

**June 2023
Annual Update**

**Naugatuck Valley
Corridor
(19 Communities)
Economic Development
District /
Comprehensive Economic
Development Strategy**

Naugatuck Valley Corridor EDD/CEDS



Presented by

**Shelton Economic Development
Corporation /
Waterbury Development
Corporation**

Presented to

U.S. Department of Commerce,
Economic Development
Administration



2023 Annual Update

Naugatuck Valley Corridor Comprehensive Economic Development Strategy/ Economic Development District

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2023 Annual Update

Naugatuck Valley Corridor Comprehensive Economic Development Strategy/ Economic Development District

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***Special Thanks for Photos received from:
NVCOG; City of Ansonia; Borough of Naugatuck; and Shelton Economic Development
Corporation***

Introduction

The Shelton Economic Development Corporation (SEDC) under the direction of its President Paul J. Grimmer continues to act as the official agent for monitoring and implementing the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS) for July 1, 2022 to June 30, 2023.

Economic Development District (EDD) Designation

The Naugatuck Valley Council of Governments was officially created on December 31, 2014, effectively joining the Valley Council of Government and the Central Naugatuck Valley Council of Government into the CT Office of Policy & Management (OPM) approved Naugatuck Valley Planning Region.

The Naugatuck Valley Council of Governments (NVCOG) is one of nine approved Connecticut Planning Regions. The 19 communities included in the NVCOG are as follows: Ansonia, Beacon Falls, Bethlehem, Bristol, Cheshire, Derby, Middlebury, Naugatuck, Oxford, Plymouth, Prospect, Seymour, Shelton, Southbury, Thomaston, Waterbury, Watertown, Wolcott and Woodbury.



The US Department of Commerce, Economic Development Administration (EDA) approved the NVC Economic Development District (EDD) on August 23, 2013. This approval was based on recommendations from the State DECD, OPM and a letter from the Connecticut Governor. It designated the following 18 communities as the NVC EDD: Ansonia, Beacon Falls, Bethlehem, Cheshire, Derby, Middlebury, Naugatuck, Newtown, Oxford, Prospect, Seymour, Shelton, Southbury, Thomaston, Waterbury, Watertown, Wolcott, and Woodbury.

OPM approved the State's nine area designated Planning Regions (map attached). The US EDA and State of Connecticut (OPM & DECD) also worked to have all of the State EDD's, CEDS and Planning Regions to be identical (map attached). This report is tailored to align itself with the CT EDD/CEDS Planning Region.

Goals/Work Plan and Accomplishments for 2022/2023

The 2023 Annual Report of the NVC was assembled by the Shelton Economic Development Corporation (SEDC) with assistance from the Advisory Committee Chairperson Sheila O'Malley of the City of Ansonia Economic Development Office. The Waterbury Development Corporation (WDC) remains available to assist when and as needed. SEDC continues to distribute information to all CEDS communities, committees and stakeholders. The NVCOG will post the 2023 Annual Report on their website.

EDA provided a continuation matching Grant to SEDC for the program years July 1, 2022 to June 30, 2023. This report is focused on the time period of July 1, 2022 to June 30, 2023.

The 2022/2023 goals and work plan prepared and implemented the fruition of the EDD and continued the implementation of the NVC EDD/CEDS and the 19 communities organization units to carry out the EDD/CEDS needs and requirements.

2022-2023 Goals for the NVC EDD/CEDS

Based on the results of the CEDS 2022-2023 Stakeholder Survey, the goals haven been updated and revised as follows:

The Advisory Committee recommended changes to several CEDS goals:

- Recommendation that Goal #3 be changed from:
- "Continue the implementation and reclamation of Regional Brownfields Partnership (RBP) and to support the management, capacity and financial resources for the municipal members" to
- "Work in collaboration with the Naugatuck Valley Regional Brownfields Pilot and the Connecticut Landbank as well as our state and federal partners to assess, remediate and reclaim and redevelop our brownfield sites throughout the NVC EDD/CEDS 19 communities."

Results: Revisions to Goal #3

Average Rating

4.26

Ratings by Town

Rating	Town(s)
Disagree	Woodbury
Neutral	Bethlehem, Oxford
Agree	Beacon Falls, Bristol, Derby, Middlebury, Plymouth, Southbury, Wolcott
Strongly Agree	Ansonia, Cheshire, Naugatuck, Prospect, Seymour, Shelton, Thomaston, Waterbury, Watertown

The Advisory Committee recommended changes to several CEDS goals:

- Recommended that Goal #4 be divided into two distinct but related parts.
- Goal #4 currently is: "Improve overall Transportation and Communications systems."
- The change would make Goal #4 the following:
 - "4A: Improve overall Communications systems and work to ensure high-speed internet is available to all residents and businesses in the Naugatuck Valley Corridor EDD."
 - "4B: Support improvement of the Transportation system, including the continued upgrade of the Waterbury branch rail line infrastructure, extension and completion of the Naugatuck River Greenway trail project and other regional multi-use trails, implementation of road improvements that provide safe travel for all users regardless of mode, age and mobility, and equitable allocation of transportation investments."

Results: Revisions to Goal #4

Average Rating

4.32

Ratings by Town

Rating	Town(s)
Disagree	Oxford
Neutral	Bethlehem
Agree	Ansonia, Bristol, Derby, Plymouth, Southbury, Thomaston, Wolcott, Woodbury
Strongly Agree	Beacon Falls, Cheshire, Middlebury, Naugatuck, Prospect, Seymour, Shelton, Waterbury, Watertown

The Advisory Committee recommended changes to several CEDS goals:

- Recommended that Goal #5 be changed from
- “Sustain economic expansion while reinforcing and complimenting the regional land use and quality of life of the NVC/EDD” to
- “Sustain economic expansion while reinforcing and complimenting the regional land use and quality of life of the NVC/EDD, encourage reuse and rehabilitation of vacant and underused former industrial and commercial sites and promote high-quality, high-density, mixed-use developments in downtown areas or adjacent to transit hubs.”

Results: Revisions to Goal #5

Average Rating

4.26

Ratings by Town

Rating	Town(s)
Disagree	Oxford
Neutral	Bethlehem
Agree	Beacon Falls, Bristol, Derby, Middlebury, Plymouth, Southbury, Thomaston, Watertown, Woodbury
Strongly Agree	Ansonia, Cheshire, Naugatuck, Prospect, Seymour, Shelton, Waterbury, Wolcott

The Advisory Committee recommended changes to several CEDS goals:

- Recommended the addition of the following goal:
- “Goal #8: Continue to support clear and renewable sources of energy including wind power, solar power, bioenergy, and hydroelectric.”

Results: Addition of Goal #8

Average Rating

4.00

Ratings by Town

Rating	Town(s)
Disagree	Oxford
Neutral	Bethlehem, Cheshire, Middlebury, Thomaston
Agree	Ansonia, Beacon Falls, Bristol, Plymouth, Southbury, Watertown, Wolcott, Woodbury
Strongly Agree	Derby, Naugatuck, Prospect, Seymour, Shelton, Waterbury

The Advisory Committee recommended changes to several CEDS goals:

- Recommended the addition of the following goal
- “Goal #9: Capitalize on the history, natural beauty, and attractions of the NVC/EDD to identify, develop, and increase tourism.”

Results: Addition of Goal #9

Average Rating

4.16

Ratings by Town

Rating	Town(s)
Strongly Disagree	Beacon Falls
Agree	Ansonia, Bethlehem, Bristol, Oxford, Plymouth, Seymour, Southbury, Thomaston, Waterbury, Watertown, Wolcott, Woodbury
Strongly Agree	Cheshire, Derby, Middlebury, Naugatuck, Prospect, Shelton

The new Goals are as follows:

Goal 1: Provide opportunities for job growth, advancement and job training, utilizing and identifying Connecticut Industry clusters as the engine to support and sustain the regional economy, supporting and encouraging private investment in all these areas.

Goal 2: Continue to develop local infrastructure that supports economic expansion while maintaining and protecting the environment.

Goal 3: Work in collaboration with the Naugatuck Valley Regional Brownfields Pilot and the Connecticut Landbank as well as our state and federal partners to assess, remediate and reclaim and redevelop our brownfield sites throughout the NVC EDD/CEDS 19 communities.

Goal 4A: Improve overall Communications systems and work to ensure high-speed internet is available to all residents and businesses in the Naugatuck Valley Corridor EDD.

Goal 4B: Support improvement of the Transportation system, including the continued upgrade of the Waterbury branch rail line infrastructure, extension and completion of the Naugatuck River Greenway trail project and other regional multi-use trails, implementation of road improvements that provide safe travel for all users regardless of mode, age and mobility, and equitable allocation of transportation investments.

Goal 5: Sustain economic expansion while reinforcing and complimenting the regional land use and quality of life of the NVC/EDD, encourage reuse and rehabilitation of vacant and underused former industrial and commercial sites and promote high-quality, high-density, mixed-use developments in downtown areas or adjacent to transit hubs.

Goal 6: Encourage growth and participation in the philanthropic efforts in the NVC/EDD, through the private sector and individuals and other stakeholders' efforts and contributions.

Goal 7: Continue to support and encourage the designation of the NVC/EDD as a National Heritage Area under the National Park Service, which will capitalize on the history, culture and natural attraction of the NVC/EDD.

Goal 8: Continue to support clear and renewable sources of energy including wind power, solar power, bioenergy, and hydroelectric.

Goal 9: Capitalize on the history, natural beauty, and attractions of the NVC/EDD to identify, develop, and increase tourism.



2022-2023 Executive Summaries - Goals

Goals:

- This survey gauges perceptions of local public officials in the NVC/EDD about the region's goals, economic conditions, employment, transportation, infrastructure, brownfields, pandemic preparedness, and NVC/EDD strengths.
- Respondents support changes to the NVC/EDD goals.
- The scores for changing goals relating to brownfields and improving transportation and communications system ranged between 4.26 and 4.32 out of 5.
- The addition of two new goals received less support than changing the existing goals but the overall average score indicated agreement to add these goals.
- The new goals focus upon supporting clear and renewable sources of energy (4.0/5) and capitalizing on the history of the NVC/EDD to increase tourism (4.16/5).
-

Economic Conditions and Communications Networks:

- Respondents felt that the economic climate of the NVC/EDD was somewhat better than the previous year.
- Respondents believed that the economic climate in their town was better than the previous year.
- Respondents felt that the quality of communications networks in the NVC/EDD had improved compared to five years ago.
-

Employment:

- Respondents believed that the employment situation in their town was slightly better than a year ago.
- Respondents felt that the accessibility of job-training programs in the NVC/EDD was slightly better compared to five years ago.
- Respondents felt that the quality of job-training programs in the NVC/EDD was somewhat better compared to five years ago.

Transportation:

- Respondents felt that local transportation was slightly better than the previous year.
- Respondents believed that the existing highways and roads in their town were better than the previous year.
- Close to one-third of the NVC towns report no public transit options.
- More than one-quarter of NVC towns report that a below average amount of their residents rely on public transportation.
- More than 40% of the municipalities rate the further development of public transit as important to their town. Close to one-third rate the further development of public transit as somewhat important to their town.
- According to respondents, the most preferred transit option is driving alone while walking/rolling are the least preferred.

Infrastructure and Brownfields:

- Respondents felt that the local public infrastructure in their town was better than the previous year.
- Twelve of the 19 NVC/EDD towns reported an increase in the total dollars spent on local infrastructure in the last year. The other seven towns reported no change.
- Respondents felt that the condition of brownfields in their town was better than the previous year.
- About half of the NVC/EDD towns were active in identifying, assessing, and remediating brownfields in their localities.

Pandemic Preparedness:

- The EDA makes a distinction between resilience, which is a community or region's ability to withstand or avoid a shock, and recovery, which is an area's ability to respond once a disaster has hit.
- The EDA refers to resilience efforts as steady-state initiatives and recovery efforts as responsive initiatives.
- Respondents believed that the NVC was more than somewhat prepared to withstand a shock like another pandemic, an economic downturn, or other crises.
- Respondents believed that the NVC was prepared to respond to a shock like another pandemic, an economic downturn, or other crises.

Capital Improvement Project Advancements

City/Project	Activity	Cost	Need
Ansonia	Ansonia Copper MDP, Extrusion Mill	\$10,000,000	Public Works / Renovation
	ACB Access Road	\$3,000,000	Public Works
	ACB Bridge	\$3,626,000	Public Works
	35 North Main St. Demolition	\$2,900,000	Public Works
	Renovation of the Armory	\$8,000,000	Public Works
	Riverside Drive Extension	\$15,000,000	Public Works
	Beacon Falls	Data Center	\$200,000,000 Private Investment and \$10,000,000 Local Investment
	Beacon Falls/Seymour Road New Access Road	\$20,000,000	NVCOG/CTDOT/FHW A/CTDECD
Cheshire	Parking for Linear Trail	\$500,000	Public Works
	Infrastructure Improvements I-691 & Route 10	\$1,900,000*	Public Works
Derby	67-71 Minerva Street	\$500,000	Public Works
	Downtown Derby Riverfront Development	\$5,000,000	Public Works / Engineering
	Fountain Lake Phase 2	\$5,000,000	Public Works / Engineering

Middlebury	Village Center Streetscape Plan	\$35,000	Technical Assistance
	Design Guidelines	\$35,000	Technical Assistance
Naugatuck	Transit Oriented Development	\$3,500,000	Public Works
	Port of Naugatuck	\$156,000,000	Public Works
Oxford	Sanitary Sewer / Water Expansion	\$4,000,000	Public Works
	Local Infrastructure: Little River Walkway; Riverside Walkway; Sidewalk Quarry Walk; Train Station Shuttle	\$4,000,000	Technical Assistance/Public Works
	Hawley Road Reconstruction	\$2,000,000	Public Works
	Dutton Street Bridge Replacement	\$1,300,000	Public Works
	Rigg Street Reconstruction	\$2,700,000	Public Works
Seymour	Beacon Falls-Seymour Road New Access Road	\$20,000,000	NVCOG/CTDOT/FHW A/CTDECD
	Riverwalk West Side	\$3,000,000	Public Works
	Community Center Renovation	\$7,500,000	Public Works
Shelton	Canal and Wooster Road Reconstruction & Rail Crossing	\$2,500,000	Public Works
	Constitution Boulevard Road Extension	\$10,000,000	Public Works
	Constitution Boulevard Road Extension Phase 2	\$7,500,000	Public Works

	Municipal Development Planning – Downtown	\$80,000	Technical Assistance
Southbury	Kettletown Brownfields Development	\$30,000	Technical Assistance
Thomaston	Downtown Business District Plan	TBD	Technical Assistance
	Plume & Atwood Business Park	TBD*	Technical Assistance/Public Works
	Multi-Road Reconstruction	TBD	Technical Assistance/Public Works
	Downtown Business Streetscape/Sidewalk Connection	TBD	Technical Assistance
Waterbury	East Main Street	\$3,200,000	Public Works
	Brass City Regional Food Hub	\$400,000	Technical Assistance
	Waterbury Active Transportation Economic Resurgence	\$38,000,000 (next phase needs \$2,500,000)	CT DOT/FHWA

*The 2023 Capital Improvement Projects Questionnaire is on-file at SEDC. NVC Capital Investment Projects from the 2018 through 2023 have also been carried over in the June 2023 Annual Report (as noted above).

Administration

The SEDC agreed to continue its 23rd year as the lead fiduciary of the grant with assistance from the Advisory and Strategy Committees. The NVC EDD/CEDS was approved on August 23, 2013 by EDA and has been in full operation since that period.

Sheila O’Malley continued to act as the Chairperson for the NVC EDD/CEDS. Sheila is the City of Ansonia’s Director of Economic Development and is further assisting Seymour on its economic development program activities. Sheila will continue in the Chairperson position for the coming year.

Paul J. Grimmer is the President of SEDC. Mr. Grimmer and SEDC are committed to continuing the overall EDD/CEDS process. Paul has extensive knowledge and involvement with the past CEDS as a long time economic development official in the Valley.

The President and staff of SEDC provided the lead administrative services necessary for the maintenance of the CEDS/EDD. During November 2022 to February 2023 SEDC prepared a new Sustainability and Resiliency Survey (CEDS 2023 Survey) and requested the 19 municipalities respond. The CEDS 2023 Survey results are presented throughout this report. All 19 communities participated in this year’s survey, this is the fifth year for 100% participation in the history of the NVC EDD/CEDS process. A special thanks to all the Mayors and Selectmen for their continued cooperation.





The CEDS 2023 Survey indicated a very strong support for the continuation of the EDD/CEDS particularly with the current administration of the CEDS under the direction of the Advisory Committee and the Strategy Committee.

The CEDS Planning Organization is made up of the Chairperson and SEDC President who work together to manage and oversee the CEDS process. The Advisory Committee members meet quarterly and/or as needed. The Strategy Committee membership, which is made up of community and business leaders, also meet as needed. Minutes of these meetings are located within the Exhibits section of this submission. (See organizational chart at the end of this section.)

The six-person Advisory Committee consists of the Chairperson and a member of the Shelton Economic Development Corporation, the Waterbury Development Corporation, the Naugatuck Valley Council of Governments, Greater Valley Chamber of Commerce and Waterbury Regional Chamber of Commerce.

The Strategy Committee includes Mayors, First Selectmen and/or Town Managers from each of the 19 communities plus representatives from banking, business, community organizations, education, finance, government, higher education, industry, labor, minorities, professional, public health, public safety and women. The Strategy Committee monitors and revises, as necessary, the CEDS document.

Regional Profile

The Naugatuck Valley Corridor (NVC) is made up of nineteen Connecticut communities that have been a part of the historic fabric of the Connecticut economy for over 380 years. Today, the NVC is positioned to be an active region in support of the twenty-first century economy including Governor Lamont and State Agency’s support of the NVC as one of Connecticut’s Economic Development Districts (EDD). OPM/DECD and the Governor’s office continue to work with all of the CT EDDs. See map attached. EDA/DECD/OPM continue to monitor the nine EDDs. Governor Lamont appointed Alexandra Daum as the Commissioner of the Department of Economic and Community Development.



AdvanceCT is a non-profit organization that works to engage, retain and recruit businesses and advance overall economic competitiveness in Connecticut.

In collaboration with CTDECD, AdvanceCT strives to rebuild a place where businesses, government, higher education and non-profits come together to implement high impact and inclusive economic development solutions for the State of Connecticut and its municipalities.



For the 2023 NVC CEDS/EDD Annual Report data was compiled and utilized statistical information from the US Census, DataHaven and AdvanceCT for years 2010 to 2021 to 2023. Unemployment labor force data is from the Connecticut Labor Department.

The NVC is an area of 19 communities that is best serviced from a transportation means by Interstate 84 which runs East to West on the northerly section of the CEDS area, with Bristol on the East and Oxford/Southbury on the West, and CT Route 8 with Thomaston most northerly and Shelton on the South. The NVC provides for an excellent traffic circulation route.

The rail service for passengers is provided by CTDOT/MetroNorth via the Waterbury to Bridgeport line. The CEDS process encourages and supports the upgrading of this passenger service. In the CEDS 2023 Survey, stakeholders believed that improvement of the overall transportation and communications systems held significant importance. They felt that the NVC/EDD CEDS fulfilled this goal moderately well.



Source: CEDS 2023 Survey

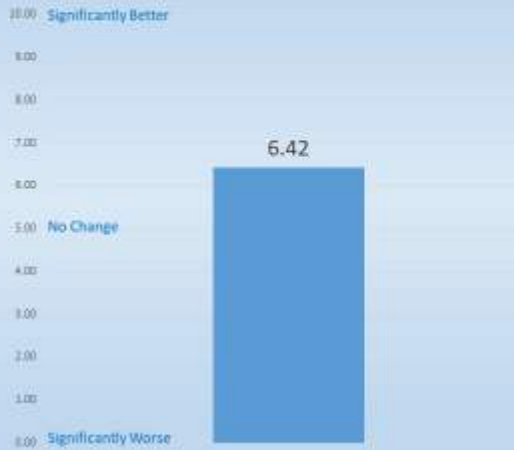
How would you rate the local transportation in your town compared to one year ago?



Source: CEDS 2023 Survey



How would you rate the existing highways and roads in your town compared to one year ago?

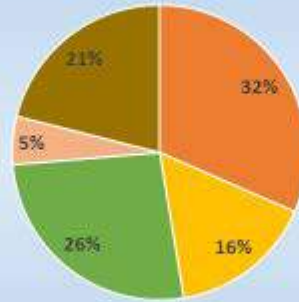


- Responses averaged to 6.42, indicating that respondents felt the existing highways and roads in their town were better than the previous year.

How would you rate the existing highways and roads in your town compared to one year ago?



To what extent do people in your town rely upon some form of public transportation?

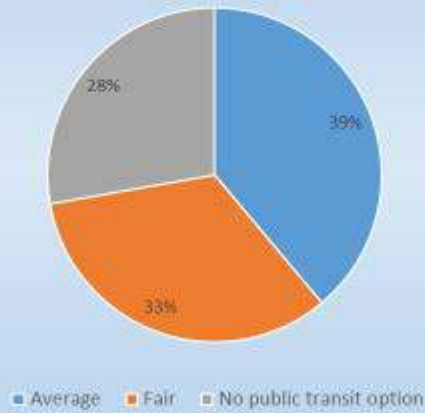


■ No public transit options
 ■ Very little amount
 ■ Below average amount
■ Above average amount
 ■ Above average amount

To what extent do people in your town rely upon some form of public transportation?

No public transit options	Very little amount	Below average amount	An average amount	Above average amount
Beacon Falls Bethlehem Plymouth Southbury Wolcott Woodbury	Cheshire Oxford Prospect	Derby Middlebury Shelton Thomaston	Naugatuck Watertown	Ansonia Bristol Seymour Waterbury

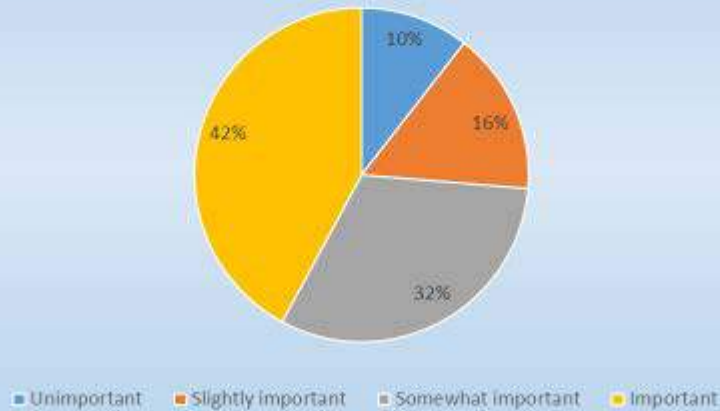
How would you rate the quality of mass/public transportation in your municipality?



How would you rate the quality of mass/public transportation in your municipality?

No public transit option	Fair	Average
Beacon Falls	Bristol	Ansonia
Bethlehem	Middlebury	Cheshire
Plymouth	Oxford	Derby
Southbury	Prospect	Naugatuck
Wolcott	Shelton	Seymour
Woodbury	Thomaston	Waterbury
		Watertown

Regardless of whether your municipality currently has public transit, how important is the further development of public transit to your municipality?



Regardless of whether your municipality currently has public transit, how important is the further development of public transit to your municipality?

Unimportant	Slightly Important	Somewhat Important	Important
Oxford Woodbury	Bethlehem Prospect Wolcott	Derby Middlebury Plymouth Seymour Southbury Watertown	Ansonia Beacon Falls Bristol Cheshire Naugatuck Shelton Thomaston Waterbury

Respondents were asked to arrange the following transportation options in order of preference for their community.

