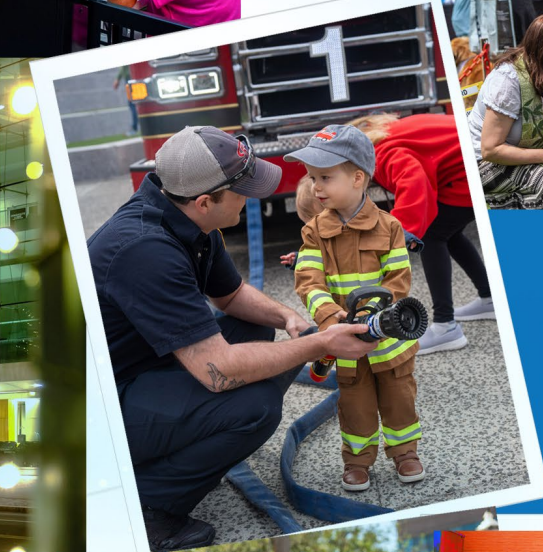


STAMFORD DOWNTOWN



WHERE WE CONNECT!



2024-2025 Annual Report



STAMFORD-DOWNTOWN.COM

STAMFORD DOWNTOWN

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 meet the needs of our constituents by efficiently and effectively managing the operations of the Special Services District
- To protect and enhance the value of Downtown properties and businesses by informing municipal, state, and federal policies
- To continue Stamford Downtown's growth into a mixed-use and vibrant neighborhood through branding, marketing, supporting smart development, and activating street level spaces
- To achieve the highest quality public urban spaces with ongoing maintenance and targeted infrastructure enhancements
- To produce dynamic events to draw visitors to Downtown and enhance the resident, worker, and student experience

Editor: Annette Einhorn

Design & Illustration: Creative Insight, LLC

Photography: Happyhaha Photography & PJ Kennedy, Hey Stamford!
Cover photos were taken at Stamford Downtown events and initiatives in 2024/2025.

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WELCOME

Although Stamford Downtown and the nation have moved past the immediate threat of COVID-19, its long-term effects—along with the rapid expansion of social media—continue to shape society. Remote work and reduced office occupancy have transformed daily routines, while food delivery and digital interactions have altered social and economic dynamics. Many of these shifts are now ingrained in urban life, resulting in reduced in-person lunch-hour dining, changes to the workplace environment, and fewer spontaneous social interactions.

To counter these trends, Stamford Downtown is focusing on revitalizing public spaces to foster human connection, enhance economic vibrancy, and adapt to evolving needs. Key initiatives include:

- Designing and activating iconic public spaces that encourage community engagement and economic activity.
- Continuing our partnership with the City of Stamford to implement Complete Streets and Vision Zero initiatives, making streets safer and more accessible for pedestrians and cyclists.
- Promoting cultural destinations such as the Ferguson Library, Mill River Park, The Palace Theatre, the Avon Theatre, Stamford Studios, and Stamford Town Center.
- Creating programs to burnish our nighttime economy and support daytime dining, both of which have been altered by COVID-19.
- Supporting the continued growth of UConn Stamford, which draws students seeking high-quality academic programs and benefits from proximity to New York City.

A Time of Transition

When first established, Stamford Downtown focused on creating entertainment-driven programs to retain the daytime workforce beyond business hours. The Alive At Five Concert Series became a signature event, catalyzing the district's rise as a regional hub for nightlife. However, in Fall 2024, Stamford Downtown made the difficult decision to discontinue the series—not due to lack of success, but to better align with the area's evolving urban dynamics.

Over the past decade, Stamford Downtown has experienced a shift from a corporate-dominated landscape to one driven by residential and hospitality growth.

Key data highlights this transformation:

- From 2021-2024, over 1,500 residential units were built, with an additional 1,300 units approved.
- The population of Stamford Downtown and its surrounding neighborhoods now exceeds 56,000—a 41% increase since 2000.
- Downtown is home to 110 bars and restaurants.
- Stamford Downtown attracts over 1.3 million visitors annually, supported by 1,245 hotel rooms, with 340 more planned, as corporate travel continues to drive economic growth.
- UConn Stamford enrollment has grown to 2,500 undergraduates, with plans to double in the coming years.

The Role of Public Space

The evolution of Downtown underscores the importance of investing in public spaces to strengthen social connectivity and urban vibrancy. The Project for Public Spaces (PPS) recently reported that social isolation poses serious health risks. Additionally, journalist Diana Lind warns of a "Human Doom Loop," in which declining use of shared public spaces leads to increased reliance on virtual interactions, further driving people indoors and away from real-world social engagement.

