come to the Downtown.

## LOOKING FORWARD IN EVENTS AND CULTURE

Stamford Downtown produces 27 events each year, which bring more than 300,000 people to the downtown. These patrons pour \$6,000,000 into the economy and contribute to an engaging and dynamic street ambiance. New event initiatives for the upcoming year will engage the neighborhood essence of Stamford Downtown and draw people to the various Downtown parks.

## LOOKING FORWARD FISCALLY

The District remains on sound financial footing. Property owner assessments accounted for 51% of the DSSD’s revenue for Fiscal 2015/2016 while the amount of money raised through sponsorships and assorted fees accounted for 49%. Based on Operating expenses slightly above \$4M, the return on investment (ROI) for our property owners is significant: for every one-dollar of assessment paid by a property owner, another \$1.92 in Downtown services and programs were returned.



**Sandy Goldstein**  
President  
Stamford Downtown  
Special Services District



**Reyno A. Giallongo, Jr.**  
Chairman  
Stamford Downtown  
Special Services District

*Sandy Goldstein*      *Reyno A. Giallongo Jr.*

**GOAL:** To recruit and retain appropriate retailers



**A**s we look forward to next year, new initiatives are underway such as the Shop Local On-line Boutique which will increase our retailers' exposure to their valuable customers.

**2015/16 Accomplishments:**

**NEW RESIDENT WELCOME PROGRAM** March 2016 marked the completion of the program's first year. Stamford Downtown in partnership with the Stamford Town Center distributed over 1,500 **New Resident Welcome Bags** to 28 residential buildings in the Downtown and South End neighborhoods. The bags featured a welcome letter from our President, Stamford Downtown's marketing collateral and plenty of exclusive offers from the shops and restaurants in the Town Center.

**2016 DEMOGRAPHIC PROFILE** In addition to quarterly updates of Stamford Downtown's **2016 Demographic Profile**, the Retail team developed a comprehensive guide articulating residential development in the Downtown. As buildings become completed, and new projects are

lined up for development, Stamford Downtown will include detailed information about each building's residential demographics, retail availabilities and amenities! This important profile is also available on our website [www.stamford-downtown.com](http://www.stamford-downtown.com)

**DOWNTOWNER EVENTS** The rooftop of **66 Summer Street** and poolside on the 7th story amenities level at **Summer House** (184 Summer Street) provided two unique gathering spots for this year's popular **Downtowner** events. Over 250 people were in attendance to tour the newly opened residential high-rises, while sampling hors d'oeuvres and cocktails from Downtown's newest restaurants. Local business owners were on hand to sponsor door prizes from their Stamford Downtown stores and restaurants.

**FASHION NIGHT OUT** This spring local retailers engaged in a retailer runway event called **Fashion Night Out**, showcasing the spring collections of our Bedford and Atlantic Street merchants. The evening event held at 75 Tresser Boulevard featured live music, cocktails and a Fashion Show. Several of Downtown's finest restaurants joined the festivities to create awareness of their new menus.

**SHOP LOCAL SATURDAYS** A **Shop Local Saturdays** campaign was launched for the month of November with 34 of our Downtown businesses offering special promotions on our website. A different activity designed to heighten program awareness was featured every Saturday in November. These activities included a kick off breakfast at participating stores, a Selfie Day with your favorite merchant, a scavenger hunt around Downtown and a celebration of National Shop Local Saturdays as Black Friday continued. The merchants enjoyed an uptick in pedestrian traffic during an otherwise quiet month, while reminding the public to shop locally during the holiday season.

## 2016/17 Goals:

As Stamford Downtown continues to evolve with new stores and restaurants opening every month, business owners are looking forward and seeking non-traditional ways to market their stores and restaurants. Here's a glimpse of some of the new programs the Retail Team has developed for these Downtown merchants, which should result in an exciting year ahead.