Overall Ratings for the NVC

- Most preferred: **Driving Alone**
- Second: **Carpooling**
- Third: **Bus**
- Fourth: **Train**
- Fifth: **Electric Scooter/Bicycle**
- Least Preferred: **Walking/Rolling**

Transportation Option Ratings by Town (highest to lowest preference listed)

Ansonia	Beacon Falls	Bethlehem	Bristol	Cheshire
Driving Alone	Driving Alone	Carpooling/Ridesharing	Bus	Walking/Rolling
Bus	Carpooling/Ridesharing	Driving Alone	Carpooling/Ridesharing	Electric Scooter/Bicycle
Train	Bus	Electric Scooter/Bicycle	Walking/Rolling	Carpooling/Ridesharing
Carpooling/Ridesharing	Train	Walking/Rolling	Electric Scooter/Bicycle	Bus
Electric Scooter/Bicycle	Walking/Rolling	Bus	Train	Driving Alone
Walking/Rolling	Electric Scooter/Bicycle	Train	Driving Alone	Train

Transportation Option Ratings by Town (highest to lowest)

Derby	Middlebury	Naugatuck	Oxford	Plymouth
Driving Alone	Driving Alone	Driving Alone	Driving Alone	Driving Alone
Bus	Carpooling/Ridesharing	Train	Walking/Rolling	Carpooling/Ridesharing
Train	Bus	Bus	Electric Scooter/Bicycle	
Carpooling/Ridesharing	Train	Carpooling/Ridesharing		
Electric Scooter/Bicycle	Electric Scooter/Bicycle	Electric Scooter/Bicycle		
Walking/Rolling	Walking/Rolling	Walking/Rolling		

Transportation Option Ratings by Town (highest to lowest)

Prospect	Seymour	Shelton	Southbury	Thomaston
Driving Alone	Train	Driving Alone	Driving Alone	Driving Alone
Carpooling/Ridesharing	Driving Alone	Carpooling/Ridesharing	Carpooling/Ridesharing	Carpooling/Ridesharing
Walking/Rolling	Bus	Bus	Walking/Rolling	Bus
Electric Scooter/Bicycle	Electric Scooter/Bicycle	Train	Electric Scooter/Bicycle	Train
	Walking/Rolling	Electric Scooter/Bicycle	Bus	Walking/Rolling
	Carpooling/Ridesharing	Walking/Rolling	Train	Electric Scooter/Bicycle

Transportation Option Ratings by Town (highest to lowest)

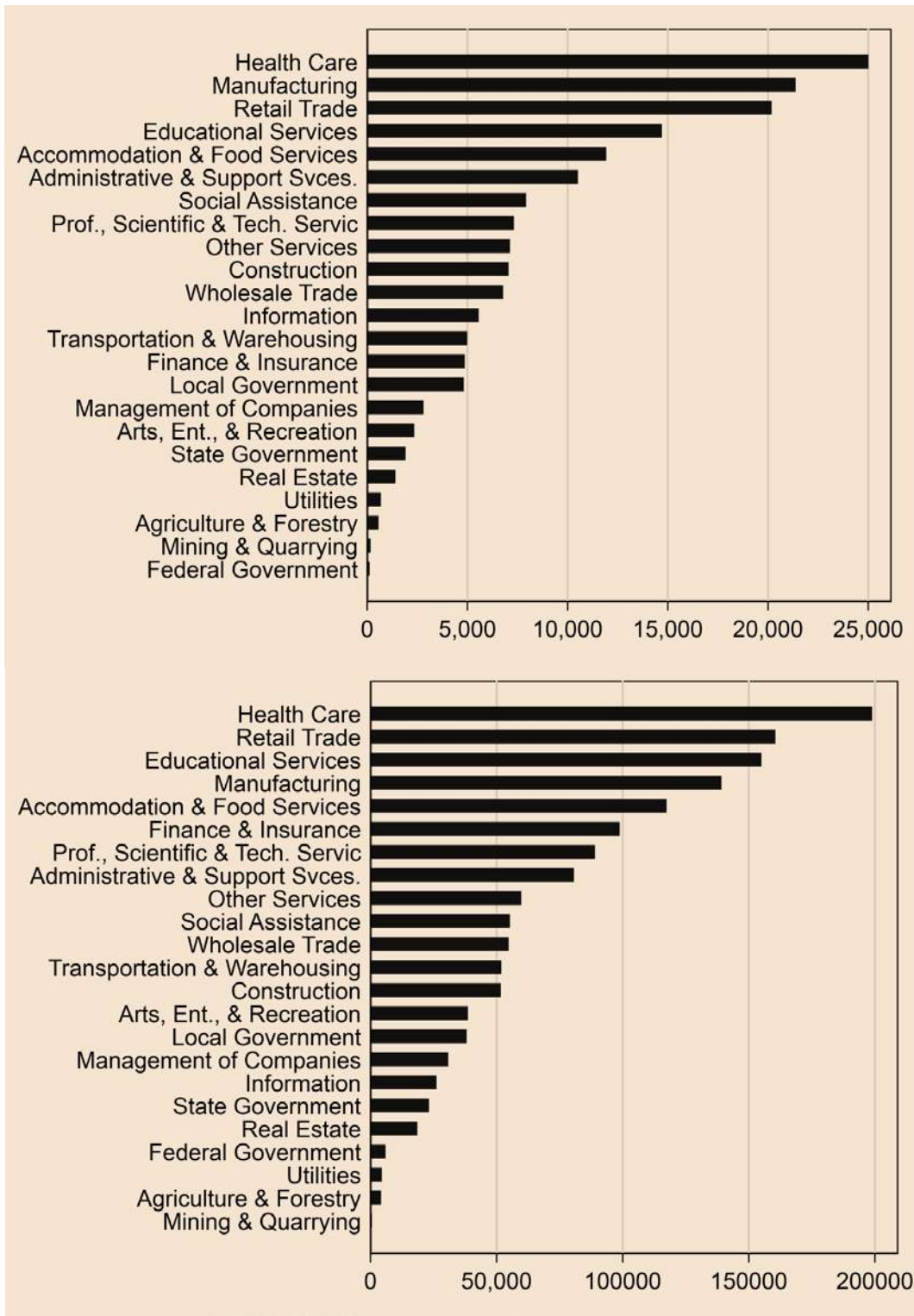
Waterbury	Watertown	Wolcott	Woodbury
Bus	Electric Scooter/Bicycle	Driving Alone	Driving Alone
Train	Train	Carpooling/Ridesharing	Carpooling/Ridesharing
Carpooling/Ridesharing	Bus	Electric Scooter/Bicycle	Walking/Rolling
Driving Alone	Carpooling/Ridesharing	Walking/Rolling	Electric Scooter/Bicycle
Walking/Rolling	Driving Alone	Bus	
Electric Scooter/Bicycle		Train	



CHARACTERISTICS OF THE NVC

<p><u>Population:</u></p> <p>444,974 NVC (AdvanceCT) 3,563,077 Connecticut</p>	<p><u>Regional Airport:</u></p> <p>Waterbury/Oxford Airport</p>
<p><u>Land Area:</u></p> <p>421.5 square miles</p>	<p><u>Largest Population: (2021 Advance Ct)</u></p> <p>Waterbury 108,276</p>
<p><u>Median Household Income: (DATAHAVEN)</u></p> <p>Connecticut: \$83,572 New Haven County: \$75,043 Hartford County: \$80,320 Litchfield County: \$84,797 Fairfield County: \$101,194</p>	<p><u>Smallest Population:</u></p> <p>Bethlehem 3,433</p> <p>14 Municipalities Decreased in population (2010-2021)</p> <p>5 Municipalities Increased in population (2010-2021)</p>
<p><u>Total Employment February 2022 (CTDOL):</u> 223,287</p> <p><u>Unemployed:</u></p> <p>12,401</p> <p><u>Labor Force:</u></p> <p>232,967</p> <p><u>Unemployment Rate:</u></p> <p>NVC Rate: 5.3% State Rate: 4.0% US Rate: 3.6% 18 Towns above State Rate: 4.0% 1 Towns below Federal Rate: 3.6%</p>	<p><u>Transportation:</u></p> <p>Interstate 84: East to West Route 8: North to South</p> <p>Metro-North: Waterbury-Bridgeport Line – underperforms Extensive rail replacement upgrade in process.</p>

Connecticut Employment - Job Trends (CTDOL 2019)



Financial Assistance

The SEDC continued to act as the lead agency with the fiduciary responsibility for implementing and continuing the NVC EDD/CEDS 2022-2023 Annual Report. SEDC has submitted and received assistance from the Naugatuck Valley Council of Governments, and other funding from private foundations and from local utility providers located within the CEDS project area. SEDC will continue to request financial partnerships in order to fulfill the NVC EDD/CEDS obligation.

Without this financial support and continued financial support the CEDS process will be unable to continue with the implementation/administration of the NVC EDD/CEDS. EDA financial support has allowed the monitoring and implementing of the CEDS. Communities have indicated via survey responses a willingness to support the overall EDD/CEDS process. However, the actual funding mechanism is a work in progress. EDA has not indicated a funding plan through 2023-2024. SEDC will request EDA funding for the next phases of the NVC EDD/CEDS.

Organization 2022-2023

The Naugatuck Valley Corridor organization and committee structure have not changed since approval of the 2015 CEDS.

SEDC continues to lead the administrative effort subject to continued financial support from EDA, various community and non-profit grants and private business organizations.

The SEDC, under the direction of its President Paul J. Grimmer with assistance as needed/required from WDC, continued to provide the staffing and coordination for the various meetings, grant reports and finances. SEDC Board of Directors agreed to continue the CEDS Administration and SEDC staff assisted with the monitoring and implementation of the CEDS Strategy during the grant period 2022-2023.

The NVCOG provided administrative assistance to the overall CEDS process under the direction of Rick Dunne Executive Director of the NVCOG. The NVCOG will post the annual report on the NVCOG website.

For the purpose of the 2023 Annual Report submission changes were anticipated in the current Connecticut EDD boundary. While the State of Connecticut OPM/DECD and the Governor's office re-establish the nine State EDDs with EDA's concurrence.

Members of the Advisory Committee agreed to continue with the overall CEDS program. There was no interruption in the program, SEDC/WDC and the NVCOG administered a clear vision of the 2022-2023 Work Plan.



Work Plan 2022-2023/Recommendations

The top priority of the 2022-2023 work plan was to continue the overall administrative strategy to carry out the Federal EDA and State of Connecticut designation of the NVC as one of Connecticut's EDDs. This may be revised during the next 5-year CEDS.

The EDA/OPM financial support is an essential part of the improvements intended to implement some of the various capital infrastructure projects and/or sufficient allocations to remedy the growing list of Brownfields or vacant/underutilized buildings. These numerous improvement projects within the NVC EDD/CEDS require financial commitment to spur economic growth of the 19 communities and the surrounding Regions. Implementation of the Capital Projects will support economic growth and offer greater potential for new investment through the private sector in partnership with the public sector. These investments will produce new construction jobs and long term jobs, improve tax base and economic return to the state and federal treasuries, will result.

In keeping with EDA's mission, the NVC EDD/CEDS will promote innovation and competitiveness among the municipalities in order to promote growth and success within each and every municipality. The NVC EDD/CEDS tasks for the upcoming year include the following:

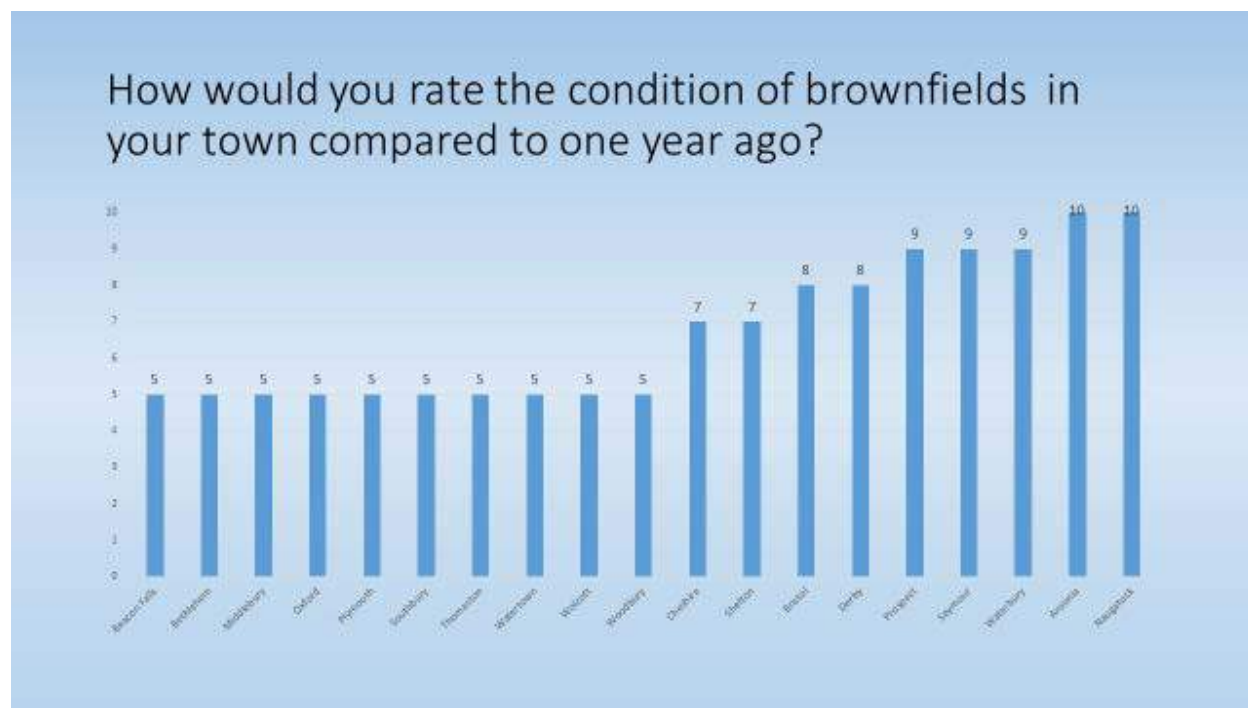
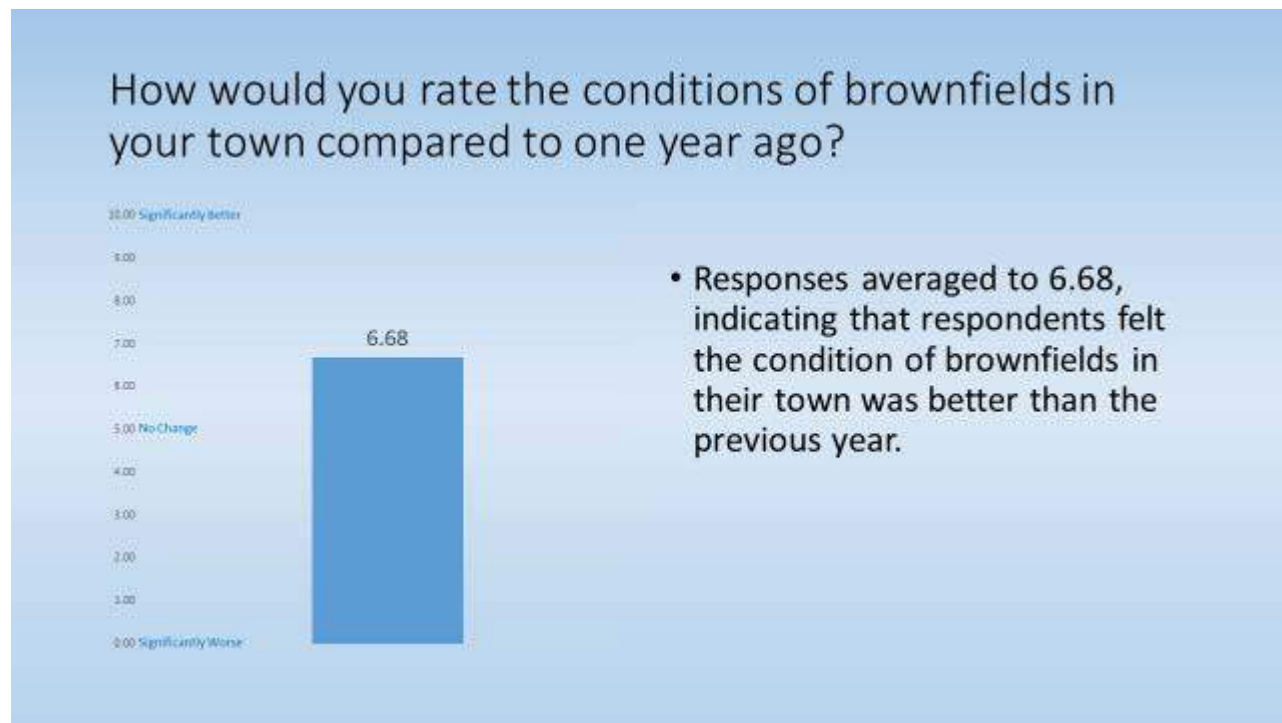
NVCOG is the host of the Regional Brownfields Partnership (RBP) a 27 city and town volunteer association that is now the primary recourse for assisting the 19 communities in the NVC EDD/CEDS area for the upcoming program year.

- The RBP Advisory Committee will maintain, update, and consolidate brownfield property inventories that are reported throughout the NVC and will be assisted with some additional staff changes at NVCOG per the Executive Director of the NVCOG.
- Update list of brownfields requiring assessment and/or remediation (Refer to the Brownfields Data Narrative and Chart section).
- Assist with requesting financial assistance regarding funding for remediation and/or assessment.
- Identify CTDEEP, EPA, OPM and DECD financing programs.
- Encourage Federal EPA and others to provide financial resources, numerous projects are currently identified, however a lack of financial support is a growing economic strain on the CEDS communities.

Concentration will be on job retention for our existing businesses with assistance as appropriate. The state list of pending or actual businesses - WARN report attached. There was one WARN Notice for the NVC for the period of 2022-2023. Also, based on availability of federal and/or state funds, assist those communities that have been impacted with plant shutdowns or relocation of businesses including Municipal Development Plan (MDP), Brownfield Remediation, and improve access to local and major arteries.

According to the CEDS 2023 Survey, NVC towns and cities feel that the implementation and reclamation of Regional Brownfields Partnership is a goal with high importance and one that the NVC EDD/CEDS has fulfilled better than moderately well.

Source: CEDS 2023 Survey



Brownfields – Number of Sites Identified in past year

1-4 Sites	5 or More	Zero Sites
Bristol Derby Seymour Shelton Southbury Watertown Wolcott	Ansonia Naugatuck	Beacon Falls Bethlehem Cheshire Middlebury Oxford Plymouth Prospect Thomaston Waterbury Woodbury

Brownfields – Number of Sites Assessed in the past year

1-4 Sites	5 or More	Zero Sites
Ansonia Bristol Derby Naugatuck Seymour Shelton Southbury Watertown Wolcott	Waterbury	Beacon Falls Bethlehem Cheshire Middlebury Oxford Plymouth Prospect Thomaston Woodbury

Brownfields – Number of Sites Remediated in the past year

1-4 Sites	5 or More	Zero Sites
Ansonia Bristol Cheshire Naugatuck Plymouth Seymour Shelton Southbury Waterbury Watertown	None	Beacon Falls Bethlehem Derby Middlebury Oxford Prospect Thomaston Wolcott Woodbury



SWOT Analysis for The 2022-2023 EDD/CEDS process continues to examine the NVC’s needs, problems, and resources. (SWOT analysis below); it revises goals and objectives as needed, selects a multi-year plan of action, and establishes a process for evaluating its achievements and illustrating changing conditions.

<u>Strengths</u>	<u>Weaknesses</u>
<ul style="list-style-type: none">• Community leadership• Workforce• Location• Community pride• Respondents believe that the economic climate of the NVC/EDD is somewhat better than the previous year.• Respondents believe that the economic climate in their locality is better than the previous year.• Improvement in the quality of communications networks in the NVC/EDD compared to five years ago.• Respondents felt that local transportation in their town was slightly better than the previous year.• Respondents felt that their local public infrastructure was better than a year ago.• Most NVC/EDD towns reported an increase in the total dollars spent on local infrastructure over the last year.• Respondents believe that the NVC is prepared to withstand a shock like another pandemic or an economic downturn.• Respondents have confidence in the NVC’s ability to recover from another shock.	<ul style="list-style-type: none">• Quality of mass transportation in municipalities• Land availability• Housing• Taxes• Public transportation

Opportunities

- Agreement on revising NVC/EDD goals.
- Perceived improvement of the economic climate in the NVC/EDD and individual towns.
- Increased accessibility of job-training programs over the last five years.
- Increased quality of job-training programs over the last five years.
- Respondents believed that the existing highways and roads in their town were better than the previous year.
- More than 40% of the municipalities rate the further development of public transit as important to their town.
- Condition of brownfields was better than the previous year.
- Close to half of the NVC/EDD towns were active in identifying, assessing, and remediating brownfields in their localities.
- Respondents felt that the quality of life in the NVC/EDD was slightly better than five years ago.
- Business attraction/expansion
- Education
- Downtown revitalization
- Access to capital
- Job training

Threats

- Close to one-third of the NVC towns report no public transit options.
- More than one-quarter of NVC towns report that a below average amount of their residents rely on public transportation.
- The quality of mass transportation ranges from average at best (39%) to fair (33%) to no public transit options (33%).

2023 Survey

Executive Summary – NVC Strengths

- Respondents felt that the quality of life in the NVC/EDD was slightly better than five years ago.
- Respondents tended to agree that community pride, location, workforce, and especially community leadership were strengths of the NVC.
- Respondents also tended to rate quality of life, education, and economic diversity as strengths of the NVC.
- Respondents believed that land availability, housing, and low taxes were not strengths of the NVC.

Executive Summary – Factors Important to the Economic Viability of the NVC

- In a question with 22 factors that could be important to growing and sustaining the economic viability of the NVC, respondents regarded 19 of those 22 factors to be important.
- Respondents highly rated business attraction/expansion (4.53), education (4.44), downtown revitalization (4.44), and access to capital (4.42) as factors important to growing and sustaining the economic viability of the NVC.
- Other factors that respondents regarded as important to the economic viability of the NVC were job training (4.28), infrastructure-internet (4.28), infrastructure-general (4.28), small business retention (4.26), and higher paying jobs (4.22).

Capital Needs/Infrastructure Program was maintained with open requests from all 19 communities and implemented with a new e-mail only questionnaire keeping with green standards. The projects submitted were presented to the Advisory Committee for inclusion in the EDD/CEDS document as the building block of the public works infrastructure program. As of

this Annual Report (June 30, 2023), 4 towns had submitted 6 new projects in the 2023-2024 CEDS. The Project Matrix is included within this Annual Report. Plus this Annual Report carries over the prior year's NVC project requests from the now 19 communities.

The Strategy Committee is responsible for developing, implementing, revising, or replacing the EDD/CEDS. The Strategy Committee does consist of broad-based representatives of the main economic interests of the region including private sector representatives, Mayors, First Selectmen and/or Town Managers, public officials, community leaders, and representatives of workforce development boards, representatives of institutions of higher education, minority and labor groups and private individuals who have an interest in the economic development activities of the 19-town NVC EDD/CEDS.

The Advisory Committee will continue to implement the overall CEDS and will update and modify as necessary and appropriate the following:

- Background of the economic development situation of the 19 towns that paints a realistic picture of the NVC including a narrative on the economy, population, geography, workforce development and use, transportation access, resources, environment and other pertinent information.
- Analysis of Economic Development Problems and Opportunities identifying strengths and weaknesses in the 19-town NVC.
- Incorporate relevant material from other government-sponsored plans and demonstrate consistency with other state and local workforce investment strategies.
- Identify past, present and projected future economic development investments in the region.
- Goals and Objectives – monitor the existing goals and objectives necessary to evaluate the economic problems and/or capitalize on the resources of the region over the 5 year time frame of the EDD/CEDS, and modify as conditions mandate.
- Community and Private Sector Participation – discuss in narrative form the relationship between the community in general and the private sector in the development and implementation of the EDD/CEDS.
- Strategic Projects, Programs and Activities – Identify regional projects, programs and activities designed to implement the Goals and Objectives of the CEDS/EDD including suggested projects and vital projects including projects that have been listed as potential Brownfield redevelopment projects or zones.
- EDD/CEDS Plan of Action – A narrative/guide necessary to implement the goals and objectives of the EDD/CEDS to promote economic development opportunities, foster effective transportation access, enhance and protect the environment while maximizing effective development. Use of the workforce to be consistent with any applicable state or local workforce investment strategies. Promote the use of technology, including the use of Green Building Council standards and technology to foster the use of the State Energy Program (SEP) with LEED and partner with utilities (CL&P and UI) to conserve energy.

- Methodology for cooperating and integrating the EDD/CEDS with the State’s economic development priorities, including clusters and Brownfield redevelopment projects.
- Performance Measures – a list of performance measures used to evaluate the Planning Organization’s successful development and implementation of the EDD/CEDS, such as number of jobs created after implementation of a EDD/CEDS activity, number and types of investments undertaken in the region, number of jobs retained in the region, amount of private sector investment.