Stamford Downtown is committed to reversing these trends by improving public spaces, fostering community interaction, and enhancing the urban experience. Through placemaking, pedestrian-friendly infrastructure, and cultural investments, Stamford Downtown aims to create an inclusive, dynamic environment that serves as a national model for thriving city centers.

We embrace this challenge and look forward to a future where Stamford Downtown continues to set the standard for vibrant, connected urban life.



Michael Moore
President
Stamford Downtown
Special Services District

Michael Moore



Greg Caggainello
Chair
Stamford Downtown
Special Services District

Greg Caggainello

POLICY + PLANNING

GOAL:

To protect and enhance the value of Downtown properties and businesses by informing municipal, state, and federal policies



Rendering 300 Main Street

Stamford Downtown continues to serve as the leading advocate for, and takes an active role in shaping, policies at the local and state level that support Downtown as the undisputed focus for high-density residential, destination retail and office growth. Stamford Downtown endeavors to position our District as an enviable location for the region's highly skilled workforce to live, work, and play. The organization promotes and drives public policies that support appropriate urban development.

2024-2025 ACCOMPLISHMENTS

Commitment to Complete Streets & Vision Zero

Stamford Downtown is committed to fostering a pedestrian-friendly, multi-modal center city and actively participates in Stamford's Vision Zero Taskforce, aimed at eliminating pedestrian fatalities by 2032. Several high-priority intersections Downtown have been identified for safety improvements, including:

- Washington & Broad Street Left Turn Calming
- Broad & Summer Street Left Turn Calming
- Atlantic & Broad Street Left Turn Calming

Additionally, Stamford Downtown has played a key role in advancing Complete Streets projects that promote safe, accessible roadways for all users. Recent upgrades along Lower Summer Street (between Broad and Main Streets) included a road-diet by narrowing the car travel lane, wider sidewalks, improved lighting, and green infrastructure.

Three more Complete Street projects are in final design stages:

- Atlantic Street (Broad Street to Tresser Blvd.)
- Broad Street (Atlantic Street to Gay Street)
- Bedford Street (Bedford, Prospect & Forest Streets intersection)

The Bedford/Forest Corridor project, set to begin by the City of Stamford in Summer 2025, will convert a parking area into a public plaza with permanent seating, dining, and landscaping. Stamford Downtown will work to minimize construction impact on businesses and manage the open space upon completion.

Advocacy for Key Redevelopment Projects

Stamford Downtown has championed major redevelopment efforts that enhance the district's residential and hospitality offerings, including:

- **280** apartments at the former Burlington Coat site (RMS Companies)
- **198-unit** mixed-use development at 128 Broad St. (F. D. Rich)
- Conversion of the historic Valeur Building, built in 1926, into **41** apartments (JBM Realty)
- **99-key** extended-stay hotel at 0 West Park Place (Wellbuilt Companies)
- Luxury boutique hotel at the historic Union Trust Building at 300 Main Street (F. D. Rich)

Boards, Commissions, and Committees

The Stamford Downtown team actively engages in the governance of partner organizations, showcasing its impact while strengthening these partners' capacity and success—ultimately contributing to Stamford's overall growth.

These partner organizations include, but are not limited to the Avon Theatre, Ferguson Library, Mill River Park Collaborative, Opening Doors Fairfield County, Palace Theatre, Stamford Arts and Culture Commission, Stamford Chamber of Commerce, Stamford Museum and Nature Center, Stamford Partnership, Stamford Community Parks Collaborative, Stamford Veterans Park Partnership and the Western CT Tourism District.

Mapping and Data Analytics

Stamford Downtown leverages mapping and data analytics to study post-COVID visitation trends, office occupancy, and retail performance, informing strategic initiatives and public policy decisions.

2025-2026 PRIORITIES & PLANNED INITIATIVES

Stamford Citywide Ten-Year Comprehensive Plan

The City of Stamford has engaged Sasaki, a multidisciplinary firm specializing in architecture, planning, landscape, and design, to lead the participatory process and data analysis for developing the city's new ten-year comprehensive master plan. Stamford Downtown will actively advocate to maintain Downtown as Stamford's hub for high-density residential and office development, as well as the premier local and regional destination for dining, entertainment, and hotel accommodations.

Bedford Street Curb Management Plan

Bedford Street, the geographic heart of Downtown, faces increased strain from rising outdoor dining demand and food delivery services. To address limited space between Broad and Walton Place, Stamford Downtown is collaborating with the City's Transportation, Traffic and Parking Bureau on plans to improve parking management. These efforts will introduce short-, mid-, and long-term strategies for better parking and delivery vehicle coordination.