**SHOP LOCAL ON-LINE BOUTIQUE** Local merchants will now have the opportunity to advertise on our website. The Retail team is creating a "**Shop Local On-line Boutique**" featuring one specialty item/product from each of Stamford Downtown retailers, updated quarterly. A link to the merchant's website will also be prominent on this newly created merchant platform.

**SIDEWALK SALES** Specifically requested by our merchants, this pilot project calls for traditional Sidewalk Sales to be held for 3 days in mid-July. Look for great buys beginning Friday, July 15th through Sunday, July 17th.



Outdoor dining in Stamford Downtown

## ARTWALK IN STAMFORD DOWNTOWN

Celebrating its 3rd year, this annual gallery stroll showcased 125-juried artists in Stamford Downtown's art galleries, shops and restaurants. The streets were enlivened with artists' receptions in six galleries. Live music, ballroom dance demonstrations and group sketch classes were enjoyed by all. Pop-up galleries were featured along the **ARTWALK** route such as at the Palace Theatre, which hosted the Stamford Loft Artists Association.

## HOLIDAY SALUTE IN STAMFORD DOWNTOWN

This year marked our 6th annual "Holiday Salute" with 18 Stamford Downtown businesses participating in this store-decorating contest, which helped to transform our Downtown into a Winter Wonderland for the Holiday season. This year, **Lucky's Classic Burger & Malt Shop** was the winner of the \$1,000 cash prize in a professional judging contest by local garden club members.

**STAMFORD TABLES** Membership in **Stamford Tables**, our local restaurant association, remains strong with 44 members. New members this year included Del Frisco's Grille, Cilantro, Chez Vous, Noir Stamford and Kashi. The membership continues to engage in analyzing pertinent restaurant issues which affect their business. Two successful Restaurant Weeks were held during the last two weeks of August and the last week of February through the first week of March, welcoming both new and old patrons. **Restaurant Weeks'** participants were encouraged to return to Downtown businesses in the summer for 10% off at participating Downtown stores and in the winter for a complimentary cocktail or special promotion.

**BROKER OUTREACH** The Retail team will continue to engage the real estate broker community by attending International Council of Shopping Centers (ICSC) annual conventions in New York & Hartford, publishing the bi-annual Downtown Real Estate Update and co-hosting events with professional organizations including the Fairfield Business Council, Real Estate Finance Association (REFA) and the Building Owners and Management Association (BOMA).



Fleet Feet Sports, Stamford; Photo by Trini Leonard

**GOAL:** To ensure appropriate economic development in Stamford Downtown through comprehensive strategic urban planning and advocacy

66 Summer Street

**S**tamford 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.



### 2015/16 Accomplishments:

**UCONN STUDENT HOUSING** Closely monitored the UConn RFP process to develop student housing nearby the Downtown campus. Constructively analyzed an inappropriate proposal and promoted expansion of the search which led to several positive proposals.

**STAMFORD 375** Chaired Mayor's Special Committee to plan and execute a year of special events commemorating Stamford's 375th anniversary.

**NEIGHBORHOOD JOURNAL** Coordinated with Cablevision to orchestrate the production of a Neighborhood Journal editorial piece promoting Stamford Downtown.

**BOARDS AND COMMISSIONS** Stamford Downtown staff sits on the boards of numerous significant public agencies and

corporations including: The Palace, Mill River Collaborative, Ferguson Library, Stamford Chamber of Commerce, Stamford Partnership, Stamford EMS, Avon Theatre, Franklin Street Works and Stamford Police Foundation.

### 2016/17 Goals:

**NEW DEVELOPMENT OVERSIGHT** Continue to monitor emerging development proposals both in the Downtown and in the adjacent neighborhoods through a comprehensive review and analysis process.

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



Development in Stamford Downtown



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

Bob the Builder / UBS Parade Spectacler / Photo by Michael A. Lombardo



**S**tamford Downtown has a strong and focused calendar of events featuring a summer-long outdoor sculpture exhibit, ten outdoor summer concerts, a farmers market, an arts & crafts show, a pre-Thanksgiving Parade Spectacular as well as a star-studded Santa rappel down One Landmark Square, followed by a holiday 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.