Local Infrastructure Capital Improvements Projects / Brownfields / CEDS 2023 Survey

The Stakeholders 2023 Capital Improvement Municipal Questionnaire was recommended by the CEDS Advisory Committee to be emailed to all 19 communities. The communities were encouraged to submit new or revised Capital Improvement Projects, Brownfields and/or infrastructure projects. Results are incorporated in the June 2023 Annual Report.

All 19 communities were invited on two occasions to complete the questionnaire and were encouraged to respond. As of the preparation of this Annual Report 4 communities responded with a total of 37 Capital Projects. Requests for 27 Public Works type projects and 10 for various Technical Assistance needs. Copies are on file with SEDC staff/office.

The CEDS 2023 survey indicated that governments in the towns and cities in the NVC EDD/CEDS continue to strongly agree with the CEDS goals, which emphasize opportunities for job growth, development of local infrastructure, and improvement of transportation, specifically the Waterbury Branch line and communication systems, among other things.

NVC EDD/CEDS towns and cities believe that the current economic climate in the individual towns was somewhat better (6.11) than the previous year and their town was better than the previous year.

The NVC EDD/CEDS towns and cities responded that their towns were better from one year ago in the areas of local public infrastructure, local transportation, existing highways and roads, and the condition of underutilized and vacant buildings and brownfields.



The town and cities were asked “to what extent do people in your town rely upon some form of public transportation?” 16% say below average amount; “How would you rate the quality of mass/public transportation in your municipality?” Seven towns indicated average; “Regardless of whether your municipality currently has public transit, how important is the further development of public transit to your municipality?” 42% indicated it is important.

The towns and cities in the NVC EDD/CEDS responded to the question on How prepared is the NVC to *withstand* a shock like another pandemic, economic downturns, or other crises? Responses averaged to 6.61, indicating that respondents felt that their municipality was more than somewhat prepared to withstand a shock like another pandemic, economic downturns, or other crises.

Similarly, the question was asked how prepared was the NVC to respond to the global pandemic? Responses averaged to 6.11, indicating that respondents felt that the NVC was more than somewhat prepared to respond to the global pandemic.

The towns and cities in the NVC EDD/EDS response to the question on how would you rate the economic climate in the NVC/EDD compared to one year ago. Average response was 6.11, indicating that respondents felt the economic climate of the NVC/EDD was somewhat better than the previous year.

Survey results were received from 19 communities with a 100% return for the fifth year in a row. The results are enclosed within the 2023-2023 CEDS Annual Report Executive Summary CEDS 2023 Survey section of this report. The Capital Improvement Project Matrix is included in

the beginning of this Annual Report. The full survey and questionnaires are on-file at SEDC.

Plan of Action

The CEDS Plan of Action “implements the goals and objectives of the CEDS in a manner that,” among other things, fosters effective transportation access, enhances and protects the environment, and balances resources through sound management of physical development (CEDS Summary of Requirements). The NVC CEDS plan of action focuses upon transportation access, the enhancement and protection of the environment through the use of brownfields identification, assessment and remediation, and sound physical development including projects that support jobs both short and long term.

This CEDS report uses a survey of local leaders to identify public infrastructure projects, upgrades and expansions to existing highways and roads, and improvements to underutilized buildings and sites that are in progress. As one part of the NVC CEDS plan of action, those projects need to be completed with Federal/EDA financial assistance. The survey also identifies necessary improvements to the infrastructure, needed upgrades or expansions to highways and roads, and essential improvements to vacant buildings, namely town centers and shopping centers. As a second part of the NVC CEDS plan of action, these projects need to be started. This report also indicates that funding for infrastructure, transportation, underutilized buildings and sites has increased over the past year. In addition, the number of brownfields that have been identified, assessed, and cleaned has also risen. A third element of the plan of action calls for the progress in funding levels and brownfield identification, assessment, and clean up to be continued.



Executive Summary – Factors Important to the Economic Viability of the NVC

- In a question with 22 factors that could be important to growing and sustaining the economic viability of the NVC, respondents regarded 19 of those 22 factors to be important.
- Respondents highly rated business attraction/expansion (4.53), education (4.44), downtown revitalization (4.44), and access to capital (4.42) as factors important to growing and sustaining the economic viability of the NVC.
- Other factors that respondents regarded as important to the economic viability of the NVC were job training (4.28), infrastructure-internet (4.28), infrastructure-general (4.28), small business retention (4.26), and higher paying jobs (4.22).



Naugatuck Valley Corridor Economic Climate

How would you rate the quality of life in the NVC/EDD compared to five years ago?

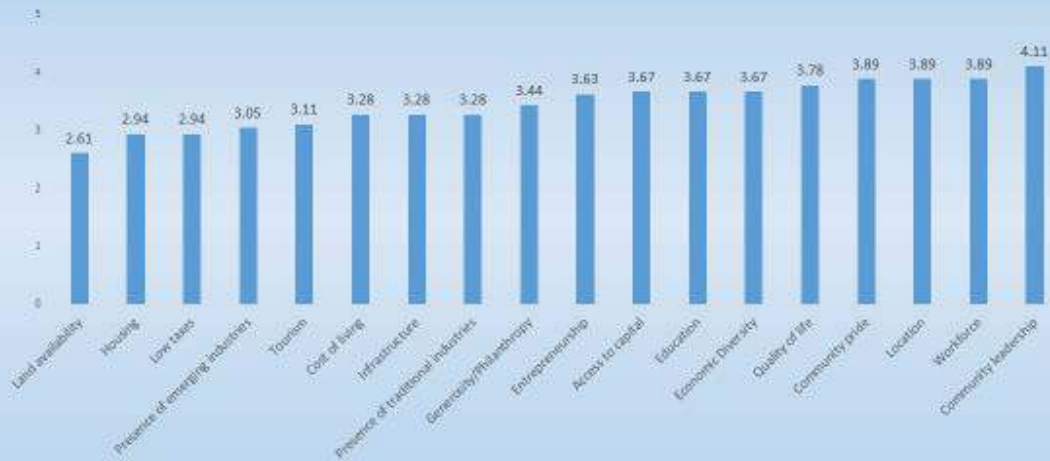


- Responses averaged to 5.94, indicating that respondents felt that the quality of life in the NVC/EDD is slightly better compared to five years ago.
- Note: Bethlehem and Naugatuck indicated "Don't Know"

How would you rate the quality of life in the NVC/EDD compared to five years ago?



To what extent do you agree that each of the following is a strength of the NVC:



Source: CEDS 2023 Survey

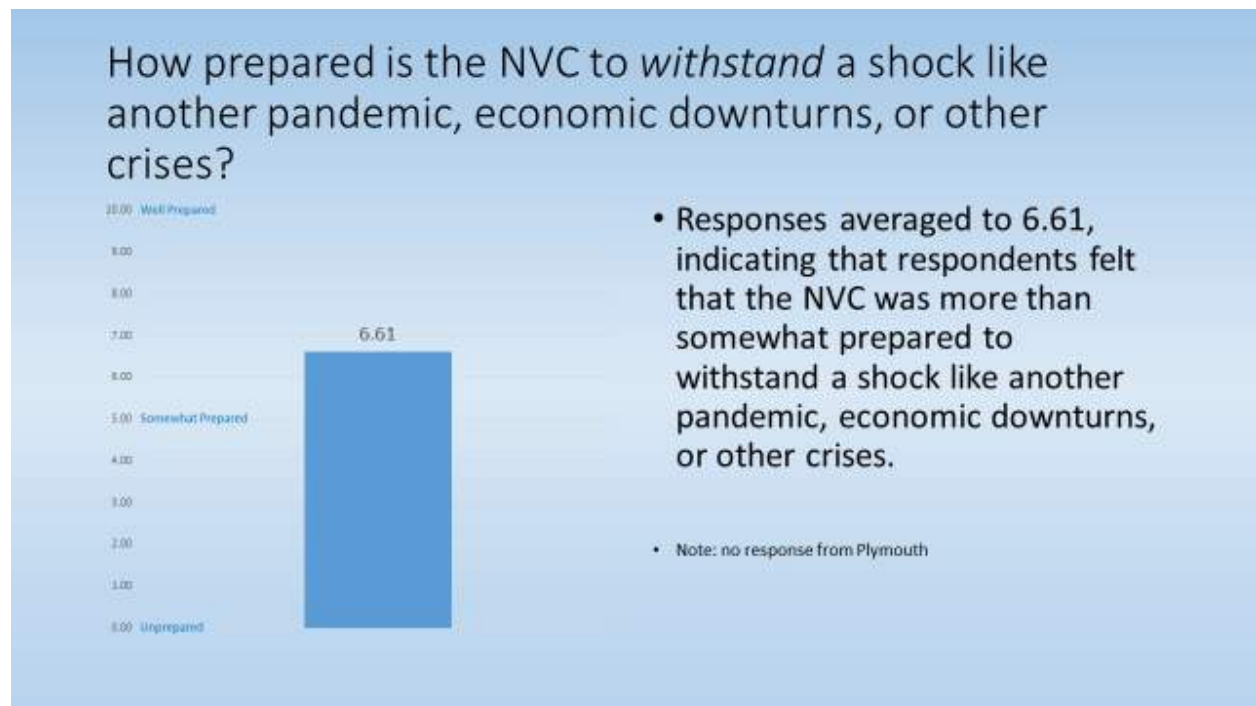
CORONAVIRUS IMPACT ON THE NAUGATUCK VALLEY CORRIDOR

	February 2022				February 2023			
	Labor Force	Employed	Unemployed	Rate	Labor Force	Employed	Unemployed	Rate
Connecticut	1,869,300	1,778,100	91,200	4.9%	1,910,900	1,835,100	75,800	4.0%
U.S. (Adjusted)	163,991,000	157,722,000	6,270,000	3.82%	166,251,000	160,315,000	5,936,000	3.6%
NVC Towns	231,903	218,335	13,558	5.8%	232,967	220,576	12,401	5.3%
Ansonia	9,116	8,421	695	7.6%	9,134	8,574	560	6.1%
Beacon Falls	3,525	3,374	151	4.3%	3,545	3,398	147	4.1%
Bethlehem	1,967	1,827	140	7.1%	1,964	1,849	124	6.3%
Bristol	32,927	30,864	2,063	6.3%	32,803	31,027	1,776	5.4%
Cheshire	15,851	15,324	527	3.3%	16,064	15,530	534	3.3%
Derby	6,461	6,084	377	5.8%	6,545	6,195	350	5.3%
Middlebury	3,968	3,814	154	3.9%	4,021	3,840	181	4.5%
Naugatuck	17,071	16,038	1,033	6.1%	17,086	16,151	935	5.5%
Oxford	7,198	6,868	320	4.4%	7,302	7,002	300	4.1%
Plymouth	6,534	6,156	378	5.8%	6,556	6,196	360	5.5%
Prospect	5,654	5,366	288	5.1%	5,659	5,403	256	4.5%
Seymour	8,778	8,275	503	5.7%	8,883	8,425	458	5.2%
Shelton	21,686	20,534	1,152	5.3%	21,988	20,906	1,082	4.9%
Southbury	8,584	8,129	455	5.3%	8,673	8,277	396	4.6%
Thomaston	4,636	4,438	198	4.3%	4,696	4,468	228	4.9%
Waterbury	49,820	45,974	3,846	7.7%	49,693	46,297	3,396	6.8%
Watertown	12,754	12,223	531	4.2%	12,881	12,308	573	4.4%
Wolcott	9,853	9,396	457	4.6%	9,947	9,462	485	4.9%
Woodbury	5,520	5,230	290	5.3%	5,527	5,267	260	4.7%
Totals	231,903	218,335	13,558	5.8%	232,967	220,576	12,401	5.3%

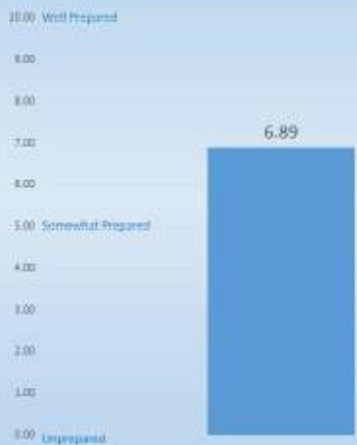
Current unemployment rates in the NVC range from a low of 3.3% in Cheshire, to a high of 6.8% in Waterbury. Eighteen towns are equal to or above the state's unemployment rate of 4.0% rate. This is a significant change from the past Annual Reports. One town (Cheshire 3.3%) is below the U.S. Rate of 3.6%.

In a comparison of employed and unemployment rates from February 2022 to February 2023, all of the NVC towns had an increase in the number of employed and four communities had an increase in the number of unemployed.

The COVID impact had an additional negative impact across the nineteen NVC communities, as shown above for the time period of February 2022 to February 2023.



How prepared is the NVC to *respond* to a shock like another pandemic, economic downturns, or other crises?



- Responses averaged to 6.89, indicating that respondents felt that the NVC was prepared to respond to a shock like another pandemic, economic downturns, or other crises.

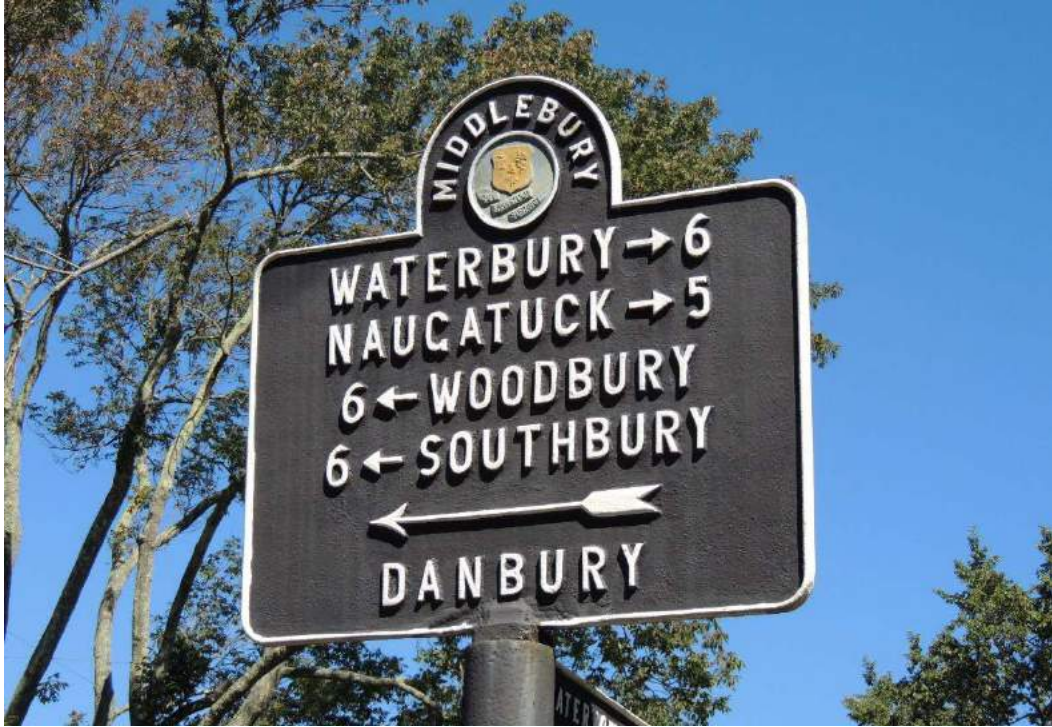
• Note: no response from Plymouth

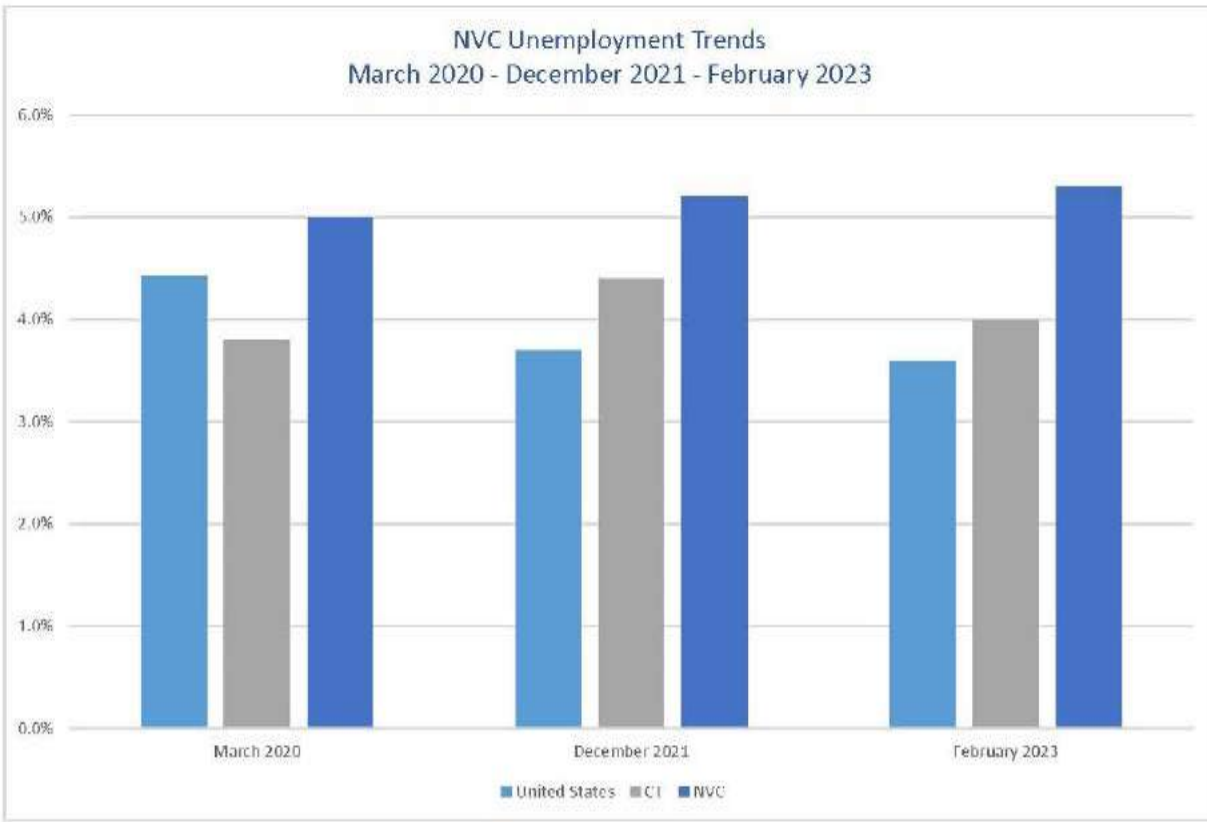
Source: 2023 Survey

Business & Employment Changes

Based on sudden and severe economic conditions of higher unemployment rates and plant closings or a reduction in business employment changes as incorporated within the annual report, EDA has made the entire NVC area eligible to receive funding providing the communities have submitted projects that have been received by the Strategy and Advisory Committees. The CEDS Administration Team contacted each of the 19 chief elected officials, highly recommending that they review their capital infrastructure improvement projects relative to job growth, economic development and Brownfield Redevelopment needs.

EDA has advised all communities of its Economic Development Assistance Programs Application (EDAP) Notice of Funding Opportunity (NOFO). EDA solicits applications from applicants in order to provide investments that support construction, non-construction, planning, technical assistance and revolving loan fund projects under EDA's Public Works program and Economic Adjustment Assistance (EAA) programs. There were 2 projects approved for the NVC EDD both in Waterbury. Ansonia's application was not approved by EDA for the 2022 year.





EDA is providing this Technical Assistance grants for the implementation and monitoring of the 2022-2023 NVC EDD/CEDS. The Annual Report will be prepared and submitted by June 30, 2023.

Local officials have become more aware of the CEDS/EDD process and their participation in the committee meetings improved during the program year including 100% participation in the Annual CEDS Resiliency Survey.

Distressed Communities

The State of Connecticut DECD municipalities and OPM, PIC ranking shows that 4 Distressed Municipalities for 2023 and 6 PICs for 2023 but their rankings varied and in some cases it was significant.

The State of Connecticut DECD latest publication of distressed municipalities as defined by the CT General Statutes Title 32, Chapter 578, and Department of Economic & Community Development Sec. 32-9p has identified twenty five Connecticut municipalities as distressed. Within the NVC CEDS area there are 4 such communities. OPM also lists 6 communities as PIC/private investment municipality. The list ranked by scores is as follows:

Distressed 2022 and PIC 2023			
Municipality	Ranked	Score	PIC*
Ansonia	2	363	10
Derby	14	355	12
Waterbury	8	467	2
Bristol	23	334	17
Naugatuck		342	15
Plymouth		311	21

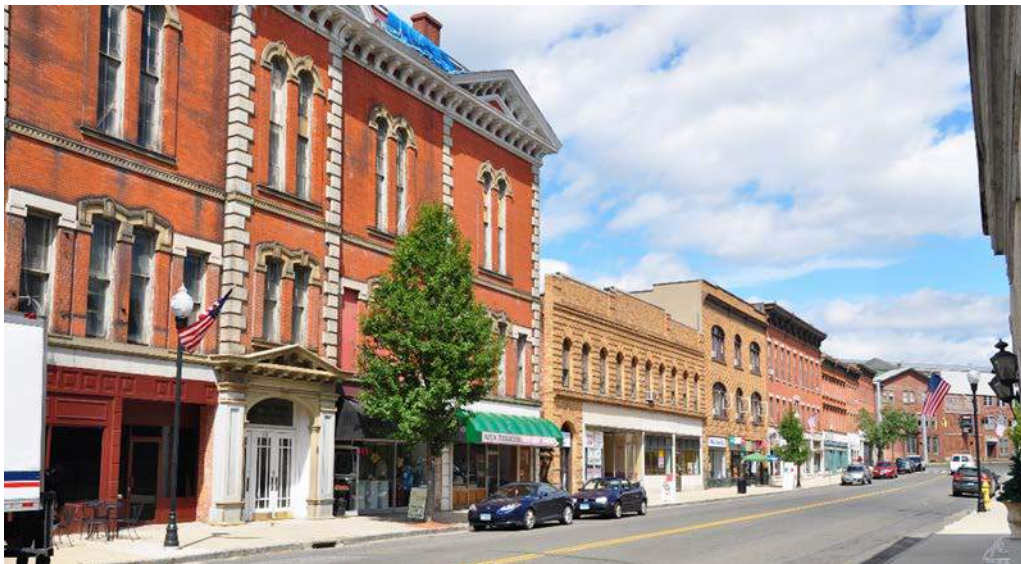
*Public Investment Committee

Sixteen percent of the NVC CEDS area is defined as distressed according to DECD and the US Department of Housing and Urban Development.

Demographics – NVC – 19 Communities

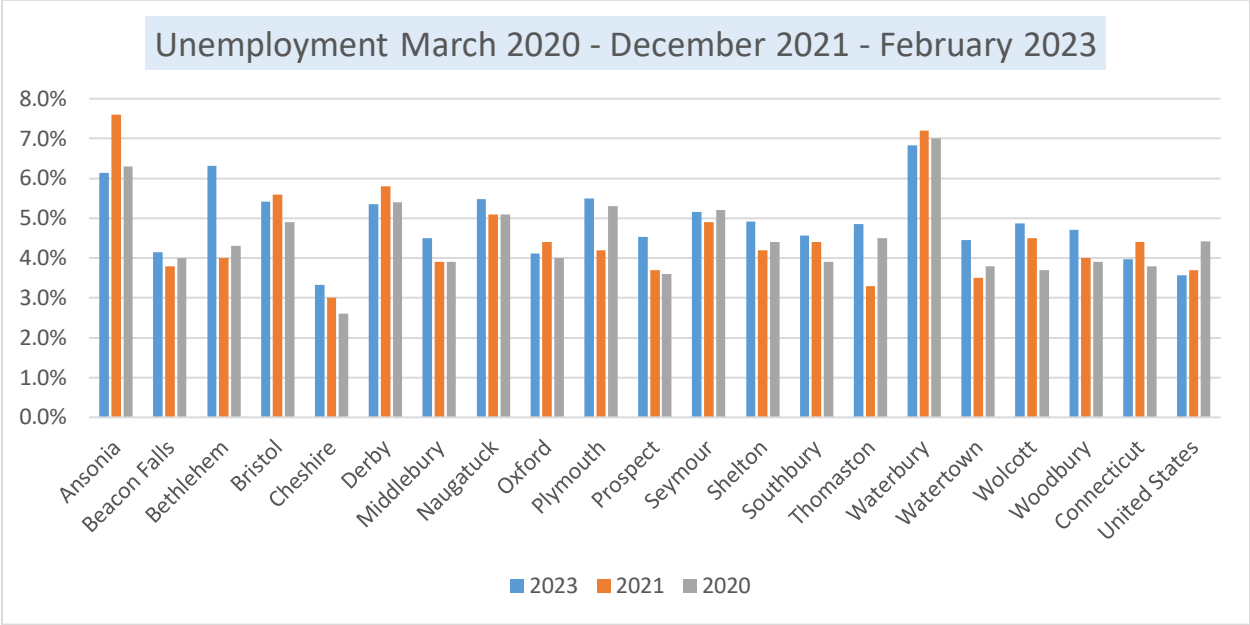
The demographics presented represent the EDD/CEDS 19 communities. The 19 NVC communities population in 2021 was 444,974 per AdvanceCT, a slight decrease of 3,734 citizens. Five communities had an increase: Beacon Falls, Middlebury, Oxford, Prospect and Shelton. All others had decreases (see chart for details). The Connecticut population in 2010 was 3,574,097 and in 2021 it was 3,591,692 (a difference of -17,595).