Business Continuity Marketing Program

The City of Stamford and Stamford Downtown anticipate two major projects along Broad Street: reconstructing intersections at Bedford, Forest, and Prospect Streets and converting the Bedford-Forest parking area into a landscaped dining space. These initiatives will transform the Broad and Bedford Street corridors. To ensure smooth implementation, Stamford Downtown is exploring AI-based tools to highlight project benefits while mitigating disruptions for commercial tenants.



Rendering 0 West Park Place

Stamford Downtown Profile

56,206 People Live Within a
1 Mile Radius of Downtown

110 Restaurants & Clubs

\$108,108 Average Household Income (1 Mile Radius)

53,479 Daytime Employees (1 Mile Radius)

2,321 District/Greater Downtown
Hotel Rooms

2,780+ UConn Stamford Population
(Undergrad/Grad Students)

6,006 Businesses (1 Mile Radius)

35 Average Age

10,859 District/Greater Downtown
5,705 (District Only)
Residential Units, Apartments & Condos

51% Of the Population (1 Mile Radius) Have Bachelor's
Degree Or Higher (CT State Average is 42%)

2,174 District/Greater Downtown
1,365 (District Only)
Planned Residential Units

In 2024, Stamford Downtown District had 10.9 million
visits from 1.3 million unique visitors. All 50 states
are represented in 2024 visitation

Sources: Costar.com, UConn Stamford, City of Stamford, Placer.ai, and U.S. Census Bureau

GOAL:
To continue Stamford Downtown's growth into a mixed-use vibrant neighborhood through branding, marketing, supporting smart development and activating street level retail spaces.



Future 5 moves to Landmark 4

2024-2025 ACCOMPLISHMENTS

Stamford Downtown saw numerous business milestones this year, from Wolfe's Cleaners' 70th anniversary to Future 5's move to 4 Landmark Square. Twelve new businesses opened, offering flowers, wine, yoga, and music lessons. The restaurant scene expanded with The Americano, BarVera, Mr. Falafel, Green & Tonic, Masa Taco Bar, and Verde Galerie. Stamford Downtown now boasts over 110 restaurants and bars, with 50 participating in the StrEATeries outdoor dining program. Summer months will see patios filled with flowers, patrons, and live music from the Street Beats program.

Stamford Downtown continues to grow, with 53,479 office workers and 56,206 residents within a mile. The UConn Stamford campus has expanded to 2,500 undergraduates, acquiring 1201 Washington Boulevard for student housing. Retail remains strong, with occupancy over 90%. The Smyth welcomed Top Pot (a Korean BBQ restaurant), while both Rumble Boxing and Golf Lounge 18 will soon open at Atlantic Station. Lovesac's relocation to the former Post Office will further activate the Atlantic Street corridor.

New Businesses 2024/25

RESTAURANTS

- The Americano

BarVera

Green & Tonic

Mr. Falafel
- Masa Taco Bar

Nan Xiang Soup

Dumplings

Top Pot

RETAIL/SERVICES

- Future 5

Giuliano's School of Music

Mage Barbershop

Sala Tree Yoga

The Wine Shop

Verde Galerie

Marketing and Promotion

Stamford Downtown attracted 1.3 million visitors, mainly from Norwalk, Greenwich, and Darien. A 2024 edition of The Guide was published, listing 250 businesses. With over 10,000 subscribers, Stamford Downtown's monthly e-newsletter continues to be a key platform for announcing new business openings and upcoming events. The Stamford Downtown Card and UConn student discount program continue to grow, with 48 businesses participating. The Paint the Town Pink campaign partnered with Stamford Hospital Foundation for Breast Cancer Awareness Month. The 14th annual Deck the Downtown contest awarded The Americano and Bar Rosso for festive storefronts, supporting spring façade improvements.

Supporting Businesses Affected by Fire

Stamford Downtown collaborated closely with the six businesses impacted by the Bedford Street fire, connecting them with essential resources from the Department of Labor and the Community Economic Development Fund. As part of the relief effort, our website featured links to their GoFundMe pages to support their recovery. We remain committed to finding new ways to assist these businesses in rebuilding and strengthening Bedford Street for the future.

Storefront Conditions

A zoning enforcement tour addressed signage violations, leading to a compliance plan. A flyer was distributed by the City to businesses to align with city codes for exterior storefront and window signage.

Hotel Working Group

Stamford Downtown formed a working group with Downtown hotel General Managers and Sales Directors to enhance the Downtown experience for corporate travelers and weekend visitors. We sponsored vibrant lobby banners with a QR code linking to local dining, shopping, services, and events. The new Hotel Guest Pass Program offers hotel guests 10% off at more than 50 Downtown businesses, encouraging local shopping and dining. Additionally, a quarterly Economic Brief keeps hotel leadership updated on new projects and business openings.