Gloria Gaynor at Jazz-Up July

## 2015/16 Accomplishments:

### ART IN PUBLIC PLACES, SCULPTURE EXHIBIT

During summer 2015, Stamford Downtown hosted “Dinosaurs Rule in Stamford Downtown,” an art exhibit that featured 40 fiberglass dinosaurs, each imaginatively painted and enhanced by local/regional artists. The dinosaurs were sold at auction with a portion of proceeds donated to The Stamford Police Foundation and Stamford EMS.

**ALIVE@FIVE** Successfully produced six concerts opening with Michael Franti & Spearhead and closing with Shaggy. We repeated popular crowd favorites Boyz II Men and Sister Hazel and rocked in the rain with Andy Grammer as his song “Honey, I’m Good” went #1 on the charts.

**JAZZ-UP JULY** Produced a successful fifth season of Jazz-Up July including concerts starring Gloria Gaynor, Tito Puente, Jr., Cherry Poppin Daddies and The Commodores.

**SLIDE THE CITY** Partnered with Slide the City to build a 1,000-foot water slide on Prospect Street on July 26. Over 3,500 people participated in this fun summer event which included beer and music in Latham Park.

**ARTS & CRAFTS** The 2015 arts and crafts show was produced in-house by Stamford Downtown for the fourth consecutive year. We reached our goal of securing a mix of high quality and varied types of crafters.

**UBS PARADE SPECTACULAR** The 2015 parade delighted the large crowds with two new balloons, Daniel Tiger and Kung Fu Panda and the Flippenout Extreme Trampoline Show.

Alive@Five Audience



Heights & Lights



Intrusion by Henry McDaniel



**HEIGHTS & LIGHTS** Celebrity rappellers, Brian Cashman, GM of the NY Yankees, Lindsay Berra (granddaughter of Yogi Berra), Duke Castiglione, FOX 5 Sports Anchor and Rick Reichmuth, FOX News Channel’s Meteorologist rappelled on Friday, December 4 with a live broadcast on FOX News Channel which promoted the Sunday, December 6 rappel.

## 2016/17 Goals:

**ART IN PUBLIC PLACES, DOWNTOWN EXPRESSIONS** To produce a sculpture exhibit featuring 43 sculptures on loan to the City of Stamford from renowned artists from around the country

**ALIVE@FIVE** To produce a six week series starring national headliners to be announced mid May. Implement a new Over 21 only policy this year.

**WEDNESDAY NITE LIVE** To rebrand Jazz-Up July to attract a broader demographic.

**BREWS ON BEDFORD** To launch a new craft brew festival in Latham Park on Bedford Street on June 11, featuring 20+ craft breweries, live music, food and games.

**SLIDE THE CITY** Once again the DSSD will partner with Slide the City to bring the 1,000-foot exhilarating water slide to Stamford Downtown on July 17.

**BARK IN THE PARK** During Summer, 2016, look for a fun-filled day for dog owners and dog lovers alike. The day will feature an agility course, demonstrations, pet vendors and more!

CLEAN, SAFE & GREEN >>

**GOAL:** To plan, initiate and manage enhanced operational services, which improve Downtown's physical environment

Spring in Latham Park

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.



Clean Team: Left to right: Vincent Santos, Supervisor: Lestor Milan, Hugo Enriquez



## 2015/16 Accomplishments:

**VETERAN'S PARK INITIATIVE** Administered the Veterans Park Ad Hoc Committee, a public private partnership with the goal of redesigning the park to better serve veterans, downtown residents and visitors. Managed contractual and financial details and consultant/committee sessions.

**OUTDOOR DINING** Represented Downtown interests at sessions with city staff, Board of Reps and Access4All Committee to develop a new ordinance governing Outdoor Dining and Sidewalk Cafés.

**STAMFORD DOWNTOWN DIRECTORY & GUIDE** Secured funding, published and distributed 40,000 Downtown Directories and 35,000 Downtown Guides, each containing listings for 325 Downtown and Town Center businesses.