Fourteen communities had a decrease in population from 2010 to 2021 per AdvanceCT while five communities had a slight increase.



Unemployment and Labor Force Characteristics - NVC February 2020 – February 2023

The Connecticut unemployment rate for the timeframe of February 2022 to February 2023 decreased from 4.9% to 4.0%. The average unemployment rate for the nineteen NVC communities decreased from 5.8% to 5.3%. Eighteen of the nineteen communities were at or above the state unemployment rate with Cheshire the lowest at 3.3%. The United States adjusted rate for the same period went from 3.8% to 3.68%. Eighteen communities were at or above the Federal rate. The labor force for the NVC increased from 231,903 to 232,967 people, an increase of 1,064. Waterbury had the largest labor force with Bristol second and Shelton third. Bethlehem had the smallest labor force.



How would you rate the employment situation in your town compared to one year ago?



- Responses averaged to 5.89, indicating that respondents felt the economic climate in their town was slightly better than the previous year.

Source: CEDS 2023 Survey

Changes in Employment Force and Unemployment Rate over Time

The labor force in the NVC and the State of Connecticut had an overall increase of 1,064 and 41,600 respectively from March 2020 to February 2023. Sixteen of the 19 communities in the NVC had an increase in their labor force from March 2020 to February 2023 per Labor Department Statistics.

Connecticut's employed labor force increased from March 2020 to February 2023 by 57,000 people according to the CT Labor Department. The NVC employed workforce increased by 2,241 people during the same period.

Within the NVC from the period of March 2020 to February 2023 the employment criteria, employed and unemployed and overall unemployment rates improved. The labor force increased by 1,064. The number of unemployed decreased by 1,157 people. The overall unemployment rate for the same period in the NVC was 5.3%. The State of Connecticut was 4.0% and the U.S. was 3.6%. Cheshire had the lowest rate at 3.3%.



Unemployment and Labor Force Characteristics - NVC March 2020 – February 2023

The Connecticut unemployment rate for the period from March 2020 to February 2023 decreased from 4.9% to 4.0%. The average unemployment rate for the nineteen NVC communities decreased from 5.8% to 5.3%. The United States adjusted rate for the same period went from 3.8% to 3.6%. One community (Cheshire) was at or below the national average. Cheshire was the lowest at 3.3% of the NVC community at or below the national average of 3.6%. The labor force for the NVC increased from 231,903 to 232,967 people in February 2023. Waterbury had the largest workforce with Bristol second and Shelton third. Bethlehem had the smallest work force.

Conclusions

The Advisory and Strategy Committees under the leadership of its Chairperson, Sheila O'Malley of the City of Ansonia has continued to develop a partnership with government and business leaders through the EDD/CEDS Outreach process. The public forums continue to have good Citizen Participation.

SEDC/WDC continues to utilize the EDD/CEDS process to encourage economic partners within the nineteen communities and prepare data and information to support one of Connecticut's nine EDD, which are the same as the CT OPM Planning Regions. The Strategy Committee continues to oversee the EDD/CEDS document, maintain, update and adjust, prepare and submit reports, monitor significant changes in the economy, coordinate all committees,

outsource information by communicating with all the partners, all of which are reported in detail throughout the annual update.

Implementation and monitoring of the CEDS will have direct impacts on each of the communities with some communities having a greater economic benefit through economic growth, job expansion, new businesses and/or relocation than others, but the entire region will benefit because job opportunities will be available for all residents of the corridor. The demographics show that all 19 communities had an increase in the labor force during the past year. The NVC labor force statistics improved from February 2022 to February 2023 this is a positive sign concerning the economy's future as we set our vision for 2023/2024. The CEDS process is also to be used as a measuring stick for improving transportation, which is the bloodline for economic growth since the majority of our residents and/or businesses use our highways to commute and to deliver their products and services. Improved rail service on the Waterbury Branch line is strongly recommended by community leaders and legislators.

Connecticut Congressional representatives are aware of the NVC EDD/CEDS and have assisted with economic development grants for our communities. Their assistance in procuring additional grants in aid for our individual communities or a regional organization will have an overall economic benefit.

Summary of Performance Measures

Unemployment in the NVC since the Last CEDS Annual Report

The number of employed has increased in all of the 19 NVC communities since February 2022 thru February 2023, unemployment decreased by 0.5% in the NVC.

The average unemployment rate for the 19 NVC towns fluctuated over time from 6.9% in February 2016 to 5.0% in March 2020 to 9.3% in February 2021 to 5.8% in February 2022 to 5.3% in February 2023.

In February 2023, Cheshire was the only community in the NVC that was below the Connecticut average of 4.0%. In February 2023, the unemployment rate in Waterbury was 2.8 percentage points higher than the Connecticut average. The unemployment rate was 2.1 percentage points higher in Ansonia and 1.4 points higher in Bristol than the Connecticut average.

Overall, number of unemployed in the NVC decreased from December 2020 to February 2023. Overall unemployment again decreased in the NVC by 1,157 jobs.

The overall NVC labor force increased from February 2022 to February 2023 by 1,064. The employed labor force showed an increase from February 2022 to February 2023 of 2,240 jobs.

Executive Summary – CEDS Survey 2023

The CEDS 2023 Survey continues to gauge public stakeholders' perceptions of the CEDS goals, economic climate, public infrastructure and transportation, and brownfields. Respondents felt that the NVC/EDD CEDS fulfills its seven goals moderately well to more than moderately well. They believe that the first five goals (job growth, local infrastructure, transportation and communication, brownfields, and economic expansion) have significant importance while the other two goals (National Heritage Area and philanthropy) are important. Stakeholders rate the economic climate in the NVC/EDD and their towns to be slightly better than compared to one year ago.

The NVC towns and cities believed that their towns were somewhat prepared to withstand a shock like another pandemic, economic downturns, or other crises. Responses averaged to 6.61, indicating somewhat prepared.

They also concluded that the NVC was prepared to respond to a shock like another pandemic, economic downturns, or other crises

All nineteen communities responded to the question regarding how would you rate the local public infrastructure in your town compared to one year ago? 6.26% responded better than one year ago. Stakeholders who took the survey felt that their local transportation was about the same as it was one year ago.

Twelve NVC municipalities report that spending on local infrastructure in their towns has increased over the past year and seven towns indicated no change.

Respondents reported that better than average progress (6.26) had been made on upgrades or expansions to existing highways and roads in their towns over the past year.

Survey respondents concluded that the employment situation was slightly better in their town compare to one year ago (5.89). Responses averaged to 6.17, indicating that respondents felt that the accessibility of job-training programs in the NVC/EDD is slightly better compared to five years ago. Responses averaged to 6.44, indicating that respondents felt that the quality of job-training programs in the NVC/EDD is somewhat better compared to five years ago.

The stakeholder were asked how would you rate the condition of brownfields in your town compared to one year ago? Responses averaged to 6.68, indicating that respondents felt that there was slight improvement from one year ago.

For the fifth year in a row, all stakeholders participated in the NVC EDD/CEDS survey. Each of the 19 towns that responded to this question are willing to keep the NVC EDD/CEDS effort financially viable.

The survey was administered from January 2, 2023 to February 20, 2023.

Total number of responses: 19

Communities participating in the survey: Ansonia, Beacon Falls, Bethlehem, Bristol, Cheshire, Derby, Middlebury, Naugatuck, Oxford, Plymouth, Prospect, Seymour, Shelton, Southbury, Thomaston, Waterbury, Watertown, Wolcott, and Woodbury

Response rate: 19 of the 19 CEDS Towns (100%) for the 5th year in a row. Thanks to all of the communities!

The full survey and questionnaires are on-file at SEDC.



2022-2023 Economic Development and/or Technical Assistance Capital Projects Questionnaire

Naugatuck Valley Corridor - Comprehensive Economic Development Strategy (CEDS) - Economic Development District (EDD)

General Information			
Municipality:	Project Title:		
Chief Elected Official:	Title:		
E-Mail:	Phone:	Fax:	Cell:
Project Contact Person:			
E-Mail:	Phone:	Fax:	Cell:
Address:	City:	State: CT	Zip Code:
Website:			

A. Capital Project Information			
1. Please provide a brief summary of your project including proposed funding use (200 words max):			
2. Number of projects requested? _____ Please prioritize and complete a questionnaire for each project.			
3. Jobs created: Short term jobs: <input type="checkbox"/> 0-25 <input type="checkbox"/> 25-100 Long term jobs: <input type="checkbox"/> 0-25 <input type="checkbox"/> 25-100 <input type="checkbox"/> 100+			
4. Project Infrastructure Needs:			
Roads and Highway Access	<input type="checkbox"/> Adequate	<input type="checkbox"/> Minor Improvements	<input type="checkbox"/> Major Upgrade
Utilities ALL	<input type="checkbox"/> Adequate	<input type="checkbox"/> Minor Improvements	<input type="checkbox"/> Major Upgrade
Sewers (storm water/sanitary)	<input type="checkbox"/> Adequate	<input type="checkbox"/> Minor Improvements	<input type="checkbox"/> Major Upgrade
5. Projects Correlation to Local, Regional and State Development Requirements:			
	Fully Complies	Not Applicable	Comments, if any
Local Plan of Development	<input type="checkbox"/>	<input type="checkbox"/>	
NVC EDD/CEDS	<input type="checkbox"/>	<input type="checkbox"/>	
Regional Plan	<input type="checkbox"/>	<input type="checkbox"/>	
State Development Strategies	<input type="checkbox"/>	<input type="checkbox"/>	
Economic Recovery & Resiliency Plan	<input type="checkbox"/>	<input type="checkbox"/>	

Capital Investment	
Total Project Cost: \$	
Local Investment: \$	
State Investment Agency Name:	
Federal Investment Agency Name:	
Private Investment:	
Are investments currently committed and available? <input type="checkbox"/> yes <input type="checkbox"/> no	
Tax Abatement provided? <input type="checkbox"/> yes <input type="checkbox"/> no <input type="checkbox"/> under consideration	

2022-2023 Economic Development and/or Technical Assistance Capital Projects Questionnaire

Naugatuck Valley Corridor - Comprehensive Economic Development Strategy (CEDS) - Economic Development District (EDD)

Economic Benefit (estimated): _____		
Impact Local Grand List: _____		
Real \$	Personal Property \$	State Tax Benefit \$

Project Status (Planning, Design, Construction Phases)				
Local government status:	<input type="checkbox"/> Approved	<input type="checkbox"/> Pending	<input type="checkbox"/> Unapproved	<input type="checkbox"/> N/A
Local Regulatory approval:	<input type="checkbox"/> Approved	<input type="checkbox"/> Pending	<input type="checkbox"/> Unapproved	<input type="checkbox"/> N/A
State approval:	<input type="checkbox"/> Approved	<input type="checkbox"/> Pending	<input type="checkbox"/> Unapproved	<input type="checkbox"/> N/A
Regional approval:	<input type="checkbox"/> Approved	<input type="checkbox"/> Pending	<input type="checkbox"/> Unapproved	<input type="checkbox"/> N/A
<input type="checkbox"/> Property is owned by municipality	<input type="checkbox"/> Property is in negotiation		<input type="checkbox"/> Property owner is supportive	
<input type="checkbox"/> Property owner is not yet involved	<input type="checkbox"/> Not relevant			
Current status of property:	<input type="checkbox"/> vacant land	<input type="checkbox"/> vacant building in good repair		<input type="checkbox"/> occupied building
	<input type="checkbox"/> vacant building in poor repair			
	<input type="checkbox"/> other explain	Brownfield		
Shovel Ready?	<input type="checkbox"/> Now	<input type="checkbox"/> 6-12 months	<input type="checkbox"/> 1-2 years	<input type="checkbox"/> 3 years and beyond
Which phase applies?	<input type="checkbox"/> Planning	<input type="checkbox"/> Design	<input type="checkbox"/> Bidding Negotiation	<input type="checkbox"/> Construction

B. Technical Assistance Projects ONLY	
1. Project planning and feasibility studies	Land: <input type="checkbox"/> yes <input type="checkbox"/> no Building: <input type="checkbox"/> yes <input type="checkbox"/> no Municipal Owned: <input type="checkbox"/> yes <input type="checkbox"/> no <small>(describe 150 words or less) Please attach a description.</small>

C. Brownfield Project Status	
1. Is your project in a designated/define Brownfield?	<input type="checkbox"/> yes <input type="checkbox"/> no
2. Is your project dependent on Environmental Remediation?	<input type="checkbox"/> yes <input type="checkbox"/> no
3. Is there an accepted Remediation Plan?	<input type="checkbox"/> yes <input type="checkbox"/> no
4. Is a Remediation Plan needed?	<input type="checkbox"/> yes <input type="checkbox"/> no
5. Has an EIE been initiated?	<input type="checkbox"/> yes <input type="checkbox"/> no Stage 1: <input type="checkbox"/> yes <input type="checkbox"/> no Stage 2: <input type="checkbox"/> yes <input type="checkbox"/> no
6. Are you aware of the funding opportunities for Brownfields offered by the Regional Brownfields Partnership?	<input type="checkbox"/> yes <input type="checkbox"/> no
7. Are you a member of the Regional Brownfield Partnership (RBP)?	<input type="checkbox"/> yes <input type="checkbox"/> no
8. Anti-blight Management on Abandoned Site/Building?	<input type="checkbox"/> yes <input type="checkbox"/> no
9. Tax Foreclosure:	<input type="checkbox"/> yes <input type="checkbox"/> no

2022-2023 Economic Development and/or Technical Assistance Capital Projects Questionnaire

Naugatuck Valley Corridor - Comprehensive Economic Development Strategy (CEDS) - Economic Development District (EDD)

Please review and complete this survey by: January 20, 2023

Questions: Please contact Paul Grimmer, President

Shelton Economic Development Corporation (NVC District Office), 25 Brook Street, Shelton, CT 06484 /

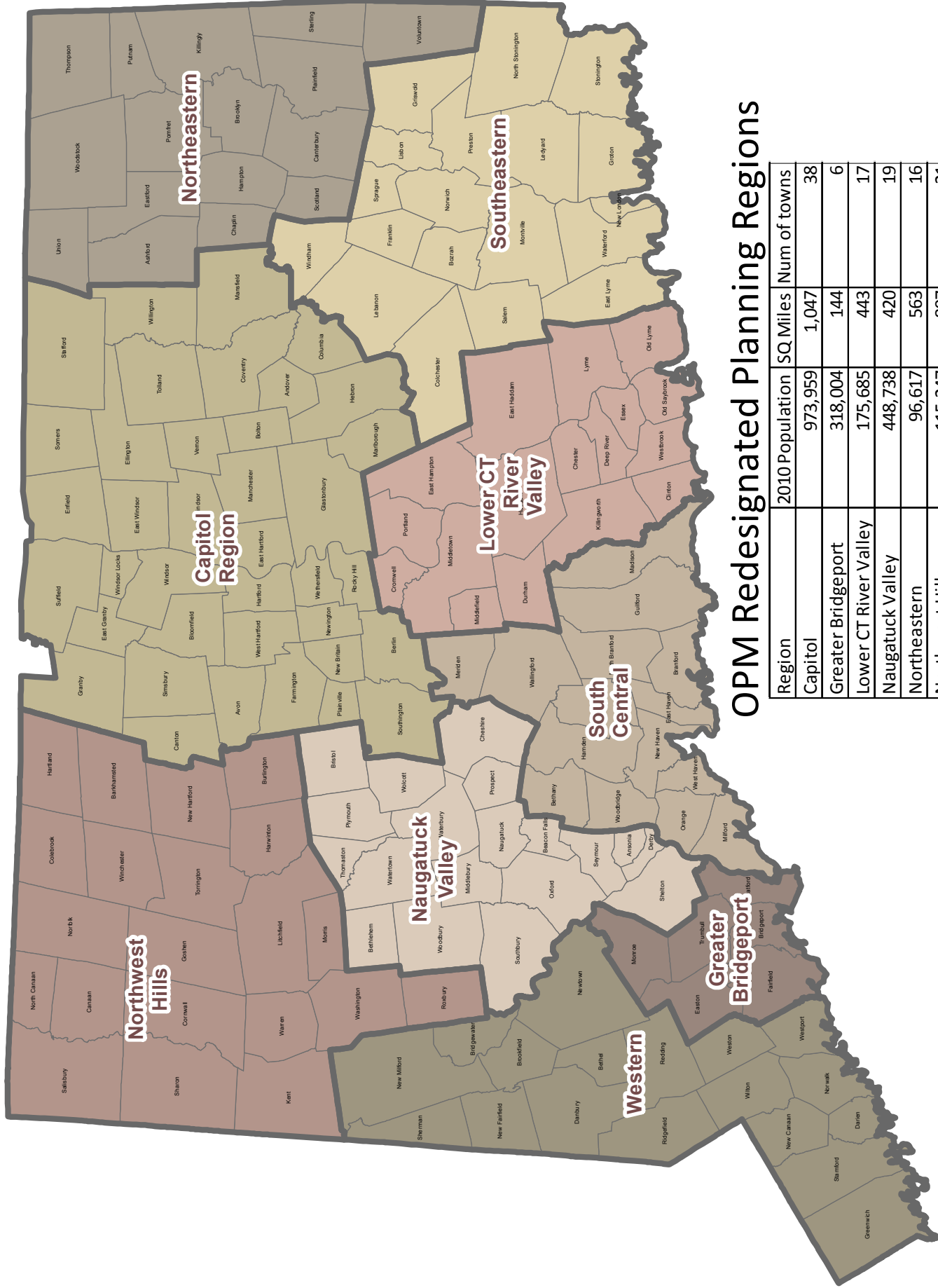
203-924-2521 / Sedc4@sheltonedc1.com

Capital Improvement Project Advancements

City/Project	Activity	Cost	Need
Ansonia	Ansonia Copper MDP, Extrusion Mill	\$10,000,000	Public Works / Renovation
	ACB Access Road	\$3,000,000	Public Works
	ACB Bridge	\$3,626,000	Public Works
	35 North Main St. Demolition	\$2,900,000	Public Works
	Renovation of the Armory	\$8,000,000	Public Works
	Riverside Drive Extension	\$15,000,000	Public Works
Beacon Falls	Data Center	\$200,000,000 Private Investment and \$10,000,000 Local Investment	Public Works
	Beacon Falls/Seymour Road New Access Road	\$20,000,000	NVCOG/CTDOT/FHW A/CTDECD
Cheshire	Parking for Linear Trail	\$500,000	Public Works
	Infrastructure Improvements I-691 & Route 10	\$1,900,000*	Public Works
Derby	67-71 Minerva Street	\$500,000	Public Works
	Downtown Derby Riverfront Development	\$5,000,000	Public Works / Engineering
	Fountain Lake Phase 2	\$5,000,000	Public Works / Engineering
Middlebury	Village Center	\$35,000	Technical Assistance

	Streetscape Plan		
	Design Guidelines	\$35,000	Technical Assistance
Naugatuck	Transit Oriented Development	\$3,500,000	Public Works
	Port of Naugatuck	\$156,000,000	Public Works
Oxford	Sanitary Sewer / Water Expansion	\$4,000,000	Public Works
	Local Infrastructure: Little River Walkway; Riverside Walkway; Sidewalk Quarry Walk; Train Station Shuttle	\$4,000,000	Technical Assistance/Public Works
	Hawley Road Reconstruction	\$2,000,000	Public Works
	Dutton Street Bridge Replacement	\$1,300,000	Public Works
	Rigg Street Reconstruction	\$2,700,000	Public Works
Seymour	Beacon Falls-Seymour Road New Access Road	\$20,000,000	NVCOG/CTDOT/FHW A/CTDECD
	Riverwalk West Side	\$3,000,000	Public Works
	Community Center Renovation	\$7,500,000	Public Works
Shelton	Canal and Wooster Road Reconstruction & Rail Crossing	\$2,500,000	Public Works
	Constitution Boulevard Road Extension	\$10,000,000	Public Works
	Constitution Boulevard Road Extension Phase 2	\$7,500,000	Public Works
	Municipal	\$80,000	Technical Assistance

	Development Planning – Downtown		
Southbury	Kettletown Brownfields Development	\$30,000	Technical Assistance
Thomaston	Downtown Business District Plan	TBD	Technical Assistance
	Plume & Atwood Business Park	TBD*	Technical Assistance/Public Works
	Multi-Road Reconstruction	TBD	Technical Assistance/Public Works
	Downtown Business Streetscape/Sidewalk Connection	TBD	Technical Assistance
Waterbury	East Main Street	\$3,200,000	Public Works
	Brass City Regional Food Hub	\$400,000	Technical Assistance
	Waterbury Active Transportation Economic Resurgence	\$38,000,000 (next phase \$2,500,000)	CT DOT/FHWA



OPM Redesignated Planning Regions

Region	2010 Population	SQ Miles	Num of towns
Capitol	973,959	1,047	38
Greater Bridgeport	318,004	144	6
Lower CT River Valley	175,685	443	17
Naugatuck Valley	448,738	420	19
Northeastern	96,617	563	16
Northwest Hills	115,247	807	21
South Central	570,001	374	15
Southeastern	286,711	619	19
Western	589,135	550	18

NVC EDD/CEDS 19 Towns

**Business and Employment Changes
Sudden and Severe Impacts
CT Labor Department through April 2023**

The NVC EDD CEDS has maintained the businesses that were planning or closed since 2007. For the 2023 Report we are reporting information from April 2014 until April 2023.

The State Labor Department, has listed 26 businesses in the now 19 Towns NVC EDD CEDS area during that time period that have or plan to have, a reduction in their workforce. 2,697 full and/or seasonal jobs have been or will be lost.