Pacific House / Winter Restaurant Week's Initiative

Restaurant Initiatives

Quarterly meetings with district restaurants help inform support strategies. Summer and Winter Restaurant Weeks featured record participation, with Summer Restaurant Weeks integrating local artists and Winter Restaurant Weeks partnering with Food Rescue US to support Pacific House Men's Shelter.

The Lunch Hour program, piloted in Columbus Park, expanded across Stamford Downtown, featuring 29 restaurants offering express lunch menus priced at \$20 or less. This six-week initiative, running from October to mid-November, catered to office and remote workers seeking efficient dining experiences.



Wolfe's Cleaners Celebrates 70 Years!

2025-2026 PRIORITIES & PLANNED INITIATIVES

Economic Development Forum

Stamford Downtown will host an Economic Development seminar to update district businesses on four major projects breaking ground within 24 months. These include F. D. Rich's 198 unit residential development at 128 Broad Street, RMS's redevelopment of the Burlington Coat Factory site into 280 apartments, F. D. Rich's conversion of 300 Main Street into a 149 room Hilton Curio hotel, and Wellbuilt's 99-room extended-stay hotel at 0 West Park Place. Attendees will gain firsthand insights from developers while previewing the projects.

Restaurant Working Group

The group will explore hosting World Cup watch parties and launching a valet parking pilot in Columbus Park. It will also test a spring/summer Lunch Hour promotion in coordination with StrEATeries.

Shop Local Marketing Program

This initiative will engage businesses in a spring promotion timed for Mother's and Father's Day to encourage local shopping and dining.

Cutting Through the Red Tape

The step-by-step guide for opening a business Downtown will be updated. Officials will be interviewed to identify common permitting errors, and new metrics will be established to track business openings.

Residential Manager Engagement

A quarterly Stamford Downtown Economic Brief will be created to keep residential building managers informed about new businesses and developments, with a focus on both Downtown and Harbor Point properties.

Retail Study

Stamford Downtown is working closely with the City's retail consultant to create a 2025 Retail Study which will design a long-term strategy to strengthen critical retail along the Downtown corridors.



BarVera Grand Opening

GOAL:
To Improve the Quality of the Downtown Experience



Stamford Downtown Latham Park / Hanging Baskets

2024-2025 ACCOMPLISHMENTS

Stamford Downtown is committed to fostering an attractive, well-managed environment that welcomes residents, visitors, workers, and students. To achieve this Vision, Stamford Downtown deploys a multi-pronged strategy that includes Ambassador and Environmental Maintenance Teams, public realm beautification, winter and holiday lighting, and winter storm response.

Ambassador and Environmental Maintenance

Stamford Downtown's Environmental Maintenance and Hospitality Ambassador Programs remain central to maintaining the public realm.

The Environmental Maintenance Team provides daily sidewalk, open-space, and curbside litter removal, graffiti removal, and power washing. They also complete special projects like painting planters, light post bases, trash receptacles, and fire hydrants while deploying power washing equipment and a Gum Buster for sidewalk upkeep.

During snow events of two inches or more, the Snow Removal and Winter Storm Response Program clears 38,000 linear feet of sidewalks, 150 curb cuts, bus shelters, and fire hydrants in collaboration with Stamford Downtown's vendor.

Hospitality Ambassadors conduct daily pedestrian patrols, liaise with businesses, serve as eyes on the street for the police, and work with social service providers.

Stamford Downtown also attempts to connect individuals facing homelessness, food insecurity, mental health challenges, and addiction with housing and mental health services. Stamford Downtown has expanded this initiative to include youth engagement through a partnership with DOMUS, a nonprofit providing constructive activities and conflict de-escalation. Additionally, Stamford Downtown retains Pacific House to support homeless individuals and joined the Coordinating Council of Open Doors of Fairfield County, working with organizations that provide mental health care, job and housing placement, and emergency shelter.

Public Realm Beautification Program

The 2024-2025 Public Realm Beautification Program now includes:

- 20 landscaped areas, including gardens in five parks (Latham, Kiwanis, Columbus, Heritage, and St. Johns)
- 60+ planters along pedestrian corridors
- 200+ hanging baskets
- 3 pollinator gardens in partnership with Stamford Pollinator Pathway

Stamford Downtown supplemented the City of Stamford's Complete Streets Project along Lower Summer Street (between Broad and Main Streets) by installing planter partitions that add a landscaping element to the street while ensuring the safety of pedestrian and open-air diners by delineating the street from the sidewalk. The organization also expanded its lighting, banner, and green infrastructure programming along the street. Stamford Downtown now manages two bioswales within the district. The organization joins the City of Stamford in its vision for transforming the city center's roadways into multi-modal hubs for dining and communal activity. Stamford Downtown manages planting, watering, fertilization, disease prevention, and maintenance within these gardens, planters and hanging baskets.