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

**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.

**PEDESTRIAN AND VEHICULAR TRAFFIC COUNTS** Identified vendor, negotiated contract, scouted locations and arranged for installation of sensors to count pedestrian and vehicular traffic at key locations over a three-year period.

## 2016/17 Goals:

**VETERANS PARK IMPROVEMENTS** Maintain ongoing role managing Veterans Park Ad Hoc Committee's efforts to complete a park renovation plan and then move forward with strategies to fund and implement next phase of project.

**VIDEO SURVEILLANCE** Work with the Department of Public Safety to establish a voluntary network of private video surveillance cameras that can be reliably accessed by Stamford Police when needed.

**SHUTTLE STUDY** Participate on multi-organizational committee to study and improve the public and private shuttles serving the Stamford Transportation Center.

**CITY ORDINANCES** Work with city staff and Board of Reps to establish an ordinance governing the operation of Food Vending Trucks in the Downtown.

**CONSTRUCTION REMEDIATION** Develop and implement appropriate public and stakeholder notification plans to minimize business and traffic disruption during Downtown projects planned by the state, city or private developers.

**DOWNTOWN LIGHTING** Add interactive, sound-reactive lighting feature to holiday and year-round lighting tableau.



Ambassadors: Left to right: Briam Leahy, Migdalia Rivera, Supervisor: Robert Cornell, Denise Gonzales, Garry Walker

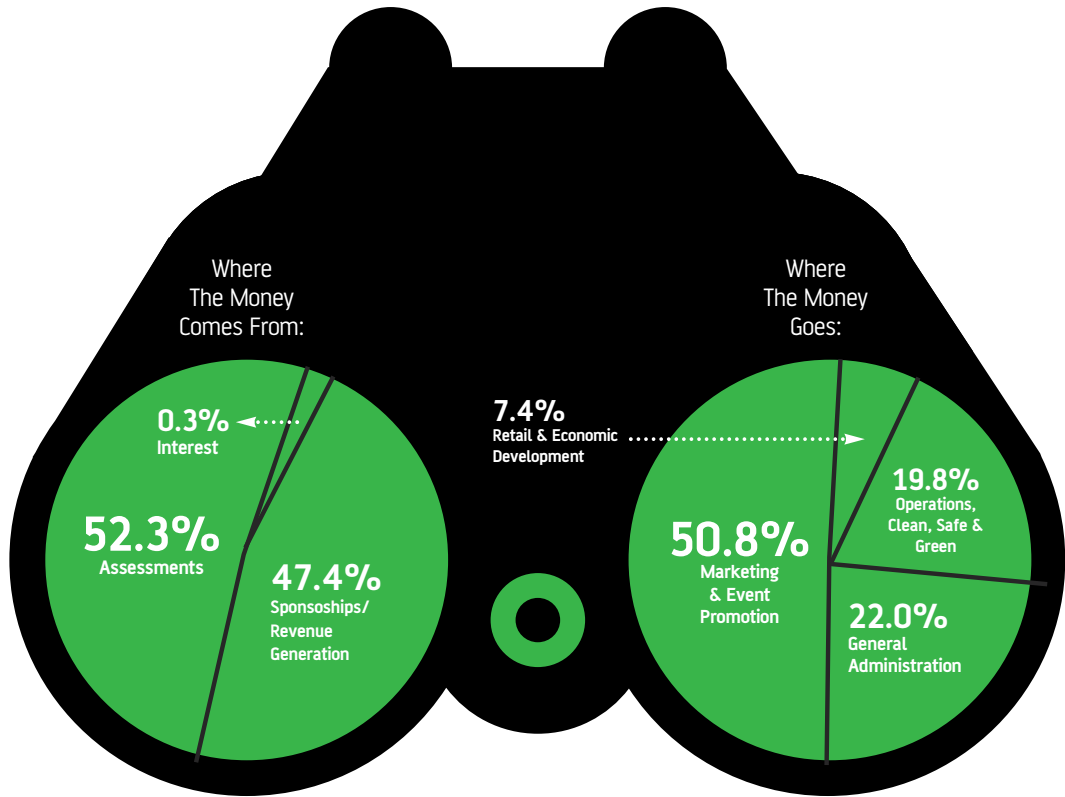
The DSSD is funded primarily by 130 commercial and 308 residential property owners who pay an annual fee to the District based on their property assessments. The formula was adopted in 1992 when the District was incorporated and subsequently amended in 1998 to reflect the impact of re-evaluation. In addition to assessments, a 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.