During the period April 2022 – April 2023 – one business within the NVC communities announced a reduction in their business workforce. (See list below). WARN Notices

<i>Layoff/Staff Reduction Date</i>	<i>Company Name and Location</i>	<i>Principal Product</i>	<i>Workers Impacted</i>
September 2022	Shoprite of Waterbury	Retail	203
January 2021	Express Delivery, Inc. Bristol	Trucking	61
July 2020	Sheffield Express, LLC Bristol	Trucking	95
July 2020	Systemize Logistics< Bristol	Trucking	53
July 2020	Conodco/Unilever, Shelton	Manufacturing/Research	90
March 2020	121 @ Oxford LLC (DBA 121 Restaurant and Bar), Oxford	Hospitality	41
March 2020	Panera Bread, Bristol	Retail	N/A
April 2020	Precision Resource, Shelton	Manufacturing	51
January 2019	Petland Discount Inc. Southbury & Derby	Retail	7
February 2019	Spectrum Pharmaceuticals, Middlebury	Pharmaceutical	3
May 2019	Durham School Services, L.P., Shelton	Contract Loss	107
June 2019	Hubble Lighting, Newtown	Manufacturing	143
September 2019	Urban Mobility Now, LLC, Bristol	Contract Dissolution	74
April 2018	Birmingham Health Center, Derby	HealthCare	

<i>April 2018</i>	Dannon Company, LLC, Naugatuck	Manufacturing	147
<i>November 2018</i>	Danone US LLC, Naugatuck	Manufacturing	129
<i>June 2017</i>	SEDEXO, Inc., Shelton	HealthCare	54
<i>May 2017</i>	Walmart, Bristol	Retail	114
<i>August 9, 2016</i>	CSC Holdings, Shelton	Cable Provider	482
<i>July 11, 2016</i>	Adams, Derby	Grocery	64
<i>May 17, 2016</i>	Compass Group USA, Newtown	DBA Chartwells	40
<i>March 16, 2016</i>	Walmart, Derby	Retail Store	143
<i>July 2015</i>	Community Development Institute Head Start, Waterbury/Naugatuck	Educational	56
<i>March 2015</i>	SSC Disability Services, LLC, Shelton	Veterans Advocacy	47
<i>August 2014</i>	REM Connecticut, Watertown/Waterbury	Nursing Home	342
<i>January 2014</i>	Macy's Logistics & Operations, Cheshire	Warehouse/ Manufacturing	151

**Naugatuck Valley Corridor Population Trends
2010 - 2021 - 2025**

	2010	2021	2025	DIFFERENCE		DIFFERENCE		% Change 2010-2021	% Change 2021-2025
	Census	AdvancedCT	CDC	2010-2021	2021-2025	2010-2021	2021-2025		
Connecticut	3,574,097	3,591,692	3,618,755	17,595	27,063	17,595	27,063	0.5%	0.7%
NVC Towns	448,708	444,974	459,557	-3,734	14,583	-3,734	14,583	-0.8%	3.2%
Ansonia	19,249	18,802	20,265	-447	1,463	-447	1,463	-2.3%	7.2%
Beacon Falls	6,049	6,168	6,532	119	364	119	364	2.0%	5.6%
Bethlehem	3,607	3,433	3,596	-174	163	-174	163	-4.8%	4.5%
Bristol	60,477	60,218	59,395	-259	-823	-259	-823	-0.4%	-1.4%
Cheshire	29,261	29,147	28,937	-114	-210	-114	-210	-0.4%	-0.7%
Derby	12,902	12,485	13,553	-417	1,068	-417	1,068	-3.2%	7.9%
Middlebury	7,575	7,739	8,412	164	673	164	673	2.2%	8.0%
Naugatuck	31,862	31,347	32,537	-515	1,190	-515	1,190	-1.6%	3.7%
Oxford	12,683	13,086	15,695	403	2,609	403	2,609	3.2%	16.6%
Plymouth	12,213	11,711	12,156	-502	445	-502	445	-4.1%	3.7%
Prospect	9,405	9,705	9,702	300	-3	300	-3	3.2%	0.0%
Seymour	16,540	16,508	16,880	-32	372	-32	372	-0.2%	2.2%
Shelton	39,559	41,141	41,828	1,582	687	1,582	687	4.0%	1.6%
Southbury	19,904	19,681	19,164	-223	-517	-223	-517	-1.1%	-2.7%
Thomaston	7,887	7,599	7,781	-288	182	-288	182	-3.7%	2.3%
Waterbury	110,366	108,276	114,896	-2,090	6,620	-2,090	6,620	-1.9%	5.8%
Watertown	22,514	21,751	21,640	-763	-111	-763	-111	-3.4%	-0.5%
Wolcott	16,680	16,615	16,885	-65	270	-65	270	-0.4%	1.6%
Woodbury	9,975	9,562	9,703	-413	141	-413	141	-4.1%	1.5%
Totals	448,708	444,974	459,557	-3,734	14,583	-3,734	14,583	-0.8%	3.2%

Employment
Annual Averages March 2020 - December 2021 - February 2023
Employment in Connecticut, the U.S. and the NVC Towns

	March 2020			December 2021			February 2023					
	Labor Force	Employed	Unemployed Rate	Labor Force	Employed	Unemployed Rate	Labor Force	Employed	Unemployed Rate			
Connecticut	1,915,644	1,842,200	73,444	3.8%	1,832,500	1,751,000	81,400	4.4%	1,910,900	1,835,100	75,800	3.97%
U.S. (Adjusted)	162,721,000	155,536,000	7,185,000	4.4%	161,696,000	155,732,000	5,964,000	3.4%	166,251,000	160,315,000	5,936,000	3.57%
NVC Towns	234,901	223,162	11,729	5.0%	226,945	215,190	11,755	5.2%	232,967	220,576	12,401	5.32%
Ansonia	9,217	8,628	579	6.3%	8,959	8,280	679	7.6%	9,134	8,574	560	6.1%
Beacon Falls	3,562	3,420	142	4.0%	3,443	3,312	131	3.8%	3,545	3,398	147	4.1%
Bethlehem	1,947	1,864	83	4.3%	1,881	1,805	76	4.0%	1,964	1,849	124	6.3%
Bristol	33,535	31,883	1,652	4.9%	32,153	30,351	1,802	5.6%	32,803	31,027	1,776	5.4%
Cheshire	15,816	15,397	419	2.6%	15,720	15,246	474	3.0%	16,064	15,530	534	3.3%
Derby	6,593	6,239	354	5.4%	6,351	5,981	370	5.8%	6,545	6,195	350	5.3%
Middlebury	4,011	3,856	155	3.9%	3,885	3,734	151	3.9%	4,021	3,840	181	4.5%
Naugatuck	17,263	16,385	878	5.1%	16,719	15,869	850	5.1%	17,086	16,151	935	5.5%
Oxford	7,301	7,008	293	4.0%	7,026	6,718	308	4.4%	7,302	7,002	300	4.1%
Plymouth	6,720	6,366	354	5.3%	6,337	6,069	268	4.2%	6,556	6,196	360	5.5%
Prospect	5,620	5,416	204	3.6%	5,445	5,246	199	3.7%	5,659	5,403	256	4.5%
Seymour	8,952	8,487	465	5.2%	8,557	8,135	422	4.9%	8,883	8,425	458	5.2%
Shelton	21,969	21,003	966	4.4%	21,017	20,133	884	4.2%	21,988	20,906	1,082	4.9%
Southbury	8,649	8,312	337	3.9%	8,338	7,968	370	4.4%	8,673	8,277	396	4.6%
Thomaston	4,807	4,590	217	4.5%	4,523	4,375	148	3.3%	4,696	4,468	228	4.9%
Waterbury	50,535	46,983	3,552	7.0%	49,030	45,504	3,526	7.2%	49,693	46,297	3,396	6.8%
Watertown	12,935	12,441	494	3.8%	12,490	12,049	441	3.5%	12,881	12,308	573	4.4%
Wolcott	9,915	9,549	366	3.7%	9,687	9,248	439	4.5%	9,947	9,462	485	4.9%
Woodbury	5,554	5,335	219	3.9%	5,384	5,167	217	4.0%	5,527	5,267	260	4.7%
Totals	234,901	223,162	11,729	5.0%	226,945	215,190	11,755	5.2%	232,967	220,575	12,401	5.3%

CORONAVIRUS IMPACT ON THE NAUGATUCK VALLEY CORRIDOR

	February 2022			February 2023				
	Labor Force	Employed	Unemployed	Rate	Labor Force	Employed	Unemployed	Rate
Connecticut	1,869,300	1,778,100	91,200	4.9%	1,910,900	1,835,100	75,800	4.0%
U.S. (Adjusted)	163,991,000	157,722,000	6,270,000	3.82%	166,251,000	160,315,000	5,936,000	3.6%
NVC Towns	231,903	218,335	13,558	5.8%	232,967	220,576	12,401	5.3%
Ansonia	9,116	8,421	695	7.6%	9,134	8,574	560	6.1%
Beacon Falls	3,525	3,374	151	4.3%	3,545	3,398	147	4.1%
Bethlehem	1,967	1,827	140	7.1%	1,964	1,849	124	6.3%
Bristol	32,927	30,864	2,063	6.3%	32,803	31,027	1,776	5.4%
Cheshire	15,851	15,324	527	3.3%	16,064	15,530	534	3.3%
Derby	6,461	6,084	377	5.8%	6,545	6,195	350	5.3%
Middlebury	3,968	3,814	154	3.9%	4,021	3,840	181	4.5%
Naugatuck	17,071	16,038	1033	6.1%	17,086	16,151	935	5.5%
Oxford	7,198	6,868	320	4.4%	7,302	7,002	300	4.1%
Plymouth	6,534	6,156	378	5.8%	6,556	6,196	360	5.5%
Prospect	5,654	5,366	288	5.1%	5,659	5,403	256	4.5%
Seymour	8,778	8,275	503	5.7%	8,883	8,425	458	5.2%
Shelton	21,686	20,534	1152	5.3%	21,988	20,906	1,082	4.9%
Southbury	8,584	8,129	455	5.3%	8,673	8,277	396	4.6%
Thomaston	4,636	4,438	198	4.3%	4,696	4,468	228	4.9%
Waterbury	49,820	45,974	3,846	7.7%	49,693	46,297	3,396	6.8%
Watertown	12,754	12,223	531	4.2%	12,881	12,308	573	4.4%
Wolcott	9,853	9,396	457	4.6%	9,947	9,462	485	4.9%
Woodbury	5,520	5,230	290	5.3%	5,527	5,267	260	4.7%
Totals	231,903	218,335	13,558	5.8%	232,967	220,575	12,401	5.3%

February 2023

	Labor Force	Employed	Unemployed	Rate
Connecticut	1,910,900	1,835,100	75,800	4.0%
U.S. (Adjusted)	166,251,000	160,315,000	5,936,000	3.6%
NVC Towns	232,967	220,576	12,401	5.3%
Ansonia	9,134	8,574	560	6.1%
Beacon Falls	3,545	3,398	147	4.1%
Bethlehem	1,964	1,849	124	6.3%
Bristol	32,803	31,027	1,776	5.4%
Cheshire	16,064	15,530	534	3.3%
Derby	6,545	6,195	350	5.3%
Middlebury	4,021	3,840	181	4.5%
Naugatuck	17,086	16,151	935	5.5%
Oxford	7,302	7,002	300	4.1%
Plymouth	6,556	6,196	360	5.5%
Prospect	5,659	5,403	256	4.5%
Seymour	8,883	8,425	458	5.2%
Shelton	21,988	20,906	1,082	4.9%
Southbury	8,673	8,277	396	4.6%
Thomaston	4,696	4,468	228	4.9%
Waterbury	49,693	46,297	3,396	6.8%
Watertown	12,881	12,308	573	4.4%
Wolcott	9,947	9,462	485	4.9%
Woodbury	5,527	5,267	260	4.7%
Totals	232,967	220,575	12,401	5.3%

February 2022

	Labor Force	Employed	Unemployed	Rate
Connecticut	1,869,300	1,778,100	91,200	4.9%
U.S. (Adjusted)	163,991,000	157,722,000	6,270,000	3.8%
NVC Towns	231,903	218,335	13,558	5.8%
Ansonia	9,116	8,421	695	7.6%
Beacon Falls	3,525	3,374	151	4.3%
Bethlehem	1,967	1,827	140	7.1%
Bristol	32,927	30,864	2,063	6.3%
Cheshire	15,851	15,324	527	3.3%
Derby	6,461	6,084	377	5.8%
Middlebury	3,968	3,814	154	3.9%
Naugatuck	17,071	16,038	1,033	6.1%
Oxford	7,198	6,868	320	4.4%
Plymouth	6,534	6,156	378	5.8%
Prospect	5,654	5,366	288	5.1%
Seymour	8,778	8,275	503	5.7%
Shelton	21,686	20,534	1,152	5.3%
Southbury	8,584	8,129	455	5.3%
Thomaston	4,636	4,438	198	4.3%
Waterbury	49,820	45,974	3,846	7.7%
Watertown	12,754	12,223	531	4.2%
Wolcott	9,853	9,396	457	4.6%
Woodbury	5,520	5,230	290	5.3%
Totals	231,903	218,335	13,558	5.8%

December 2022

	Labor Force	Employed	Unemployed	Rate
Connecticut	1,882,300	1,823,400	58,900	3.1%
U.S. (Adjusted)	164,224,000	158,872,000	5,352,000	3.3%
NVC Towns	231,381	222,963	8,428	3.6%
Ansonia	9,045	8,618	427	4.7%
Beacon Falls	3,525	3,436	89	2.5%
Bethlehem	1,940	1,861	79	4.1%
Bristol	32,696	31,550	1,136	3.5%
Cheshire	16,096	15,739	357	2.2%
Derby	6,456	6,226	230	3.6%
Middlebury	4,000	3,884	116	2.9%
Naugatuck	16,943	16,335	608	3.6%
Oxford	7,262	7,038	224	3.1%
Plymouth	6,507	6,298	209	3.2%
Prospect	5,626	5,465	161	2.9%
Seymour	8,764	8,468	316	3.6%
Shelton	21,735	21,014	721	3.3%
Southbury	8,605	8,319	286	3.3%
Thomaston	4,663	4,541	122	2.6%
Waterbury	49,308	46,825	2,483	5.0%
Watertown	12,825	12,449	376	2.9%
Wolcott	9,879	9,570	309	3.1%
Woodbury	5,506	5,327	179	3.3%
Totals	231,381	222,963	8,428	3.6%

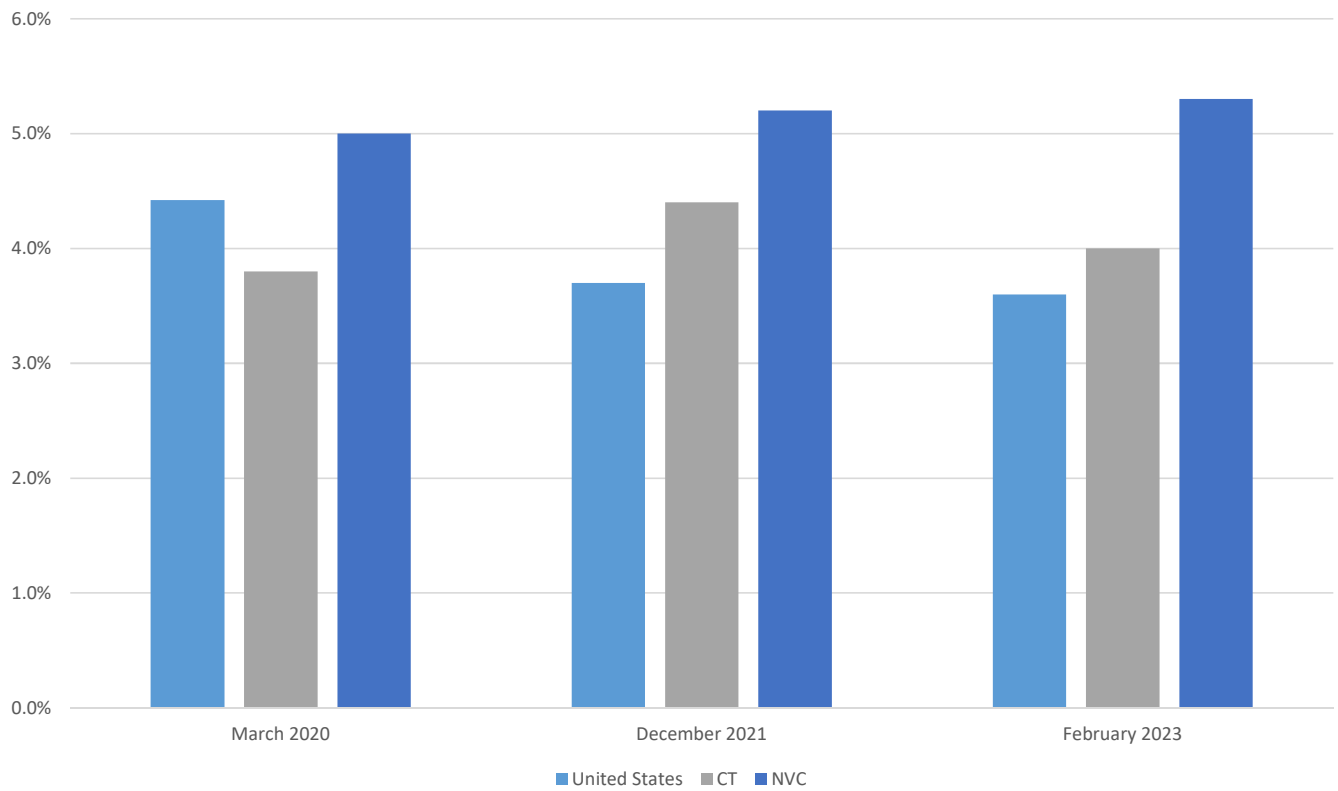
December 2021

	Labor Force	Employed	Unemployed	Rate
Connecticut	1,832,500	1,751,000	81,400	4.4%
U.S. (Adjusted)	161,696,000	155,732,000	5,964,000	3.7%
NVC Towns	226,945	215,190	11,755	5.2%
Ansonia	8,959	8,280	679	7.6%
Beacon Falls	3,443	3,312	131	3.8%
Bethlehem	1,881	1,805	76	4.0%
Bristol	32,153	30,351	1,802	5.6%
Cheshire	15,720	15,246	474	3.0%
Derby	6,351	5,981	370	5.8%
Middlebury	3,885	3,734	151	3.9%
Naugatuck	16,719	15,869	850	5.1%
Oxford	7,026	6,718	308	4.4%
Plymouth	6,337	6,069	268	4.2%
Prospect	5,445	5,246	199	3.7%
Seymour	8,557	8,135	422	4.9%
Shelton	21,017	20,133	884	4.2%
Southbury	8,338	7,968	370	4.4%
Thomaston	4,523	4,375	148	3.3%
Waterbury	49,030	45,504	3,526	7.2%
Watertown	12,490	12,049	441	3.5%
Wolcott	9,687	9,248	439	4.5%
Woodbury	5,384	5,167	217	4.0%
Totals	226,945	215,190	11,755	5.2%

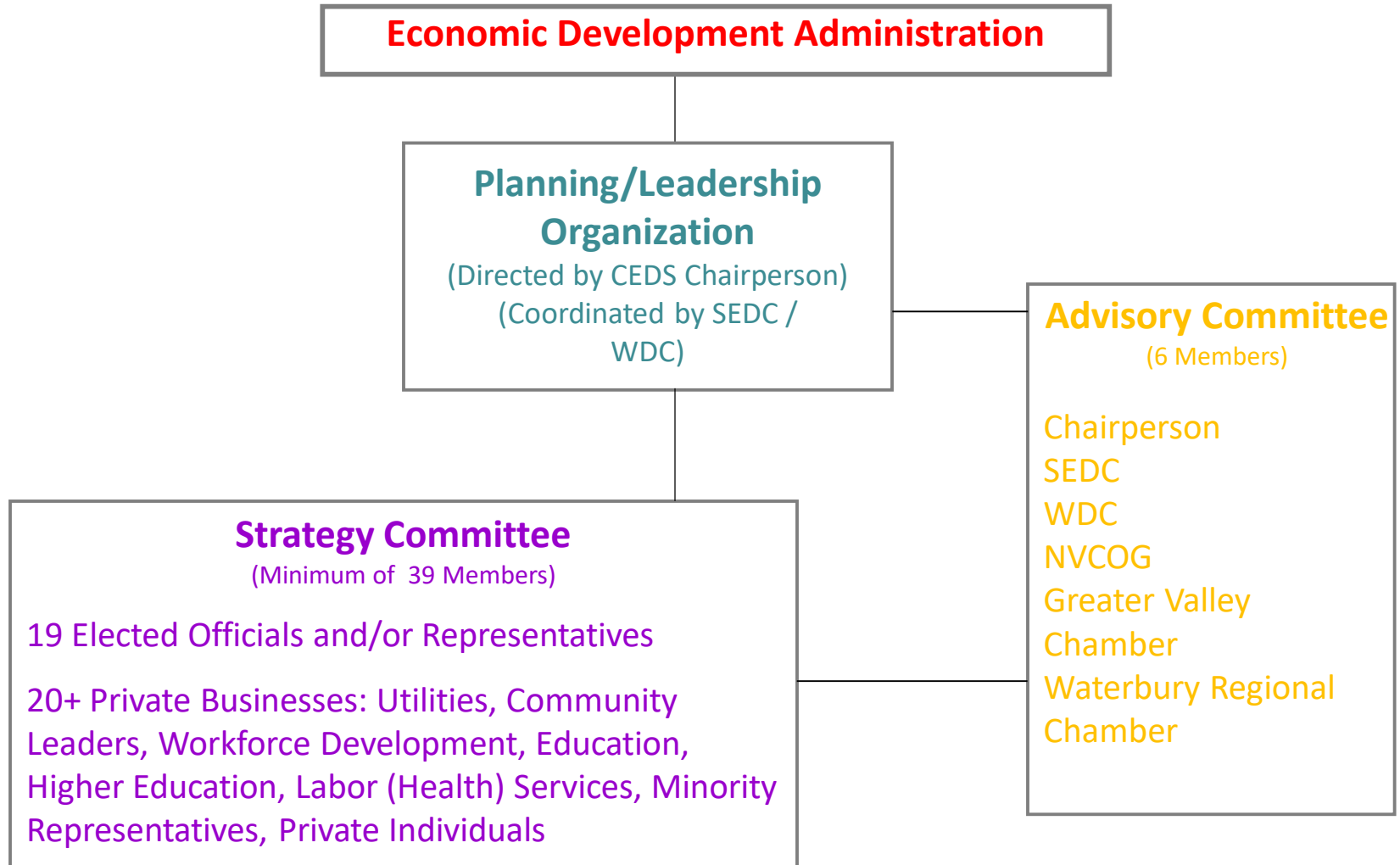
Mar-20

	Labor Force	Employed	Unemployed	Rate
Connecticut	1,915,644	1,842,200	73,444	3.8%
U.S. (Adjusted)	162,721,000	155,536,000	7,185,000	4.42%
NVC Towns	234,901	223,162	11,729	5.0%
Ansonia	9,217	8,628	579	6.3%
Beacon Falls	3,562	3,420	142	4.0%
Bethlehem	1,947	1,864	83	4.3%
Bristol* (2015)	33,535	31,883	1,652	4.9%
Cheshire	15,816	15,397	419	2.6%
Derby	6,593	6,239	354	5.4%
Middlebury	4,011	3,856	155	3.9%
Naugatuck	17,263	16,385	878	5.1%
			#DIV/0!	
Oxford	7,301	7,008	293	4.0%
Plymouth* (2015)	6,720	6,366	354	5.3%
Prospect	5,620	5,416	204	3.6%
Seymour	8,952	8,487	465	5.2%
Shelton	21,969	21,003	966	4.4%
Southbury	8,649	8,312	337	3.9%
Thomaston	4,807	4,590	217	4.5%
Waterbury	50,535	46,983	3,552	7.0%
Watertown	12,935	12,441	494	3.8%
Wolcott	9,915	9,549	366	3.7%
Woodbury	5,554	5,335	219	3.9%
Totals	234,901	223,162	11,729	5.0%

NVC Unemployment Trends March 2020 - December 2021 - February 2023

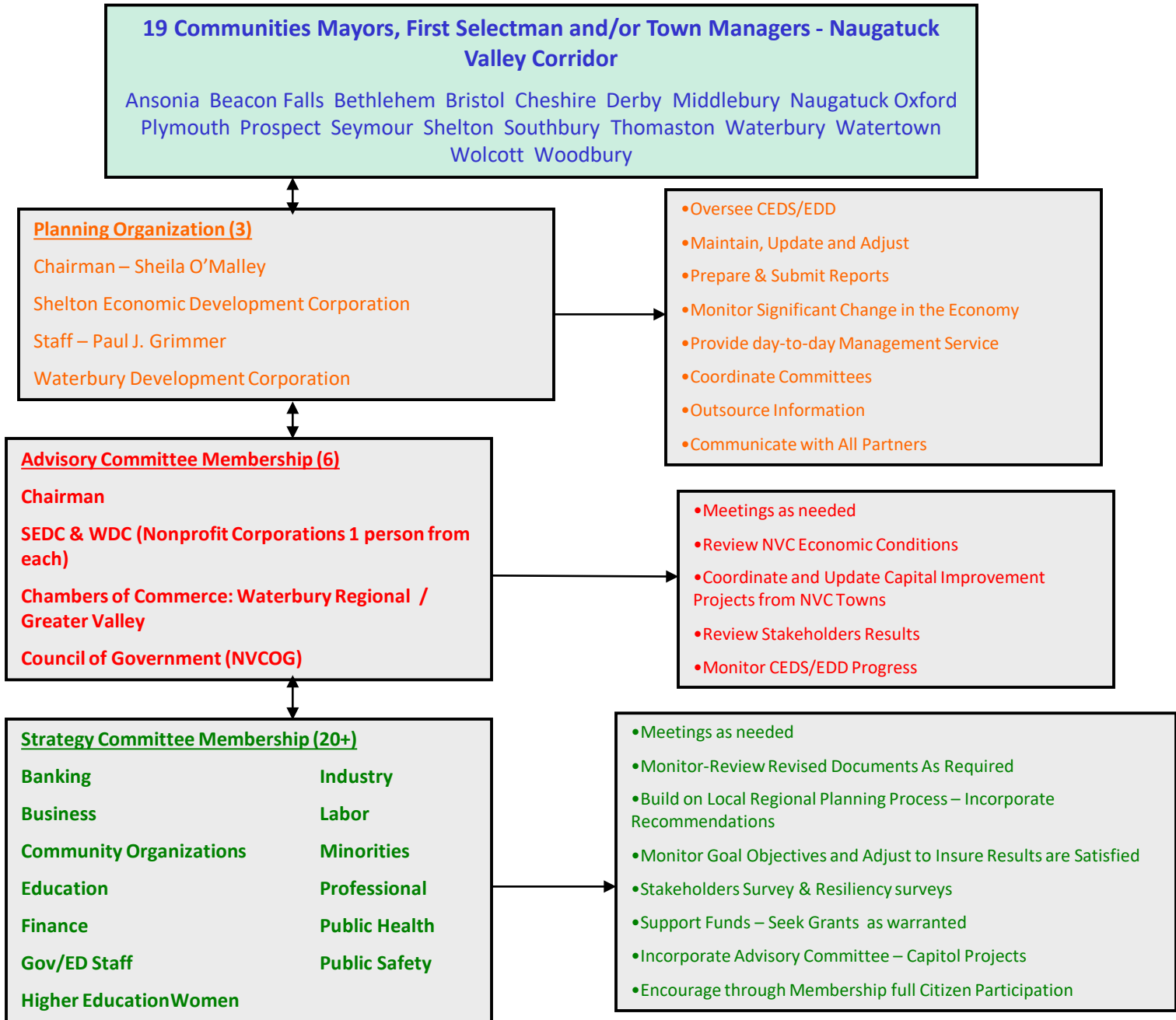


NVC EDD CEDS
Naugatuck Valley Corridor Organizational Chart
Program Year July 1, 2022 to June 30, 2023