Stamford Downtown's Holiday and Winter Lighting Program continues to grow as a defining feature of the winter season. Stamford Downtown oversaw the installation of festive lighting on: the great Oaks at Columbus Park and in front of the Ferguson Library; on dozens of street trees throughout Columbus Park; the northern portion of Atlantic Street; Bedford Street, and in Latham Park. Notably, the Columbus Park tree alone is adorned with over 53,000 multi-colored lights, creating a vibrant seasonal display.

In Fall 2024, lighting was expanded to Broad Street near UConn Stamford and Target to better illuminate this gateway between the West Side and Downtown. Additional lighting was installed on the North State Street trestle near 707 Washington Boulevard to enhance pedestrian safety near the train station. Additionally, Stamford Downtown installed festoon lighting along Clark Street to illuminate a key gateway leading to the Bell Street Garage and to increase the visibility of this undervalued piece of Downtown's public realm.

Urban Forestry and Green Infrastructure

Stamford Downtown remains dedicated to maintaining Downtown's tree canopy. In 2023, in partnership with the City of Stamford, it began implementing recommendations from a recent tree bed and canopy analysis. In Fall 2024, a developer payment, per the City's Street Tree Manual, funded the restoration of eight tree beds along Tresser Boulevard near Stamford Studios, where dead trees had impacted the Tresser Boulevard and Atlantic Street intersection. The project merged five of the beds into one, planting new trees, while the others were converted into planting areas.

Stamford Downtown also plays an active role in the City of Stamford-led Urban Forestry Working Group, which is implementing a \$1 million USDA grant to develop a city-wide tree inventory, install new trees, and train a Green Economy workforce based on the Downtown model.

2025-2026 PRIORITIES & PLANNED INITIATIVES

Main Street Corridor Improvements

Stamford Downtown has contracted Stantec to study the removal of all or part of the Atlantic Street vehicular ramp leading to the Stamford Town Center Garage. This project, funded by a \$5.6 million state grant, aims to unlock development opportunities and enhance connectivity between Veterans Memorial Park and Stamford Town Center. Conceptual planning is expected to conclude this fiscal year.



Stamford Downtown Ambassadors

Stamford Downtown Ambassadors From Left to Right: Lester Milian, Edward Sanchez, Donti Pharr, Brandon Sanders, Peter Yoon, Patsy Fabricatore Jr., Myron Lomax, Harold Hasell Jr., Missing from Photo: Edward Jeune

Bedford Street Surface Lot Reconfiguration

F. D. Rich will soon begin construction on a 198-unit mixed-use development on Broad Street, requiring the reconfiguration of surface parking along Bedford, Forest, and Broad Streets. Stamford Downtown will collaborate with the City of Stamford on a public information initiative to keep Bedford Street corridor stakeholders informed about construction progress and business access. Additionally, Stamford Downtown will promote the Bedford Street parking garage to help mitigate parking constraints.

Bedford, Forest & Prospect Intersection Redesign

Stamford Downtown and the City of Stamford are redesigning the parking area at the intersection of Bedford and Forest Streets to convert the current use into a permanent plaza featuring outdoor dining, a pedestrian walkway, and landscaping. This will coincide with pedestrian safety improvements at Forest and Prospect Streets, with construction set to begin in mid-to-late Summer 2025.

Public Safety & Social Service Outreach Expansion

Welcome Centers will open at the former Palace Theatre police substation and in a retail site at 707 Washington Boulevard. These centers will increase visibility for Stamford Downtown's Hospitality and Outreach Ambassadors while providing visitor information and extending their presence later into the evening to support the night-time economy.



Soofa Digital Kiosks

Wayfinding Enhancements

In late winter 2025, Stamford Downtown partnered with Soofa, a Boston-based manufacturer of Smart City products, to install five interactive, solar-powered wayfinding signs at key locations: Heritage and Kiwanis Parks, Greyrock Place near Stamford Urby, Ferguson Library at Bedford and Broad, and 677 Washington Boulevard by the Stamford Train Station. This pilot project aims to establish a comprehensive wayfinding program. Stamford Downtown and the City of Stamford have also applied for municipal capital funding to implement the 2018 Wayfinding Plan for the Stamford Innovation District.

Tactical Urbanism Expansion

Plans are underway to expand street furniture offerings, building on the success of bistro tables and chairs at Latham Park. Stamford Downtown aims to introduce similar seating areas at Veterans Memorial Park and Columbus Park to encourage public interaction.