In Fiscal 2015/16, the DSSD's strong sponsorship and revenue-generating programs provided the following ratio: for every \$1 of assessment paid by a property owner, **\$1.92** was returned in services and programs.

**Top 5** property owners pay **44%** of total assessment income averaging **\$198,907** each  
**Top 10** property owners pay **67%** of total assessment income averaging **\$151,842** each

Smallest Annual Assessment **\$239**  
 Largest Annual Assessment **\$299,791**  
 Typical Office complex **\$78,907**

Typical High Rise Office building **\$39,609**  
 Typical Bedford Street building **\$1,634**  
 Typical Main Street building **\$1,713**

Typical High Rise Residential **\$56,407**  
 Typical High Rise Condo **\$642**  
 Typical Department Store **\$12,513**

## FUNDING & SUPPORT >>

**Many District property owners voluntarily supported our 2015-2016 initiatives through donations and in-kind sponsorships, which are in addition to their tax assessment:**

Atlantic Associates  
Avon Theatre Film Center  
Bildner Capital Corp.  
Emmett & Glander, Attorneys at Law  
F.D. Rich Company  
First County Bank  
Forstone Capital  
Gibraltar Management Co., Inc.  
Hoffman Investment Partners  
Kaufman Organization  
MarLo Associates  
Purdue Pharma L.P.  
Reckson, A Division of SL Green  
RMS Companies, LLC  
RTA International, Inc.  
Silver Golub & Teitell LLP  
Stamford Town Center  
Steven Wise Associates, LLC  
Trinity Financial  
UBS  
United Realty, Inc.  
Waterton Residential

**The following non-profit organizations support District initiatives through monetary or in-kind partnerships:**

Fairfield County Foundation  
The Ferguson Library  
First Congregational Church  
Franklin Street Works  
The Loft Artists  
Mill River Collaborative  
The Palace  
Shippan Point Garden Club  
Stamford Art Association  
Stamford Emergency Medical Services  
Stamford Garden Club  
Stamford Museum & Nature Center  
Stamford Volunteer Fire Departments  
Stamford Youth Foundation  
Unitarian Universalist Congregation

**Many thanks to the generosity of our Downtown restaurant and nightclub owners, whose donations, participation & gift certificates make numerous patrons very happy:**

Acuario Restaurant  
Aria Restaurant  
Barcelona Restaurant & Wine Bar  
Bar BQ Stamford  
Bar Rosso  
Bobby Valentine's Sports Gallery Café  
Brother Jimmy's BBQ  
Cantina Southwest Grill  
The Capital Grille  
Capriccio Café  
Cask Republic  
Cilantro Restaurant & Latin Fashion  
Cotto Bistro & Wine Bar  
Columbus Park Trattoria  
Curley's Diner  
Del Frisco's Grille  
EOS Greek Cuisine  
Fairfield Pizza  
The Fez  
Fin II Japanese Restaurant  
F.I.S.H.  
Franklin Street Works Café  
Garden Catering  
Gastro Bar  
Hudson Grille  
Kashi  
Kona Grill  
Kotobuki Japanese Restaurant  
Lorca  
Lucky's Classic Burger & Malt Shop  
McFadden's Restaurant & Saloon  
napa & co  
Noir Stamford  
The Original Pappa's Pizza  
Quattro Pazzi  
Remo's Brick Oven Pizza Company  
Sam's American Bistro at Stamford Marriott  
Tengda Asian Bistro  
Tiernan's Bar & Restaurant  
Volta Gelateria Creperia  
ZAZA Italian Gastrobar