2022-2023 NVC EDD CEDS - ED22PHI3020059

Implementation/Coordination of Partners



**NVC EDD CEDS
Strategy Committee
Program Year July 1, 2022 – June 30, 2023
Organization Chart**

Government Membership:

One Member from each of the 19 Communities
(Mayor-First Selectman-Town Manager)

Ansonia Beacon Falls Bethlehem Bristol Cheshire Derby Middlebury Naugatuck Oxford
Plymouth Prospect Seymour Shelton Southbury Thomaston Waterbury Watertown Wolcott
Woodbury

Private & Non-Profit Representatives (20+):

Chambers of Commerce:

Greater Valley Chamber of Commerce

Waterbury Regional Chamber of Commerce

Nonprofit Corporations:

Shelton Economic Development Corporation

Waterbury Development Corporation

Councils of Government (19 Towns):

Naugatuck Valley Council of Government

Banking/Finance

Business

Government/Economic Development Staff

Labor

Work Force Development

Higher Education

Community Organizations

Industry

Utilities

Minorities

Public Health

Women

Chairman selected from membership

Brownfields

Background

West Central Connecticut has a long history of industrial production and innovation. Driven initially by the power of moving water, companies of all sizes built production facilities along the Naugatuck and Housatonic Rivers and their tributaries. The brass, copper, rubber, and timepiece production industries, among others, drove the economy of the Naugatuck Valley for generations. Now, following the decline of those industries, the region is left with the physical remains of their industrial facilities, including contamination. The brick-and-mortar buildings left behind by these industries are perhaps the most visible examples of brownfield sites in our region. According to the Environmental Protection Agency (EPA), a brownfield is a property, the expansion, redevelopment, or reuse of which may be complicated by the presence of potential presence of a hazardous substance, pollutant, or contaminant. Brownfield designated sites are not exclusive to older manufacturing buildings, however. A brownfield may be designated anywhere known or suspected environmental contamination has hindered investment in a parcel. Brownfield sites can range in scale from vacant auto-repair facilities and dry cleaners to underutilized historic commercial properties and former agricultural lands. More familiar are the sprawling abandoned industrial campuses, conjured to demonstrate the very real investment needs and opportunities regions like ours have.

Some brownfield properties may require relatively small investments to make them safe for occupancy. Other brownfields require clean-up actions that far exceed the value of the property. Private parties often choose to avoid locations suspected of requiring environmental clean-up activities because the potential cost of remediation may exceed the value of the property, reduce the potential for profit, or represent financial risks too great or uncertain for lenders to finance. Nevertheless, it is in our communities' best interest to find solutions for these properties. The remediation and reuse of these properties protects public health, creates jobs and vibrancy, and supports the efficient use of existing infrastructure. Consistent with historic development patterns, many brownfields are located in areas served by public transit and are located in areas with water, sewer, energy, and road facilities. The latter is critical. Road maintenance together with road widening and new road construction is one of our nation's largest public liabilities long-term. Utilizing existing road footprints more efficiently for living and development will contribute to fiscal sustainability at both the local and state levels. Although more challenging than developing clean and clear sites ("Greenfields"), prioritizing the reuse of brownfields strengthens a community's employment opportunities, housing options, and contributes to our region's overall economic resiliency.

Environmental Regulation Governing Brownfields in the U.S. and Connecticut

Environmental regulation that affects brownfield properties in Connecticut is shaped by legislation at both the state and federal levels. Most federal environmental statutes are monitored by the U.S. Environmental Protection Agency (EPA) and its compliance monitoring programs. These programs were enabled by a body of legislation conceived over decades including the bills below:

- Clean Air Act (CAA)
- Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA).
- Clean Water Act (CWA)
- Federal Insecticide, Fungicide, and Rodenticide Act (FIFRA)

- Resource Conservation and Recovery Act (RCRA)
- Safe Drinking Water Act (SDWA)
- Toxic Substances Control Act (TSCA)

The 1976 Resource Conservation and Recovery Act (RCRA) is the primary law governing the disposal of solid and hazardous wastes in the United States. RCRA established programs for managing solid waste, hazardous waste, and underground storage tanks. These programs set criteria for waste disposal, prohibited open dumping of solid waste, established a system of controlling hazardous waste through EPA, and regulated underground storage tanks containing hazardous substances and petroleum. The contemporaneous Toxic Substances Control Act (TSCA) provided EPA authority to regulate chemical substances and mixtures from production through use and disposal (with the exception of pesticides addressed under FIFRA). Common contaminants like PCBs, asbestos, and lead based paint are regulated under TSCA and are subject to compliant remediation practices. These landmark federal acts designed the role the federal government plays in the health of the environment. Through decades of iterating, they have been shaped into what is known today to be one of the most significant bodies of legislation implemented in the twentieth century. While many good outcomes were witnessed at the national level, the processes and procedures that these laws created did not solve all issues at the local and state levels.

Recognizing the financial and legal burden that contaminated sites present to all levels of government and the private sector alike, the EPA began piloting a brownfields funding program in the mid-1990s. The pilot programs were intended to direct funding to high priority sites identified by municipalities. With community support and input, the funding began a now twenty-year history of federal investment implemented by local governments on sites challenged by known or suspected contamination. In contrast to the superfund site programs conducted under CERCLA, largely led by EPA staff on vast sites with extensive contamination, these programs encouraged ground up collaboration to realize good outcomes on more manageable properties. One such pilot was the Naugatuck Valley Pilot program established in 1996.

While the EPA has the primary role of regulating hazardous substances and chemical contaminants in soils, structures, and water resources, states have enacted their own legislation to fulfill requirements of federal environmental laws and to address environmental concerns specific to their respective regions. As in all U.S. states and territories, Connecticut in 1971 established the Connecticut Department of Environmental Protection (CT DEP) to oversee and aid in the implementation of environmental law. The CT DEP was consolidated with the Department of Public Utility Control in 2011 to create the current Connecticut Department of Energy and Environmental Protection (CT DEEP). In addition to federal environmental laws, Connecticut has its own set of regulations governing brownfields. The Remediation Standards Regulations (RSRs) set guidelines and standards that may be used at any site to determine remediation needs. While the RSRs alone do not trigger any required actions, Connecticut has enacted legislation surrounding the sale and transfer of contaminated sites that does set mandatory assessment and remediation milestones. Connecticut's property transfer law, commonly known as the Transfer Act, applies to sites that qualify as an establishment. An establishment is defined as any site meeting the following criteria stipulated by Connecticut General Statute 22a-134 Section 3):

“Establishment” means any real property at which or any business operation from which (A) on or after November 19, 1980, there was generated, except as the result

of (i) remediation of polluted soil, groundwater or sediment, or (ii) the removal or abatement of building materials, more than one hundred kilograms of hazardous waste in any one month, (B) hazardous waste generated at a different location was recycled, reclaimed, reused, stored, handled, treated, transported or disposed of, (C) the process of dry cleaning was conducted on or after May 1, 1967, (D) furniture stripping was conducted on or after May 1, 1967, or (E) a vehicle body repair facility was located on or after May 1, 1967”

More than any other state level brownfield regulation, the Transfer Act has had perhaps the most profound effect on brownfield redevelopment in Connecticut. Since it was signed into law in 1985, the Transfer Act has been modified to address the ground level needs of developers and municipalities to realize successful remediation and redevelopment projects. CT DEEP and the Connecticut Department of Economic and Community Development (CT DECD) work collaboratively to oversee and implement brownfields grants and loans, voluntary remediation programs, and liability relief programs enabled by the legislature. The Abandoned Brownfield Cleanup (ABC) program, for example, provides liability relief and allows Transfer Act sites with limited existing environmental conditions to enter into an expedited environmental closure process. This program ensures environmental remedial management and safety while providing banks and developers more certainty and fewer administrative requirements stipulated in the original Transfer Act. In the past, many brownfield sites subject to the Transfer Act required massive investments in time and resources from the public and private sectors. Programs like the ABC make brownfields more feasible sites for all types of redevelopment projects, small and large.

Regional and Municipal Brownfield Programs

The Naugatuck Valley Council of Governments (NVCOG) hosts the Regional Brownfields Partnership (RBP) to help municipalities meet the challenges of brownfield properties. The RBP grew out of the Naugatuck Valley Pilot program established by EPA's 1996 pilot funding round. Since then, the RBP has expanded to 25 eligible cities and towns in west central Connecticut. The RBP is geographically diverse, representing a collection of historic downtowns, neighborhood centers, and surrounding suburban and rural communities from Torrington to Shelton north to south and Newtown to Berlin west to east.

Municipalities and affiliated economic development organizations do much of the groundwork on brownfield properties. Municipalities eligible to participate in the Regional Brownfields Partnership may choose to maximize staff capacity by requesting the assistance of the Naugatuck Valley Council of Governments. Outside of NVCOG brownfields programs, most local work dedicated to brownfield activities is completed by municipal economic development professionals and municipal planning staff in coordination with chief elected officials. In publicly funded assessment and remediation projects, technical activities are largely conducted by Licensed Environmental Professionals (LEPs) contracted by the municipality or by the state. This privatized system of environmental professionals seeks approval from and works cooperatively with regulatory agencies to fulfill assessment and remediation activities required by state and federal law. As state and federal funding for brownfield assessment and remediation has been made more available in the last decade, many municipalities have chosen to dedicate staff time to managing brownfields related activities. A high return on investment in addition to the immense public benefit that brownfield projects yield makes prioritizing such work at all levels an appropriate and rational allocation. The Connecticut DECD estimates that nearly seven dollars are leveraged for every one dollar invested in its brownfield properties.

At the request of a dues paying municipal member of the Regional Brownfields Partnership, the NVCOG brownfields team may conduct initial site investigations for any given property address at no additional cost. Such work may include researching past assessments conducted on the site, reviewing any files available through CT DEEP, and meeting with chief elected officials and municipal staff. The process is guided by a context specific approach to each site. There are several physical, legal, and historical characteristics that affect how a brownfield property might move through the assessment, cleanup, and redevelopment process. These include site ownership, location, historical use, current use, past assessment history, history of transfer, ground, and surface water resources on or in close proximity to the site, and more. If a site appears to be a good candidate for further assistance, NVCOG staff will discuss a strategy for bringing the site through the brownfields process. Additional assistance may be completed through a negotiated maximum fee to the municipality attached to a scope of services, billed on a per diem basis. Services include but are not limited to preparation of grant applications, preparation of liability relief applications, project management, and strategy development.

Over the last two decades, NVCOG staff have been involved in hundreds of brownfield site inquiries.

As a service to members of the RBP, NVCOG has secured federal funding to assess and remediate brownfield sites in our region. There are three EPA resources available both through NVCOG and directly to municipalities:

EPA Revolving Loan Fund: Municipalities are eligible to apply for an EPA Revolving Loan Fund (RLF) directly. Due to the heavier administrative burdens and funding commitments inherent to operating a Revolving Loan Fund, NVCOG has chosen to host an RLF for the benefit of all Regional Brownfields Partnership eligible communities. The ongoing funding of EPA RLF grants is critical to the success of brownfield projects throughout the Naugatuck Valley Corridor, private and public alike.

The EPA's Revolving Loan Fund program allows NVCOG to issue sub-award grants to municipalities, affiliated economic development organizations, and non-profits while making low-interest loans available to non-profits and private developers. Loans from an EPA RLF are dedicated to clean-up activities only. Such funding is often not available to developers due to most lending institution's assessment of financial risk associated with remediation activities. RLF funding thus fills a critical gap in private development of brownfield sites, where reuse and redevelopment would not occur but for the RLF loan or grant.

The NVCOG was awarded \$3.9 million in RLF funding through the FY 2021-2022 EPA supplemental rounds. All funding is committed at this time, however, additional funding may be made available as previous private borrowers make loan payments. NVCOG will continue to apply for additional funding as is determined necessary and available.

EPA Assessment Grants: This funding may be used to collect environmental information for a site to better understand existing conditions. Data is leveraged to develop cleanup strategies with the goal of remediation and reuse. Most recently (FY 2021), NVCOG was awarded a highly competitive \$300,000 assessment grant. To date, five assessment projects have been completed. NVCOG staff are continuously reviewing applications for assessment funding on a rolling basis. Municipalities are eligible to apply directly either on a site-specific or community-wide basis.

EPA Cleanup Grants: Municipalities may request up to \$200,000 in cleanup funding per parcel. Funding rounds are highly competitive and generally released on an annual basis. Cleanup funding must target sites with well-defined and immediately actionable remediation and redevelopment goals. NVCOG does not have a standing EPA clean-up grant in its brownfields portfolio due to the targeted nature of the funding, however, staff may assist a municipal application to EPA cleanup funding.

In addition to grants offered by EPA, Connecticut offers brownfield funding assistance through the DECD's Office of Brownfield Remediation and Development, described below:

Connecticut Department of Economic and Community Development (DECD) Office of Brownfield Remediation and Redevelopment Municipal Grant Program: DECD grants provide funding for a range of cleanup activities and associated costs, including but not limited to abatement, assessment, demolition, and remediation. NVCOG may apply to DECD grant funding rounds on behalf of a municipality or assist in the development of a grant completed by the municipality. Municipalities frequently choose to apply to DECD's municipal grant program directly. These funds have aided dozens of projects throughout the region.

Municipalities may choose to utilize a mix of these funding sources and others on any given brownfield project depending on site eligibility and project context. Additional public resources that have been utilized on brownfields projects in our region include the Community Development Block Grant (CDBG) program, the former American Resource and Recovery Act (ARRA) program, U.S. Department of Defense grants, and funding managed by the U.S. Fish and Wildlife Service in fulfillment of the Housatonic River Basin Natural Resources Restoration Plan.

While these programs are helping communities realize successful outcomes, many contaminated properties remain prohibitively expensive to remediate. Some sites cost far more to remediate than their worth, presenting very real financial obstacles to development even with multiple funding sources. Currently, public funding for brownfield sites is limited and highly competitive both at the state and federal level. Additionally, the legal complications related to ownership of these sites and the liability that ownership begets has led to continued abandonment and negligence. Until technological advancements are able to reduce the cost of remediation enough to solve the market failures that lead to abandoned, vacant, and underutilized environmentally challenged sites, economic development on brownfields in our region will continue to require robust public investment together with efficient government, creative developers and adaptable lending institutions.

Project Precedents

Even the most challenging brownfield site is not impossible to develop. It does require, however, careful alignment of all the elements discussed above. With current remediation technologies, there is no prescription available to cure all brownfield sites. Perhaps more than any other type of development, brownfield redevelopment must be site specific. In the precedents described below, public and private entities came together to realize good outcomes on sites that might otherwise have sat abandoned in perpetuity.

Waterbury Industrial Commons

Luvata Waterbury, NVCOG

Waterbury Industrial Commons is a testament to the City of Waterbury's commitment to supporting advanced manufacturing in the region. The undertaking has leveraged tens of millions in public and private investment. Once home to Chase Metal Works' nearly one-mile long complex, the site is now occupied by multiple industrial tenants and anchored by international superconductor



producer Luvata. Made possible by several EPA clean-up grants, a \$15 million Department of Defense grant, and multiple private sources, soils are being remediated incrementally as derelict buildings are demolished and usable structures rehabilitated. The project has created new jobs while protecting water quality along the nearby Naugatuck River, a win-win for the environment and for the region's economy.

Waterbury Police Activity League

Waterbury PAL Park,
www.waterburypal.org

The Police Activity League (PAL) of Waterbury is a staple of after-school and summer programs for youth in the city. Serving over 4,000 students, staff organize athletic and educational programs at their expanded campus in the North End. Reusing a site formerly



occupied by abandoned and dangerous structures, the Police Activity League built new basketball courts and a baseball diamond. The site's unique geography allowed daylighting of the Mad River beneath it, now a feature running between the park's amenities. The project was funded by multiple sources including two direct EPA grants totaling \$400,000, a \$100,000 EPA RLF subaward from the former Valley Council of Government's Revolving Loan Fund, and over \$500,000 raised through crowdfunding.

Shelton Downtown

Shelton Farmer's Market,

www.sheltonctfarmersmarket.com

Multiple former industrial sites throughout the Shelton downtown area along the Housatonic have been remediated and reimagined. Projects include the City's Farmer's Market completed in 2005, the \$60 million 250-unit Avalon apartment complex on Canal Street completed in 2013, and a recent \$200,000 EPA clean-up grant alongside a \$1.5 million DECD grant for demolition and remediation at the former Chromium Process site.



Derby 251 Roosevelt Drive – Bad Sons Beer Company

www.badsons.com

A new brewery founded by Connecticut natives John Walsh and brothers Mark and Bill DaSilva will soon occupy an underutilized former manufacturing complex near downtown Derby. The project was made possible in part by an \$85,000 CT DECD assessment grant. An application to DECD and CT DEEP to the



Abandoned Brownfield Clean-up program prepared by NVCOG staff was critical to securing the project's financing. The \$2,000,000 brewery project will feature state of the art equipment and a tasting room. The new owners will lease additional spaces in the building over time.

Ansonia Road Ready Used Cars

Road Ready Used Cars, LLC, www.roadreadyusedcars.com

NVCOG awarded a \$400,000 loan to Road Ready Used Cars through NVCOG's EPA Revolving Loan Fund to remediate and reuse a former car dealership south of downtown Ansonia. Financing was made possible in part by the Abandoned Brownfield Cleanup program, providing more certainty to the owner and the lender. The project is bringing new life to a long vacant building through energy efficient adaptive reuse.



Current Projects:

Derby Main Street South Project

The City of Derby received multiple inquiries from private parties regarding city-owned parcels south of Main Street. These parcels have long been part of Derby's central design district and are approved for high-density, mixed-use development. The City of Derby requested that NVCOG apply on its behalf for Round 11 funding through the Connecticut Department of Economic and Community Development's (CT DECD) Municipal Grant Program. NVCOG was awarded \$200,000 to conduct assessment activities in the Derby Main Street South project area. Environmental assessment activities will support the construction of local roads in the area and will target parcels most ready for development. This assessment project is critical to the success of the City of Derby's \$5 million Urban Act grant, which will directly fund construction of local roads and infrastructure. Site assessed under Derby Main Street South Assessment grant are as follows: 23 Factory Street, 2 Factory Street, 90 Main Street, and 0 Water Street. The remaining funding under this grant will be allocated to additional testing within the funding area.



O'Sullivan's Island Recreation Park Assessment Project

O'Sullivan's Island is a peninsula at the confluence of the Housatonic and Naugatuck Rivers, located south of Derby's downtown commercial district. Over the last decade, NVCOG has been significant player in the orchestration of funding contributions and work completed by the City of Derby and the Connecticut Department of Economic and Community Development. O'Sullivan's Island Recreation Park opened to the public for the first time in over twenty years in 2009. In 2013 the City of Derby completed its portion of the Naugatuck River Greenway trail that runs across the site's northern edge. NVCOG was awarded a \$200,000 DECD grant to conduct environmental assessment activities and develop remediation strategies on the site. The remaining funding will be used in conjunction with the O'Sullivan's Island Fishing and Viewing Platform project for the assessment of soils generated through its construction which is currently on-going.



O'Sullivan's Island Fishing and Viewing Platform

The U.S. Fish and Wildlife Service (USFWS) on behalf of the Connecticut Housatonic Natural Resource Trustee Council awarded NVCOG \$325,000 to construct an accessible fishing and viewing platform at O'Sullivan's Island Recreation Park, Derby. All required permits for the O'Sullivan's Island Fishing Pier have been approved. NVCOG is currently working with HRP, the selected engineering firm, and Terry Contracting Corporation to construct the pier. The project will consist of a handicap-accessible fishing pier with viewing benches that will overlook the Housatonic River. The construction of the fishing pier is currently taking place and is anticipated to be complete early Fall 2023.



Waterbury – 130 Freight Street & 00 West Main Street

The Revolving Loan Fund Committee of the NVCOG has awarded the Waterbury Development Corporation a \$200,000 sub-grant for cleanup planning activities at 130 Freight Street & 00 West Main Street, Waterbury. Funds at this former Anaconda Mill site would be applied for assessment, cleanup planning as well as environmental professional services on site. The site is included in the City of Waterbury's Master Plan for the Freight Street District in which mixed-rate residential units, commercial space and industrial space with a portion of the site returning to green space has been proposed.



Waterbury – 359 Mill Street (Brass City Harvest)

The Revolving Loan Fund Committee of NVCOG has awarded the Waterbury Development Corporation a \$371,000 sub-grant to assist with State remedial closeout requirements at 359 Mill Street and Lot #19. The Site, also known as the Brass City Harvest, is a 501(c)(3) non-profit organization that uses urban agriculture to build self-reliance skills, empower residents to modify their dietary behaviors, and increase fresh food access points in the community. This food hub now infuses more than 200,000 pounds of fresh, locally grown food into the community each year. Steps towards providing the required “closeout verification work” has commenced with the initiation of environmental work Spring 2023.



Waterbury – 698 South Main Street (Anamet)

The Revolving Loan Fund Committee of NVCOG has awarded the Waterbury Development Corporation a \$477,000 sub-grant for cleanup planning at 698 South Main Street, Waterbury. This large property nestled between the Naugatuck and Mad Rivers was once the campus of the Anamet network of factory buildings. The City of Waterbury’s plan for this site includes repurposing the 200,000 square foot building back into light industrial and demolishing the remaining dilapidated factories, rebuilding with mixed use, and incorporating the strip of land alongside the river into the Naugatuck River Greenway. This multiuse trail will provide opportunities for exercise, active transportation, and recreation while raising property values and connecting regional economic corridors. Environmental activities are currently ongoing.



Naugatuck – 226 Rubber Avenue
(Former Naugatuck Recycling Center)

The Borough of Naugatuck was sub-granted \$45,000 for assessment activities at 226 Rubber Ave. Environmental data collected on site will help the Borough determine redevelopment options for future reuse. Environmental site assessment activities have been completed with environmental reports in development.



Naugatuck – 0 Andrew Avenue (Risdon Site)

The Borough of Naugatuck was sub-granted \$350,000 for assessment and remedial activities at the former Risdon Manufacturing site (0 Andrew Ave). Environmental data collected on site will help the Borough of Naugatuck determine redevelopment options for future reuse. SLR, the awarded environmental firm, is currently working on the Remediation Action Plan for the Site. Remedial activities are anticipated to commence mid-Spring 2023.