Public Realm Enhancement Plan

In 2021, Stamford Downtown hired Stantec to inventory and prioritize public spaces, aiming to elevate ten locations from good to excellent and establish them as community landmarks. The first project focused on Kiwanis Park, while the second is transforming the Bedford and Forest Streets parking area into a dining and landscaped space. A third project, set for 2025, is in development and will include public art, such as large-scale murals.

EVENTS + MARKETING

GOAL:

To produce dynamic events to draw visitors to Downtown and enhance the resident, worker, and student experience.



Lower Summer Street Block Party

Stamford Downtown has a strong and focused calendar of events, featuring an outdoor sculpture exhibit, outdoor music, a farmers market, arts and crafts shows, a playday for dogs and their owners, a pre-Thanksgiving Parade Spectacular, and a star-studded Santa rappel down Landmark Square followed by a holiday tree lighting. These events draw renowned artists, musicians, and sponsors while successfully attracting hundreds of thousands of people to Downtown each year.

2024-2025 ACCOMPLISHMENTS

Enlivening Spaces Through Art And Music

Alive At Five sold 7,270 tickets in the 2024 concert season, featuring performances by Sublime with Rome, Lil' Kim, and Wyclef Jean. In December, Stamford Downtown announced that the beloved concert series, a cornerstone of the city's summer entertainment scene since 1997, will not return in 2025 as the organization implements public realm activations tailored to the growing Downtown residential community.

During Summer 2024, Stamford Downtown hosted an outdoor art exhibit titled "ArtNORMOUS," featuring seven massive bronze sculptures by four renowned artists. These included Joy Brown's Kneeler and Two Together, Jim Rennert's Inner Dialogue, Timing, and Walking the Tightrope, Bjorn Skaarup's Hippo Ballerina, and Martha Pettigrew's Gossip.

Two one-day Arts & Crafts on Bedford shows were hosted in 2024, on June 15 and September 14. Both were well received by vendors and local businesses, showcasing works in jewelry, wood, fine art, photography, glass, and ceramics.

Bark in the Park 2024 provided a fun-filled day for dog owners, featuring a photo booth, free microchip clinic, blessing of the animals, demonstrations, contests, an agility course, and more.



Shrek at Stamford Downtown Parade Spectacular



Bark in the Park

Activating Public Spaces

Stamford Downtown continued to activate public spaces through community fitness classes, offering free sessions in Latham Park from May through September, including Bootcamp, Bollywood, Yoga, Zumba, and Power Workout. Additional community events included Touch-A-Truck, a hands-on experience for kids during the April school break, painting classes in partnership with Pinot's Palette, monthly Trivia Nights hosted by Best Trivia Ever, and Open Play Chess organized by the NECA Chess Association in Latham Park. Street Beats, a series of live performances, took place on Thursday evenings in May, June, and August in Columbus Park, Lower Summer and Bedford Street. Stamford Downtown also hosted a Block Party on June 27 to celebrate the redesign of Lower Summer Street. Brews on Bedford returned in May, selling 763 tickets with 24 participating breweries, while WineFest on Bedford welcomed 812 attendees to Latham Park on October 5.

In January 2025, Stamford Downtown hosted the second annual Fire & Ice Festival in Columbus Park, featuring fire pits, professional ice sculpting, and expanded restaurant patios. Over 2,000 people attended throughout the day.

Holiday Events

The Stamford Downtown Parade Spectacular took place on November 24 under partly cloudy skies and a mild 55-degree temperature. Celebrating its 31st anniversary, the event featured 44 units, including 15 giant helium balloons, marching bands, dance troupes, and floats, as well as a performance by daredevil Bello Nock. An estimated 129,000 people attended the weekend's festivities.

Closing out the year, Stamford Downtown hosted the annual Heights & Lights Santa rappel and holiday tree lighting on December 8. After Santa's rappel from One Landmark Square, fireworks lit up the sky as the audience made its way to Latham Park for holiday music by the Candy Cane Carolers and the official tree lighting. Nearly 6,000 people attended, primarily young families, reflecting the city's diverse and growing community.