**The District thanks a talented group of volunteers led by Marion Glowka, for invaluable assistance in designing, planting and maintaining our beautiful downtown gardens:**

Michelle Alexander  
Nolini Barretto  
Stephne Behrand  
JoAnn Benson  
Christin Chamberlain  
Anne Cheng  
Lisa Coggins  
Myra Davis  
Susanne deMilt

Judy DeRose  
Kim Dickinson  
Lenore DiPalma  
Peggy Erlenkotter  
Paula Eytel  
Dianne Farley  
Libby Fatum  
Jeanne Hersh  
Pat Langley  
Sharon Larsen  
Barbara Miller  
Jill Riith  
Betty Roberts  
Jim Sabia  
Julia Supple  
Re Telep  
Jane Waugh  
Diane White

**The District thanks a dedicated group of volunteers, the Friends of Downtown, who annually raisemoney for art in public spaces:**

Joan Fields, Chairperson  
Karen Denker  
Lynne Fife  
Ginny Fox  
Linda Hampton  
Eileen Heckerling  
Elayne Jassey  
Harriette Ketover  
Nancy Kucera  
Alice Lyons  
Gail Malloy  
Rise Mattler  
Lori Mercede  
Kathy O'Neil  
Maddy Shapiro  
Karen Sheftell  
Jami Sherwood  
Claudia Silver  
Camille Tomasello  
Barbara Zichichi

### SPECIAL THANKS:

Special thanks to Mayor David Martin 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.

**A heartfelt thank you to our many event volunteers for Alive@Five, Wednesday Nite Live, UBS Parade Spectacular and Heights & Lights.**

**Numerous corporations and individuals, both inside and outside the District, support our work 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:**

William Ackley  
Agora Spa at the Stamford Marriott  
AlliedBarton Security Services  
Anheuser-Busch  
The Ashforth Company  
Bank of America  
Bartlett Tree Experts  
Joshua Benson  
Mike Berkoff  
Lindsay Berra  
BevMax  
Bob Callahan Design  
Captain Susan Bretthauer  
The Campus and 1937 West Main  
Carmody Torrance Sandak & Hennessey LLP  
Brian Cashman  
Duke Castiglione, FOX 5  
Orazio Cirelli  
Tom Chukas  
Dan Colleluori  
Conair Corporation  
Connecticut Office of Tourism  
Valerie Cooper  
Bob Cornell  
County TV & Appliance of Stamford  
Crowne Plaza Stamford  
Crystal Rock  
CT Transit  
Ron D'Amico  
The Davenport  
Sgt. Ryan Devanney  
Dichello Distributors  
DiMare Pastry Shop  
Donate Life Connecticut & New England Organ Bank  
Eastern Land Management  
Empire State Realty Trust  
Charles Fazzino  
Frank Fedele

Continued on next page

## FUNDING & SUPPORT >>

Continued from previous page

Chief Jon Fontneau  
95.9 THE FOX and STAR 99.9  
Frank Mercede & Sons  
Michael Friedman  
Frontier Communications  
Greg Gagner  
Jon Gallup  
GB Parking  
GE Asset Management  
Bill Gerardi  
Grade A ShopRite & Cingari Family  
Granite Stamford Executive  
Center Holdings, LLC  
Happyhaha Photography  
Harbor Point Trolley  
Eileen Heckerling  
Hey Stamford!  
Hotel Zero Degrees  
Doug Hoyt  
Eden Huang  
Indeed  
The Insurance Exchange,  
A Division of Cross Insurance  
Michael Jacopino