Derby - 67-71 Minerva Street

Assessment – The City of Derby requested assistance from the NVCOG at 67-71 Minerva Street after taking ownership of the site in September 2018. A previous Phase II environmental assessment, funded by NVCOG's FY2012 EPA Assessment Grant, provided information critical to the site-transfer. Due to funding limitations and the advanced depth at which groundwater is present on-site, the 2014 Phase II report had some data gaps and limitations. During the 3rd quarter of 2021, the City of Derby was awarded additional funding from NVCOG's FY2016 EPA Assessment Grant in means to provide a resolution to past limited data. Remediation - The Revolving Loan Fund Committee of NVCOG awarded the City of Derby \$293,000 for the remediation of the former autobody shop. Remedial activities are expected to commence in the Spring/Summer of 2023. The City of Derby has gone through the process of selecting the developer where the proposed redevelopment plans for the site consist of transforming this abandoned brownfield into mixed residential and commercial.



Waterbury - 313 Mill Street

The Revolving Loan Fund Committee of NVCOG has awarded the Waterbury Development Corporation a \$200,000 sub-grant to assist with assessment activities in means of closing any data gaps at 313 Mill Street. These funds are meant to supplement the \$3 million already granted to the City of Waterbury from the State for remedial and construction activities. The City of Waterbury has proposed to redevelop the site as a Base Ball Park for the local community.



Environmental work started Fall 2022 and is on-going.

Waterbury – 526 North Main Street

The Regional Brownfield Partnership has awarded the Neighborhood Housing Services of Waterbury a \$100,000 sub-grant for environmental assessment activities at 526 North Main Street, Waterbury. Data will be used to determine the level of remediation (if any) needed on site. The proposed redevelopment of this former industrial site consists of a 100+ unit apartment building with commercial space on the first two floors. Environmental assessment activities have been completed early 2023.



For more information on current projects, please visit:
<https://nvcogct.gov/project/current-projects/brownfields/>.

Data

In July 2015, NVCOG brownfields staff began assembling a comprehensive brownfields inventory. Announced and released as part of the 2016 NVCOG Annual Report, the NVCOG Brownfields Inventory is a collection of data on brownfield properties located within the 25-municipality region of the RBP. Properties included in the inventory are those with existing environmental information in the NVCOG brownfields library in addition to those that have received state and federal brownfields funding through Connecticut DEEP, CT DECD, and EPA.

As of April 2023, the NVCOG brownfield inventory documents 131 parcels within the Naugatuck Valley Corridor CEDS area. The parcels represent projects totaling an estimated 1,822.45 acres. At least 124.55 of these acres have been remediated and fully redeveloped. An estimated 866 of these acres are awaiting further investment. Of the projects awaiting further investment, these projects will be vying for competitive grant funding should a committed developer express interest in a site in coordination with a municipality.

Over the past decade, NVCOG has managed more than \$9.86 million in federal brownfields funding awarded and administered by EPA. Through redevelopment projects led by the municipality and aided by state and federal partners, this funding has leveraged more than \$85 million in additional federal, state, municipal, and private investment. Economic development through brownfield reuse is a cost-

effective strategy for strengthening our communities while building a new legacy firmly grounded in the past, looking to the future.

The NVCOG inventory can be viewed online via interactive map at <https://nvcogct.gov/what-we-do/brownfields-2/>. The map includes properties which have entered into an NVCOG brownfield program or are documented by CT DECD or EPA. In addition to these parcels, NVCOG may at a future date incorporate sites listed within the CT DEEP List of Contaminated or Potentially Contaminated Sites. The criterion for this list is broader. The PDF list provided by CT DEEP is easily searched for specific property addresses. A link is provided below:

http://www.ct.gov/deep/cwp/view.asp?a=2715&q=325018&depNav_GID=1626

Fully understanding the potential risks and opportunities for each of these parcels requires deeper analysis and discussion than can be represented by a map. Please contact Ricardo Rodriguez, NVCOG Environmental Planner at 203.489.0513 or via email at rodriguez@nvcogct.gov if you have any general brownfields questions or if you are interested in learning more about a specific site.

MUNICIPALITY	LOCATION	SITE NAME
Ansonia	5 State Street	Armory
Ansonia	26 Beaver Street	Cook Industrial
Ansonia	17 Henry Healey Drive	Road Ready
Ansonia	19 Henry Healey Drive	Road Ready
Ansonia	520 Main Street	Road Ready
Ansonia	522 Main Street	Road Ready
Ansonia	153 Main Street	Palmer
Ansonia	497 East Main Street	Palmer
Ansonia	74 Grove Street	
Ansonia	296 Main Street	Haddad Park
Ansonia	7 Riverside Drive	Ansonia Copper & Brass
Ansonia	420 Main Street	
Ansonia	35 North Main Street	
Beacon Falls	100 Railroad Avenue	Murtha
Beacon Falls	Breault Road	Nutmeg Bakery Property
Beacon Falls	164 Pinesbridge Road	Pines Bridge
Beacon Falls	103 Breault Road	
Bristol	894 Middle Street	Laviero Metals
Bristol	273 Riverside Avenue	Sessions
Bristol	316 Park Street	Former Sunshine Mart
Bristol	43 East Main Street	
Bristol	50 Franklin Street	Gavlick Machinery
Bristol	72 Franklin Street	Gavlick Machinery
Bristol	100 Franklin Street	Gavlick Machinery
Bristol	149-151 Church Street	H.J. Mills Box Factory Property
Bristol	15 Downs Street	Trudon & Platt Motor Lines
Bristol	360 Riverside Ave.	United Auto Property
Cheshire	493 West Main Street	Ball & Socket
Derby	304 Seymour Avenue	City Tool Sharpening
Derby	8 Caroline Street	Derby Garden Center
Derby	67-71 Minerva Street	67-71 Minerva
Derby	150 Roosevelt Drive	150 Roosevelt Drive
Derby	0 Caroline Street	OSI
Derby	46-50 Commerce Street	Valley Auto
Derby		DOT Site
Derby	160 Elizabeth Street	Checkers Food Store
Derby	2 Factory Street	Jacobs Metal
Derby	90 Main Street	Lifetouch
Derby		Hines Farm
Derby	251 Roosevelt Drive	Bad Sons
Derby	251 Roosevelt Drive	251 Roosevelt Drive
Derby	0 Water Street	Housatonic Railroad Spur
Derby	23 Factory Street	Barretta Gardens & Landscape
Naugatuck	27 Andrew Avenue	27 Andrew Avenue

Naugatuck	58 Maple Street	Parcel C
Naugatuck	6 Rubber Avenue	Parcel A
Naugatuck	0 Maple Street	Parcel B
Naugatuck	100 Prospect Street	Prospect St School
Naugatuck	251 Rubber Avenue	
Naugatuck	0 Church Street	
Naugatuck	0 West Mountain Road	Landfill
Naugatuck	0 West Mountain Road	Landfill
Naugatuck	0 Elm Street	
Naugatuck	122 School Street	
Naugatuck	226 Rubber Ave	Naugatuck Recycling Center
Naugatuck	0 Andrew Ave	Risdon Site
Naugatuck	12 Spencer Street	
Plymouth	142 Main Street	Mayfair Garage
Plymouth	268 Main Street	Hart
Plymouth	272 Main Street	B&J tool
Plymouth	12 Prospect Street	Prospect St School
Prospect	214 New Haven Road	U.S. Cap And Jacket
Seymour	33-37 Bank Street	
Seymour	29 Maple Street	LoPresti School
Seymour	768 Avenue	Carson Location
Seymour	79-101 Bank Street	Seymour Lumber
Seymour	4 Progress Avenue	Silvermine Road
Seymour	109 River Street	Housatonic Wire
Seymour		Seymour Specialty Wire Company
Seymour	119 Old Ansonia Road	
Shelton	113 Canal Street	Chromium Process
Shelton	223 Canal Street	
Shelton	100 Canal Street	
Shelton	131 Canal Street East	Rolfite
Shelton	123 East Canal Street	Samarius Industries
Shelton		Mutual Housing
Shelton	93 Canal Street	Cel-Lastik Sponge Rubber
Shelton	267 Canal Street	
Shelton	726 River Road	
Southbury	1230 S Britain Road	STS
Southbury	1461 S Britain Road	STS
Thomaston	235 East Main Street	Plume And Atwood Brass Mill
Thomaston	200 East Main Street	New England Oil Terminal
Waterbury	39 Cherry Avenue	New Opportunities
Waterbury	44 Chapel Street	Verjune
Waterbury	777 South Main Street	Mad River
Waterbury	313 Mill Street	Nova Dye Site
Waterbury	835 South Main Street	Mad River
Waterbury	272 River Street	Mad River

Waterbury	16 Cherry Avenue	NOW
Waterbury	167 Maple Street	NOW
Waterbury	66 Buckingham Street	
Waterbury	1981 East Main Street	Former Mattaco
Waterbury	279 Thomaston Avenue	
Waterbury	116 Bank Street	Howland Hughes
Waterbury	27 Division Street	27 Division Street
Waterbury	1875 Thomaston Avenue	Waterbury Industrial Commons
Waterbury	526 North Main Street	526 N. Main St
Waterbury	324 Mill Street	324 Mill Street
Waterbury		Bunker Hill Park
Waterbury	1200 South Main Street	Everybody's Market
Waterbury	130 Freight Street	Ridan Inc
Waterbury	31 Burton Street	31 Burton Street
Waterbury	40 Bristol Street	40 Bristol Street
Waterbury	37 Bristol Street	37 Bristol Street
Waterbury	99 Pearl Street	99 Pearl Street
Waterbury	57 Division Street	57 Division Street
Waterbury	177 Cherry Street	177 Cherry Street
Waterbury	47-103 Pearl Street	Pearl Street Park
Waterbury	215 Cherry Street	215 Cherry Street
Waterbury	526 Huntingdon Avenue	MacDermid
Waterbury	33 Mill Street	Mill Street
Waterbury	1200 Watertown Avenue	Municipal Stadium
Waterbury	698 South Main Street	Anamet
Waterbury	South Main Street	Lot 19
Waterbury	2100 South Main Street	
Waterbury	000 West Main Street	
Waterbury	359 Mill Street	Food Hub
Waterbury	909 Bank Street	909 Bank Street
Watertown	20 Main Street	Pin Shop
Watertown	0 Old Baird Road	Murtha Site
Watertown		Rujack
Watertown	0 French Street	0 French Street

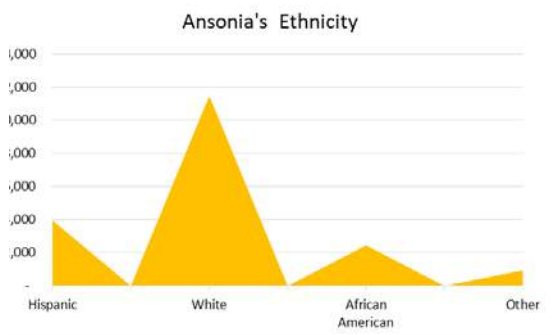
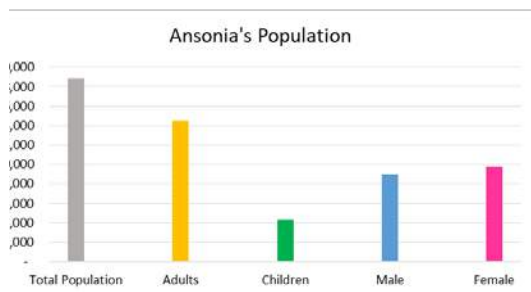
Ansonia's Demographics

Total Population:	18,802
Adults:	14,478
Children:	4,324
Male:	9,025
Female:	9,777
AdvanceCT 2021	
Hispanic:	3,948
White:	11,469
African American:	2,445
Other:	940
Poverty Rate:	14.0%

Ansonia is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Ansonia and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 U.S. Census, and 2021 AdvanceCT data. Ansonia's population for 2021 was 18,802 people. Ansonia ranks 8th of the 19 communities.

The population of the NVC for the similar period is 444,974 people. Ansonia's population decreased from the 2010-2021 period by 447 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Ansonia has 560 unemployed workers or 6.1%. Ansonia possessed the 3rd highest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Ansonia

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
Community pride	Access to capital	Cost of living	Infrastructure	Low taxes
Community leadership	Economic Diversity	Education	Land availability	Presence of traditional industries
Location	Quality of life	Entrepreneurship		
Workforce		Generosity/Philanthropy		
		Housing		
		Presence of emerging industries		
		Tourism		

Rating Importance for Economic Viability – Ansonia

Very Important	Very Important (cont.)	Important	Neutral	Unimportant
Business attraction/expansion	Infrastructure – sewer	Access to capital	Housing	
Downtown revitalization	Infrastructure – water	Community beautification	Tourism opportunities	
Economic diversification	Job training	Park improvements		
Education	Land availability	Small business retention		
Higher paying jobs	Medical			
Infrastructure – general	Public facilities/Community center			
Infrastructure – internet	Refurbishment or demolition of buildings			
Infrastructure – road	Transportation			

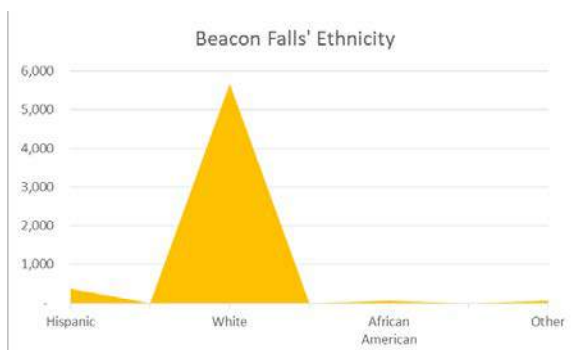
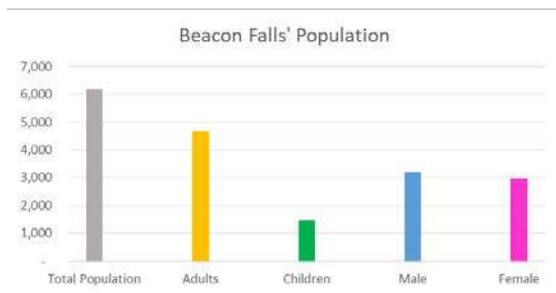
Beacon Falls' Demographics

Total Population:	6,168
Adults:	4,688
Children:	1,480
Male:	3,207
Female:	2,961
AdvanceCT 2021	
Hispanic:	370
White:	5,675
African American:	62
Other:	61
Poverty:	3.0%

Beacon Falls is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Beacon Falls and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Beacon Falls' population for 2021 was 6,168 people. Beacon Falls ranks 18th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Beacon Falls' population increased from the 2010-2021 period by 119 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Beacon Falls has 147 unemployed workers or 4.1%. Beacon Falls possessed the 2nd lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Beacon Falls

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
Community pride	Access to capital	Housing	Land availability	
Community leadership	Education	Quality of life	Presence of emerging industries	
Cost of living	Economic Diversity			
Entrepreneurship	Infrastructure			
Generosity/Philanthropy				
Location				
Low taxes				
Tourism				
Workforce				

Rating Importance for Economic Viability – Beacon Falls

Very Important	Very Important (cont.)	Important	Neutral	Unimportant
Access to capital	Infrastructure – sewer	Community beautification	Park improvements	
Business attraction/expansion	Infrastructure – water	Economic diversification	Refurbishment or demolition of buildings	
Downtown revitalization	Job training			
Education	Land availability			
Higher paying jobs	Medical			
Housing	Public facilities/Community center			
Infrastructure – general	Small business retention			
Infrastructure – internet	Transportation			
Infrastructure – road	Tourism opportunities			

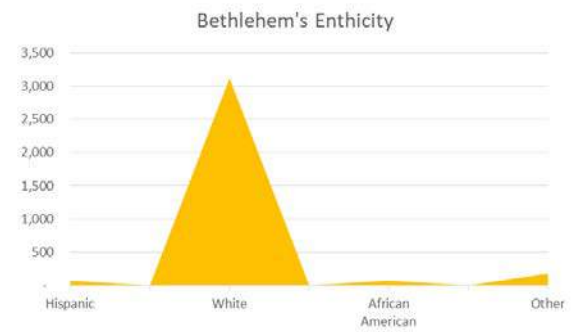
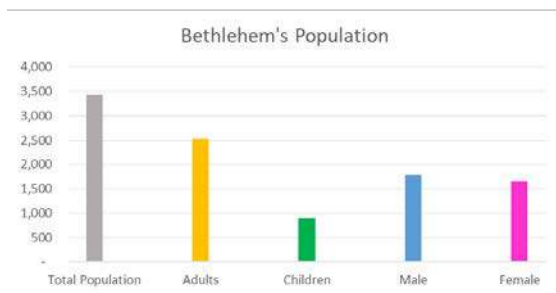
Bethlehem's Demographics

Total Population:	3,433
Adults :	2,540
Children:	893
Male:	1,785
Female:	1,648
AdvanceCT 2021	
Hispanic:	68
White:	3,124
African American:	69
Other:	172
Poverty Rate:	6%

Bethlehem is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Bethlehem and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Bethlehem's population for 2021 was 3,433 people. Bethlehem ranks 19th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Bethlehem's population decreased from the 2010-2021 period by 174 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Bethlehem has 124 unemployed workers or 6.3%. Bethlehem possessed the 2nd highest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Bethlehem

- Bethlehem rated all categories as “Neutral.”

Rating Importance for Economic Viability - Bethlehem

- Bethlehem rated all categories as “Neutral.”

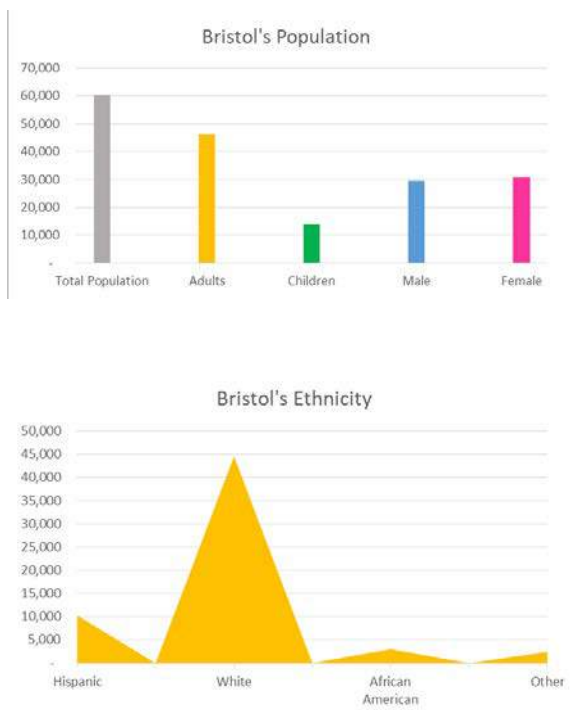
Bristol's Demographics

Total Population:	60,218
Adults;	46,368
Children:	13,850
Male:	29,507
Female:	30,711
AdvanceCT 2021	
Hispanic:	10,237
White:	44,561
African American:	3,011
Other:	2,409
Poverty Rate:	9%

Bristol is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Bristol and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Bristol's population for 2021 was 60,218 people. Bristol ranks 2nd of the 19 communities.

The population of the NVC for the similar period is 444,974 people. Bristol's population decreased from the 2010-2021 period by 259 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Bristol has 1,776 unemployed workers or 5.4%. Bristol possessed the 6th highest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Bristol

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
Presence of traditional industries	Community leadership	Access to capital	Housing	
	Cost of living	Community pride	Land availability	
	Education	Generosity/Philanthropy	Presence of emerging industries	
	Economic Diversity	Infrastructure		
	Entrepreneurship	Location		
	Quality of life	Low taxes		
		Tourism		
		Workforce		

Rating Importance for Economic Viability – Bristol

Very Important	Important	Neutral	Unimportant	Very Unimportant
Access to capital	Community beautification	Infrastructure – sewer	Public facilities/Community center	
Business attraction/expansion	Downtown revitalization	Infrastructure – water		
Education	Economic diversification	Park improvements		
Higher paying jobs	Infrastructure – general	Transportation		
Housing	Infrastructure – internet	Tourism opportunities		
Job training	Infrastructure – road			
Refurbishment or demolition of buildings	Land availability			
Small business retention	Medical			

Cheshire's Demographics

Total Population:	29,147
Adults	22,735
Children	6,412
Male:	15,160
Female:	13,987
AdvanceCT 2021	
Hispanic:	1,166
White:	24,192
African American:	1,166
Asian:	2,040
Other:	583
Poverty Rate:	4%

Cheshire is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Cheshire and its overall importance and impact on the NVC EDD/CEDS.

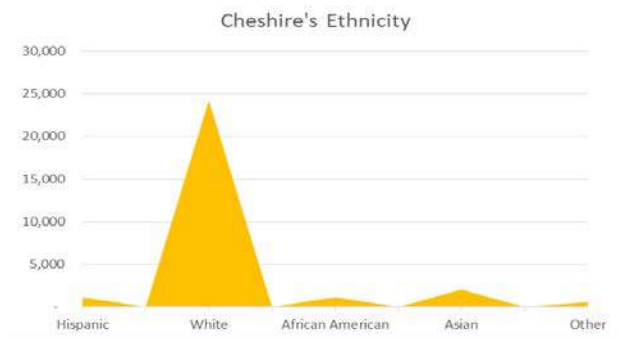
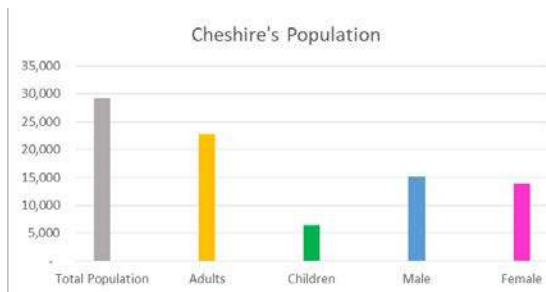
Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Cheshire's population for 2021 was 29,147 people. Cheshire ranks 5th of the 19 communities.

The population of the NVC for the similar period is 444,974 people. Cheshire's population decreased from the 2010-2021 period by 114 (Refer to the population chart 2010-2021-2025 period to review the modification in the population).

Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Cheshire has 534 unemployed workers or is 3.3%. Cheshire possessed the lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.



NVC Strengths – Cheshire

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
Economic Diversity	Community pride	Access to capital	Land availability	
	Community leadership	Housing		
	Cost of living	Infrastructure		
	Education	Presence of emerging industries		
	Entrepreneurship			
	Generosity/Philanthropy			
	Location			
	Low taxes			
	Presence of traditional industries			
	Quality of life			
	Tourism			
	Workforce			

Rating Importance for Economic Viability – Cheshire

Very Important	Important	Neutral	Unimportant	Very Unimportant
Business attraction/expansion	Access to capital	Infrastructure – internet		
Community beautification	Infrastructure – road			
Downtown revitalization	Infrastructure – sewer			
Economic diversification	Infrastructure – water			
Education	Job training			
Higher paying jobs	Medical			
Housing	Park improvements			
Infrastructure – general	Public facilities/Community center			
Land availability	Refurbishment or demolition of buildings			
Small business retention				
Transportation				
Tourism opportunities				

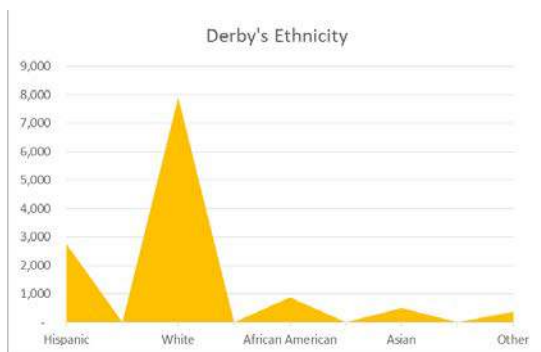
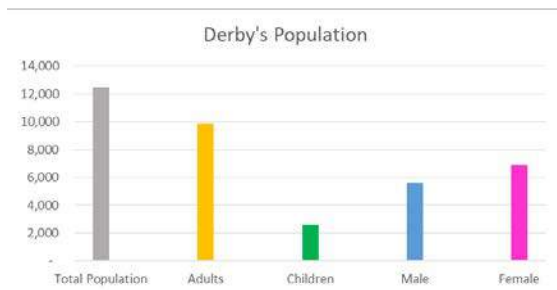
Derby's Demographics

Total Population:	12,485
Adults:	9,863
Children:	2,622
Male:	5,618
Female:	6,867
AdvanceCT 2021	
Hispanic:	2,747
White:	7,990
African American:	874
Asian:	499
Other:	375
Poverty Rate:	13%

Derby is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/ Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Derby and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Derby's population for 2021 was 12,485 people. Derby ranks 12th of the 19 communities.