*"Timing" by Jim Rennert
ArtNormous / Stamford Downtown Sculpture Exhibit*

2025-2026 PRIORITIES & PLANNED INITIATIVES

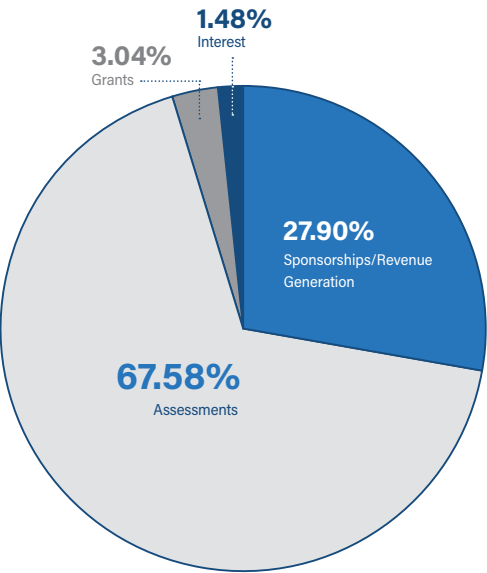
Looking ahead, Stamford Downtown will launch OINK!, a public art exhibit featuring 26 fiberglass pig sculptures, each uniquely painted and enhanced by local and regional artists. Generous sponsors from the business community will support the initiative.

Additional events planned for 2025/2026 include two one-day Arts & Crafts on Bedford shows, the weekly Farmers Market in Veterans Memorial Park, the Lower Summer Street Block Party, and signature events such as Bark in the Park, Brews on Bedford, and WineFest on Bedford. Free fitness classes, painting classes, trivia nights, and chess events will continue, alongside the Street Beats music series expanded to Tuesdays and Thursdays throughout the summer. Both Summer and Winter Restaurant Weeks will return, as will large-scale signature events such as the Stamford Downtown Parade Spectacular, Heights & Lights, and Fire & Ice in January 2026.

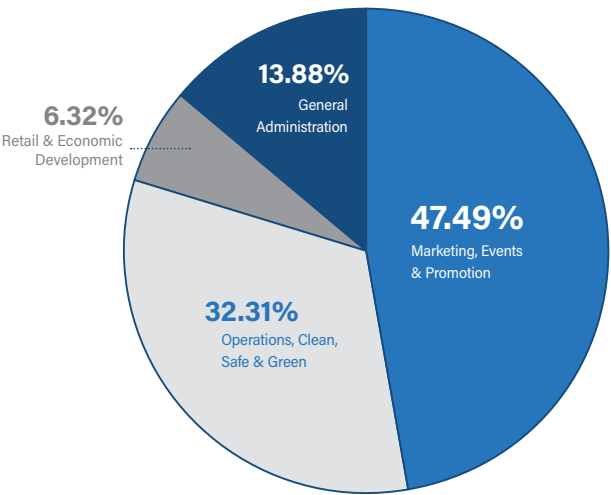


Alive At Five

Stamford Downtown is funded primarily by **214** commercial and **305** residential property owners who pay an annual tax to the District based on their property assessments. The formula was adopted in 1992 when the District was incorporated and subsequently amended to reflect the impact of re-evaluation. In addition to assessments, a significant portion of Stamford Downtown's program income is derived through sponsorships.



WHERE THE MONEY COMES FROM



WHERE THE MONEY GOES

WHO PAYS WHAT

- Top 5 property owners pay **22%** of total assessment income, averaging **\$147,649**
- Top 10 property owners pay **40%** of total assessment income, averaging **\$131,409**
- Smallest Annual Assessment **\$44**
- Largest Annual Assessment **\$189,852**
- Average Assessment of a High-Rise Office Building **\$56,643**
- Average Assessment on Bedford Street **\$3,030**

- Average Assessment on Main Street **\$2,839**
- Average Assessment of High Rise Residential **\$98,901**
- Average Assessment of a High-Rise Condo **\$600**
- Average Assessment of a Department Store **\$18,461**
- Average Assessment of a Hotel **\$16,166**

We thank the following for their financial or in-kind support for our initiatives for this past year

- Alvarium Beer Co.

The Ashforth Company

Austin Cocktails

Avon Theatre Film Center

Bacardi

Bartlett Arboretum & Gardens

Block by Block

BlueTriton – Poland Spring®

Cacace, Tusch & Santagata

Cazadores Tequila

Cappelli Organization

Carmody Torrance Sandak & Hennessey LLP

CBRE's Stamford Towers

Charles IT

Charter Communications

Choice Pet

City of Stamford

Columbus Park Trattoria

Connecticut Distributors Inc.

Connecticut Office of Tourism

Connoisseur Media

Cornell University Veterinary Specialists

Courtyard by Marriott

Cross Insurance Greenwich

CT Transit

Cummings & Lockwood LLC

Deloitte

DOMUS

Earth Animal

Eastern Land Management

Fairfield After Dark

F. D. Rich Company

The Ferguson Library

Fine Fettle

First County Bank

Food Rescue USA

Future 5

George Comfort & Sons

Get Joy
- Gopuff

Happyhaha Photography

Hartford Healthcare Urgent Care

Hey Stamford!