Ted Jankowski  
Alan Kalter  
Kunjan Collective  
The Landis Group  
Livesay/Balzano Group of  
Morgan Stanley  
Locust Performing Arts Center  
Long Ridge School  
Make-A-Wish Connecticut &  
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Dave McDonald  
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Barbara Occhino  
Tony Olive  
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People's United Bank  
Mark Pesiri  
Pitney Bowes Inc.  
Point72 Asset Management  
Bill Price  
Printech  
Rick Reichmuth, FOX News  
Channel  
Chief Trevor Roach  
Royce Foundation  
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Spiked Seltzer  
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Serpe Brothers  
Sheraton Stamford Downtown  
Jami Sherwood  
Shipman & Goodwin LLP  
Signature Group  
Paul Smith  
Asst. Fire Marshal Robert Sollitto  
Spinnaker Real Estate Group  
Steve Soyland  
Chief Charles E. Spalding

The Stamford Advocate  
Stamford Hospital  
Stamford Marriott Hotel & Spa  
Stamford Public Schools  
Stamford Traffic & Operations Dept.  
Summer High LLC  
Jason Teitelbaum  
University of Connecticut  
Brian VanOrsdel  
Viny Vetrini  
A. Vittti Construction  
WEBE 108  
Jim West  
The Whittingham Family  
Pat Williams  
Woodloch Resort  
Asst. Chief Thomas Wuennemann  
Vincent Yade  
Zipcar

**NOTE OF APPRECIATION:**  
**Thank you Governor Dannel Malloy**  
**for continued support of Stamford**  
**Downtown programs.**

## STAMFORD DOWNTOWN STAFF >>

**Sandy Goldstein**, President  
**John Ruotolo**, Vice President, Operations  
**Lynne Colatrella**, Vice President, Events & Marketing  
**Jacqueline R. Wetenhall**, Vice President, Retail Development  
**Annette Einhorn**, Director, Events & Marketing  
**Maryann Rockwood**, Executive Administrator  
**Marion Glowka**, Streetscape Coordinator  
**Cheryl Vukelic**, Project Manager, Operations  
**Kate Cook**, Manager, Events & Marketing  
**Daniel Raymer**, Manager, Retail & Operations



**STAMFORD DOWNTOWN STAFF: Front row from left to right:** Annette Einhorn, Lynne Colatrella, Sandy Goldstein, John Ruotolo, Jacqueline R. Wetenhall  
**Back row from left to right:** Daniel Raymer, Kate Cook, Cheryl Vukelic, Marion Glowka, Maryann Rockwood

## FRIENDS OF STAMFORD DOWNTOWN >>



**Front row left to right:** Alice Lyons, Camille Tomasello, Joan Fields, Sandy Goldstein, Harriette Ketover, Karen Sheftell, Maddy Shapiro  
**Back row left to right:** Nancy Kucera, Lynne Fife, Barbara Zichichi, Jami Sherwood, Claudia Silver, Elayne Jassey, Linda Hampton, Karen Denker, Lori Mercede  
**Missing from Photograph:** Ginny Fox, Eileen Heckerling, Gail Malloy, Rise Mattler, Kathy O'Neill

## BOARD OF COMMISSIONERS >>



**STAMFORD DOWNTOWN BOARD OF COMMISSIONERS:** Front row from left to right: Marjan Murray, Michael D. Larobina, Greg Caggainello, Reyno A. Giallongo, Jr., Sandy Goldstein, Norman Lotstein, Gregory Lodato, Sharon White, Frank J. Mercede. Back row from left to right: Mayor David R. Martin, Courtney A. Nelthropp, Michael Pollard, Robert Karp, Robert H. Kahn, Andrew Livesay, Randall M. Skigen, Jackie Lightfield, Thomas Madden, George Boyce, Todd M. Kosakowski, Brett Wilderman, Carl Bildner. Missing from photograph: Fernando Luis Alvarez, Ronald Antonucci, Norman Cole, Jack Conclin, Mgr. Stephen DiGiovanni, Paul Dillane, Stephen J. Hoffman, Russ Hollander, Dr. Tommie Jackson, Diana Lenkowsky, Sol A. Levitin, Michael Marchetti, Robert Musumeci, Mary Schaffer, Sharon White, Randall M. Salvatore, Tracie Wilson, Steven Wise

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