Hilton Stamford

Hot 93.7

Julius Apartment Homes/Toll Brothers

K9Resorts Stamford

Kids Draw Free

Kit Craft NA

KPMG LLP

Locust Performing Arts Center

The Lloyd

M&T Bank

MarLo Associates

Mill River Park Collaborative

Mohegan Sun

NBCUniversal Syndication Studios

New England Investment Partners

ONYX Pet Care

Opening Doors Fairfield County

OPIN (Outreach to Pets in Need)

Other Half Brewing

Pacific House

Pan Am Equities

The Palace

Parachute Concerts

Philip Morris International

Plaza Realty & Management Corp.

Point72

Pollinator Pathway Stamford
- Reckson

Remo's Brick Oven Pizza Company

Residence Inn by Marriott

Rippowam Animal Hospital

RMS Companies

RXR

Sarene Craft Beer Distributors

Sea Isle Spiked Iced Tea

Shangri-La

Silver Golub & Teitell LLP

Simply Signs

Spot On Veterinary Hospital & Hotel

Stamford CERT

Stamford Emergency Medical Services

Stamford Greenwich Housing First Collaborative

Stamford Health

The Stamford Hotel

Stamford Police Department

Stamford Professional Firefighters

Stamford Town Center

Stamford Traffic & Operations Department

Stamford Urby

Stamford Veterans Park Partnership

Stamford Volunteer Fire Departments

Stanwich Congregational Church

Synchrony

UConn Stamford

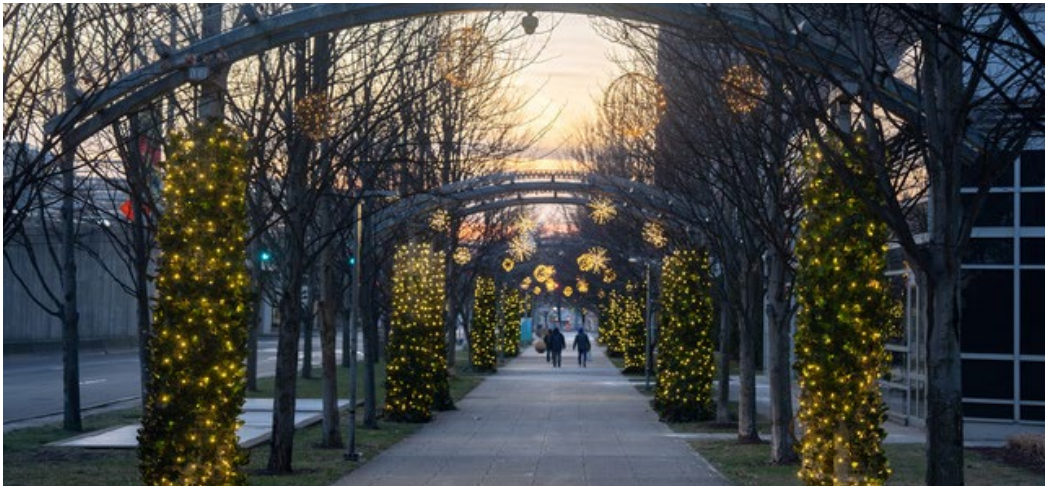
Velvet Llama

VHB

Veterinary Emergency Group

WIN Waste Innovations

Special thanks to Mayor Caroline Simmons whose visions of a strong and vital Downtown is essential to making Downtown a neighborhood for the whole city to enjoy. Much appreciation is also extended to the Mayor's team of outstanding city employees who contribute their time, energy and ideas toward that goal.



Winter Lighting on North State Street

We also thank the various local and state boards and commissions that value the role of a thriving Downtown through their actions.

STAMFORD DOWNTOWN STAFF



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President



KATE COOK
Director
Events & Digital Marketing



ANNETTE EINHORN
Senior Director
Marketing & Branding



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Visualization



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JACQUELINE WETENHALL
Senior Director
Business Development

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Back Row From Left to Right: Marjan Murray, Mark Finnegan, Alexandra Evans, Gregory Lodato, Michael Moran, Brandon Salvatore, Paul Senecal, William Wright, George Boyce **Missing from Photo:** Bruce Berg, Carl Bildner, Ralph Blessing, Greg Caggainello, Nette Compton, Heather Cavanagh, Bridget Fox, Joseph Graziose, Stephen Hoffman, S. Darrell Johnson, Leah Kagan, Robert Kahn, Robert Karp, Norman Lotstein, Frank Lovello, Michael Marchetti, Jennifer Orlikoff, Teddy Pappas, Denis Patterson, Tom Rich, Geoff Ringler, Grant Silver, Mayor Caroline Simmons, Robert Stoddard, Dan Stolzenbach, Alex Yaraghi, Ari Yasgur

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