The population of the NVC for the similar period is 444,974 people. Derby's population decreased from the 2010-2021 period by 417 people. (Refer to the population chart 2010-2015-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Derby has 350 unemployed workers or 5.3%. Derby possessed the 7th highest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths - Derby

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
		Access to capital	Community pride	Tourism
		Cost of living	Community leadership	
		Entrepreneurship	Education	
		Generosity/Philanthropy	Economic Diversity	
		Location	Housing	
			Infrastructure	
			Land availability	
			Low taxes	
			Presence of emerging industries	
			Presence of traditional industries	
			Quality of life	
			Workforce	

Rating Importance for Economic Viability – Derby

Very Important	Important	Important (cont.)	Neutral	Unimportant
Downtown revitalization	Access to capital	Infrastructure – water	Refurbishment or demolition of buildings	
Economic diversification	Business attraction/expansion	Land availability	Tourism opportunities	
Education	Community beautification	Medical		
Infrastructure – internet	Higher paying jobs	Park improvements		
Job training	Housing	Public facilities/Community center		
	Infrastructure – general	Small business retention		
	Infrastructure – road	Transportation		
	Infrastructure – sewer			

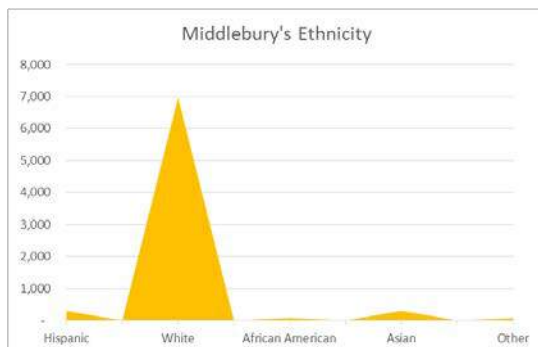
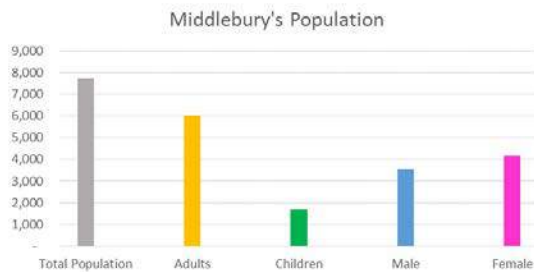
Middlebury's Demographics

Total Population:	7,739
Adults	6,036
Children	1,703
Male:	3,560
Female:	4,179
AdvanceCT 2021	
White:	6,965
Hispanic:	310
African American:	77
Asian:	310
Other:	77
Poverty Rate:	4.0%

Middlebury is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Middlebury and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, 2021 AdvanceCT. Middlebury's population for 2021 was 7,739 people. Middlebury ranks 16th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Middlebury's population increased from the 2010-2021 period by 164 person (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Middlebury has 181 unemployed workers or 4.5%. Middlebury possessed the 2nd lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Middlebury

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
Infrastructure	Community pride	Access to capital		
Presence of emerging industries	Community leadership	Cost of living		
Quality of life	Education	Generosity/Philanthropy		
Tourism	Economic Diversity	Land availability		
Workforce	Entrepreneurship	Location		
	Housing			
	Low taxes			
	Presence of traditional industries			

Rating Importance for Economic Viability – Middlebury

Very Important	Important	Important (cont.)	Neutral	Unimportant
Access to capital	Downtown revitalization	Job training	Infrastructure – sewer	
Business attraction/expansion	Economic diversification	Land availability	Public facilities/Community center	
Community beautification	Higher paying jobs	Medical		
Education	Housing	Park improvements		
	Infrastructure – general	Refurbishment or demolition of buildings		
	Infrastructure – internet	Small business retention		
	Infrastructure – road	Transportation		
	Infrastructure – water	Tourism opportunities		

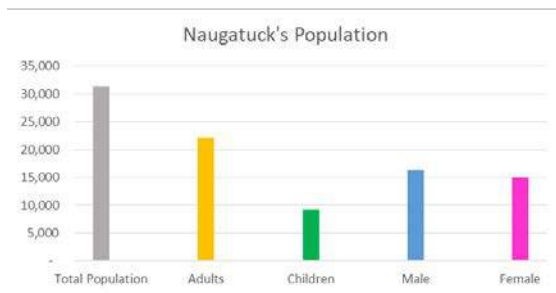
Naugatuck's Demographics

Total Population:	31,347
Adults:	22,132
Children:	9,215
Male:	16,302
Female:	15,045
AdvanceCT 2021	
Hispanic:	3,762
White:	22,570
African American:	2,821
Asian:	940
Other:	1,254
Poverty Rate:	5%

Naugatuck is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Naugatuck and its overall importance and impact on the NVC EDD/CEDS.

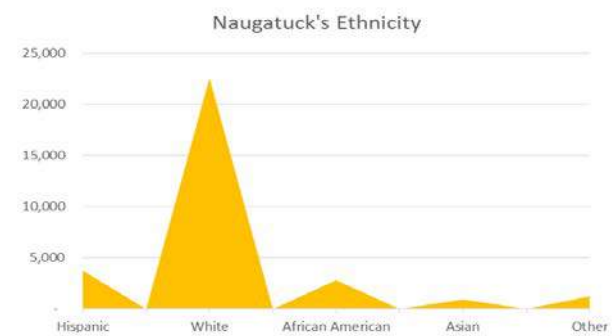
Population: the population annual update is based on statistics from the 2010 US Census, 2021 AdvanceCT. Naugatuck's population for 2021 was 31,347 people. Naugatuck ranks 4th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Naugatuck's population decreased from the 2010-2021 period by 515 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Naugatuck has 935 unemployed workers or 5.5%. Naugatuck possessed the 4th highest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.



The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Naugatuck

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
Community pride	Access to capital	Cost of living	Land availability	
Community leadership	Education	Housing		
Presence of emerging industries	Economic Diversity	Low taxes		
	Entrepreneurship	Presence of traditional industries		
	Generosity/Philanthropy	Tourism		
	Infrastructure			
	Location			
	Quality of life			
	Workforce			

Rating Importance for Economic Viability – Naugatuck

Very Important	Important	Important (cont.)	Neutral	Unimportant
Business attraction/expansion	Access to capital	Infrastructure – sewer	Tourism opportunities	
Downtown revitalization	Community beautification	Job training		
Infrastructure – general	Economic diversification	Land availability		
Infrastructure – water	Education	Medical		
Public facilities/Community center	Higher paying jobs	Park improvements		
	Housing	Refurbishment or demolition of buildings		
	Infrastructure – internet	Small business retention		
	Infrastructure – road	Transportation		

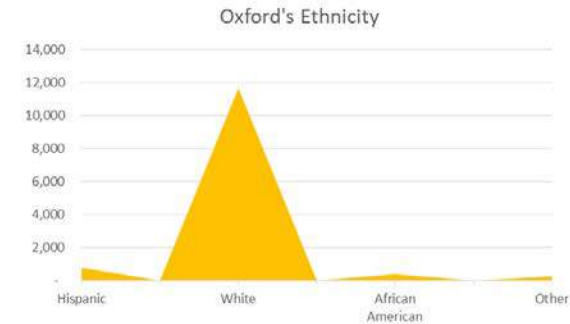
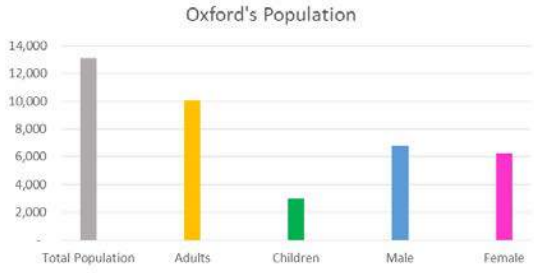
Oxford's Demographics

Total Population:	13,086
Adults:	10,076
Children:	3,010
Male:	6,805
Female:	6,281
AdvanceCT 2021	
Hispanic:	785
White:	11,646
African American:	393
Other:	262
Poverty Rate:	2%

Oxford is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/ Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Oxford and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and the 2021 AdvanceCT. Oxford's population for 2021 was 13,086 people. Oxford ranks 11th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Oxford's population increased from the 2010-2021 period by 403 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Oxford has 300 unemployed workers or 4.1%. Oxford possessed the 2nd lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Oxford

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
	Community pride			
	Entrepreneurship			
	Presence of emerging industries			
	Presence of traditional industries			

Note: Oxford only rated these four categories

Rating Importance for Economic Viability – Oxford

Very Important	Important	Neutral	Unimportant	Very Unimportant
	Community beautification			
	Education			
	Higher paying jobs			
	Housing			
	Infrastructure – internet			
	Infrastructure – sewer			
	Infrastructure – water			
	Job training			
	Refurbishment or demolition of buildings			

Note: Oxford only rated the items above

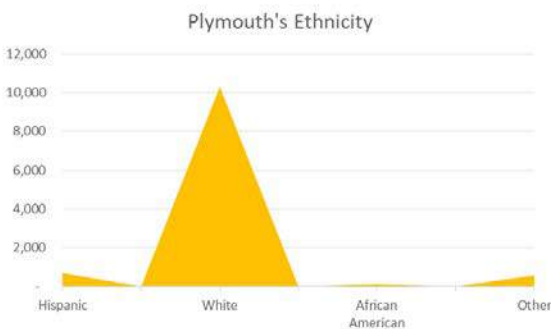
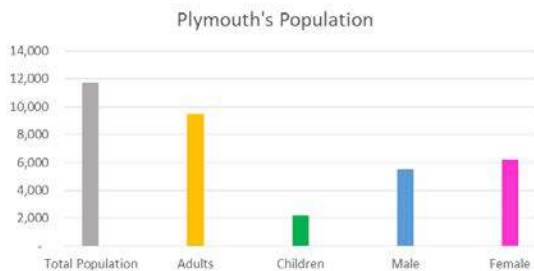
Plymouth's Demographics

Total Population:	11,711
Adults:	9,486
Children:	2,225
Male:	5,504
Female:	6,207
AdvanceCT 2021	
Hispanic:	703
White:	10,306
African American:	117
Other:	585
Poverty Rate:	8%

Plymouth is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/ Comprehensive Economic Development Strategy (NVC EDD CEDS). The following demographic information is a snapshot of Plymouth and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Plymouth's population for 2021 was 11,711. Plymouth ranks 13th of the 19 communities.

The population of the NVC for the similar period is 444,974 people. Plymouth's population decreased from the 2010-2021 period by 502 people (refer to the population chart 2010, 2021, 2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Plymouth has 360 unemployed workers or 5.5%. Plymouth possessed the 4th highest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Plymouth

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
	Access to capital	Generosity/Philanthropy	Cost of living	
	Community pride	Housing	Infrastructure	
	Community leadership	Land availability	Low taxes	
	Education	Location	Tourism	
	Economic Diversity	Presence of emerging industries		
	Entrepreneurship	Presence of traditional industries		
	Workforce	Quality of life		

Rating Importance for Economic Viability – Plymouth

Very Important	Important	Neutral	Unimportant	Very Unimportant
Access to capital	Community beautification	Economic diversification		
Business attraction/expansion	Education	Medical		
Downtown revitalization	Higher paying jobs	Park improvements		
Infrastructure – general	Housing	Public facilities/Community center		
Infrastructure – road	Infrastructure – internet	Transportation		
Land availability	Infrastructure – sewer	Tourism opportunities		
Small business retention	Infrastructure – water			
	Job training			
	Refurbishment or demolition of buildings			

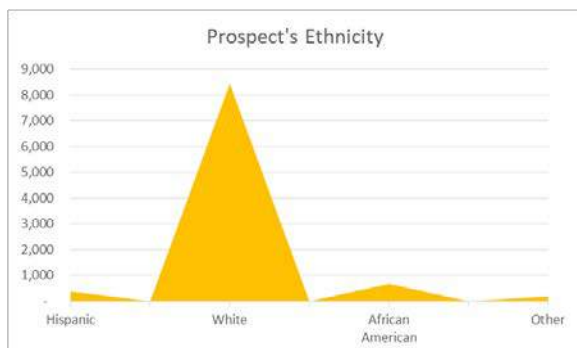
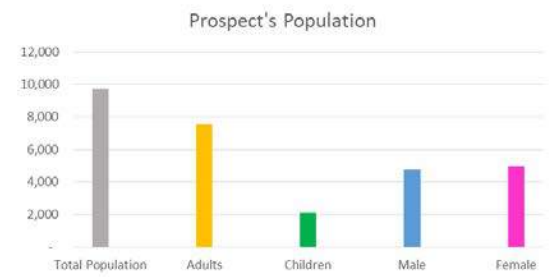
Prospect's Demographics

Total Population:	9,705
Adults:	7,570
Children:	2,135
Male:	4,755
Female:	4,950
AdvanceCT 2021	
Hispanic:	388
White:	8,443
African American:	680
Other:	194
Poverty Rate:	1%

Prospect is one of the nineteen communities that make up the Naugatuck Valley Corridor/Economic Development District Comprehensive Economic Development Strategy. (NVC EDD/CEDS). The following demographic information is a snapshot of Prospect and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Prospect's population for 2021 was 9,705 people. Prospect ranks 15th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Prospect's population increased from the 2010-2021 period by 300 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Prospect has 256 unemployed workers or 4.5%. Prospect possessed the 4th lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Prospect

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
Access to capital	Cost of living	Land availability		
Community pride	Economic Diversity			
Community leadership	Entrepreneurship			
Education	Generosity/Philanthropy			
Low taxes	Housing			
Quality of life	Infrastructure			
Workforce	Location			
	Presence of emerging industries			
	Presence of traditional industries			
	Tourism			

Rating Importance for Economic Viability – Prospect

Very Important	Important	Neutral	Unimportant	Very Unimportant
Access to capital	Economic diversification	Downtown revitalization		
Business attraction/expansion	Housing			
Community beautification	Infrastructure – sewer			
Education	Land availability			
Higher paying jobs	Medical			
Infrastructure – general	Refurbishment or demolition of buildings			
Infrastructure – internet	Small business retention			
Infrastructure – road	Tourism opportunities			
Infrastructure – water				
Job training				
Park improvements				
Public facilities/Community center				
Transportation				

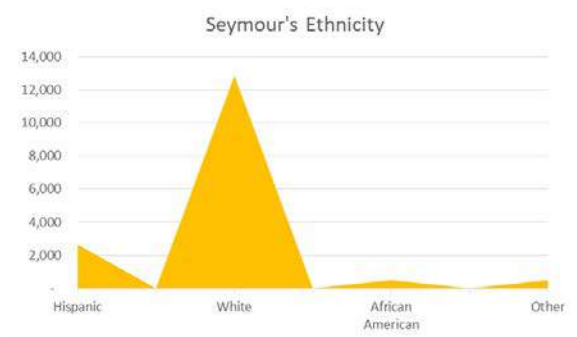
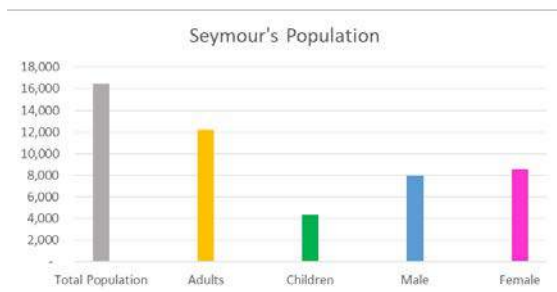
Seymour's Demographics

Total Population:	16,508
Adults:	12,216
Children:	4,292
Male:	7,924
Female:	8,584
AdvanceCT 2021	
Hispanic:	2,641
White:	12,876
African American:	496
Other:	495
Poverty Rate:	5%

Seymour is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/ Comprehensive Economic Development Strategy (NVC CEDS/EDD). The following demographic information is a snapshot of Seymour and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Seymour's population for 2021 is 16,508 people. Seymour ranks 9th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Seymour's population decreased from the 2010-2021 period by 32 people (refer to the population chart 2010- 2021, 2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Seymour has 458 unemployed workers or 5.2%. Seymour possessed the 8th highest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Seymour

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
Community leadership	Access to capital	Tourism		
Workforce	Community pride			
Low taxes	Cost of living			
	Education			
	Economic Diversity			
	Entrepreneurship			
	Generosity/Philanthropy			
	Housing			
	Infrastructure			
	Land availability			
	Location			
	Presence of emerging industries			
	Presence of traditional industries			
	Quality of life			

Rating Importance for Economic Viability – Seymour

Very Important	Important	Neutral	Unimportant	Very Unimportant
Access to capital	Community beautification	Economic diversification		
Business attraction/expansion	Education	Housing		
Downtown revitalization	Higher paying jobs	Medical		
Infrastructure – road	Infrastructure – general	Park improvements		
Infrastructure – sewer	Infrastructure – internet	Tourism opportunities		
Infrastructure – water	Public facilities/Community center			
Job training	Small business retention			
Land availability	Transportation			
Refurbishment or demolition of buildings				

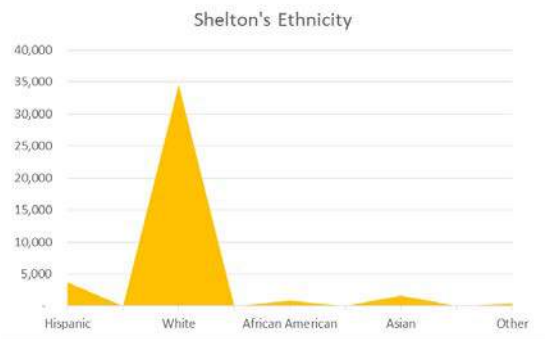
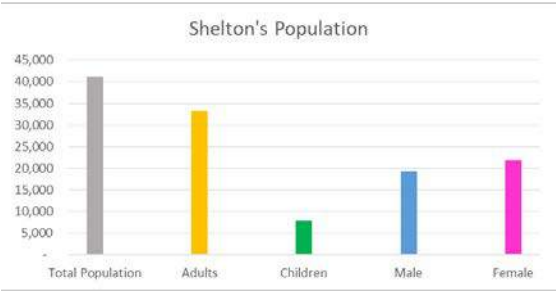
Shelton's Demographics

Total Population:	41,141
Adult:	33,324
Children:	7,817
Male:	19,336
Female:	21,805
AdvanceCT 2021	
Hispanic:	3,703
White:	34,558
African American:	823
Asian:	1,646
Other:	411
Poverty Rate:	6%

Shelton is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Shelton and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Shelton's population for 2021 was 41,141 people. Shelton ranks 3rd out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Shelton's population increased from the 2010-2021 period by 1,582 people (refer to the population chart 2010--2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Shelton has 1,082 unemployed workers or 4.9%. Shelton possessed the 7th lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Shelton

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
Community leadership	Access to capital	Cost of living		
Education	Community pride	Entrepreneurship		
Location	Economic Diversity	Generosity/Philanthropy		
	Presence of emerging industries	Housing		
	Presence of traditional industries	Infrastructure		
	Quality of life	Land availability		
	Workforce	Low taxes		
		Tourism		

Rating Importance for Economic Viability – Shelton

Very Important	Important	Neutral	Unimportant	Very Unimportant
Education	Access to capital	Community beautification		
Housing	Business attraction/expansion	Park improvements		
Infrastructure – internet	Downtown revitalization	Public facilities/Community center		
Job training	Economic diversification	Tourism opportunities		
Medical	Higher paying jobs			
Refurbishment or demolition of buildings	Infrastructure – general			
Transportation	Infrastructure – road			
	Infrastructure – sewer			
	Infrastructure – water			
	Land availability			
	Small business retention			

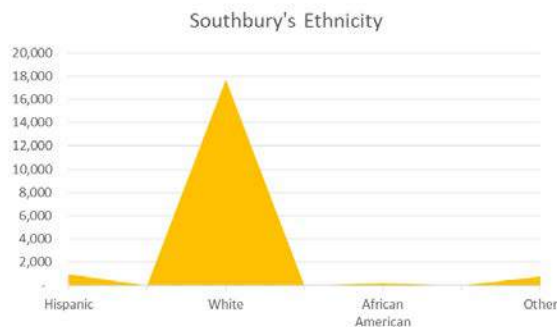
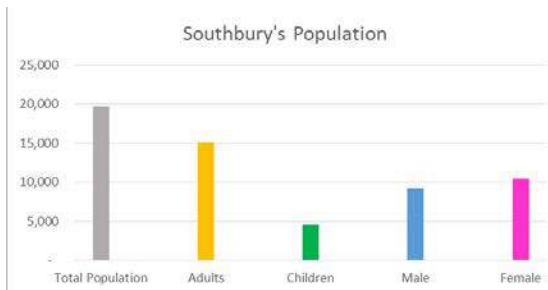
Southbury's Demographics

Total Population:	19,681
Adults:	15,154
Children:	4,527
Male:	9,250
Female:	10,431
AdvanceCT 2021	
Hispanic:	984
White:	17,713
African American:	197
Other:	787
Poverty Rate:	4%

Southbury is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Southbury and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Southbury's population for 2021 was 19,681 people. Southbury ranks 7th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Southbury's population decreased from the 2010-2021 period by -223 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Southbury has 396 unemployed workers or 4.6%. Southbury possessed the 7th lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths - Southbury

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
	Community pride	Access to capital	Housing	
	Community leadership	Infrastructure	Presence of emerging industries	
	Cost of living	Land availability		
	Education	Low taxes		
	Economic Diversity	Tourism		
	Entrepreneurship			
	Generosity/Philanthropy			
	Location			
	Quality of life			
	Workforce			

Rating Importance for Economic Viability – Southbury

Very Important	Important	Neutral	Unimportant	Very Unimportant
Business attraction/expansion	Access to capital	Community beautification	Park improvements	
Housing	Downtown revitalization	Economic diversification		
Small business retention	Education	Infrastructure – road		
	Higher paying jobs	Medical		
	Infrastructure – general	Public facilities/Community center		
	Infrastructure – internet	Tourism opportunities		
	Infrastructure – sewer			
	Infrastructure – water			
	Job training			
	Land availability			
	Refurbishment or demolition of buildings			
	Transportation			

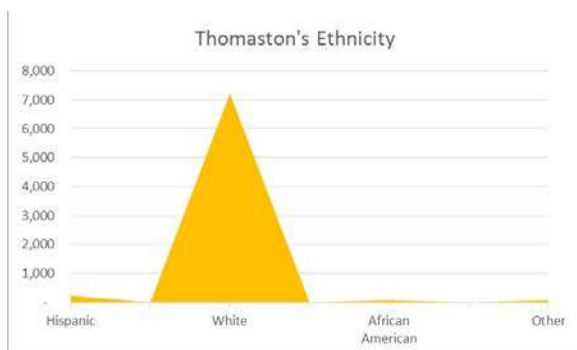
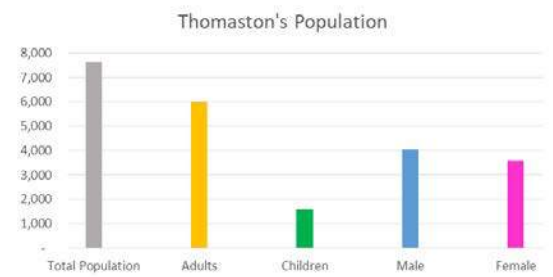
Thomaston's Demographics

Total Population:	7,599
Adults:	6,003
Children:	1,596
Male:	4,027
Female:	3,572
AdvanceCT 2021	
Hispanic:	228
White:	7,219
African American:	76
Other:	76
Poverty Rate:	4%

Thomaston is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Thomaston and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Thomaston's population for 2021 was 7,599 people. Thomaston ranks 17th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Thomaston's population decreased from the 2010-2021 period by 288 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Thomaston has 228 unemployed workers or 4.9%. Thomaston possessed the 7th lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths - Thomaston

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
	Access to capital	Education	Cost of living	
	Community pride	Economic Diversity	Land availability	
	Community leadership	Generosity/Philanthropy	Presence of emerging industries	
	Entrepreneurship	Housing	Workforce	
	Location	Infrastructure		
	Low taxes	Tourism		
	Presence of traditional industries			
	Quality of life			

Rating Importance for Economic Viability – Thomaston

Very Important	Important	Important (cont.)	Neutral	Unimportant
Access to capital	Business attraction/expansion	Infrastructure – general	Infrastructure – sewer	
Job training	Community beautification	Infrastructure – internet	Infrastructure – water	
Medical	Downtown revitalization	Infrastructure – road	Public facilities/Community center	
Small business retention	Economic diversification	Land availability	Refurbishment or demolition of buildings	
	Education	Park improvements		
	Higher paying jobs	Transportation		
	Housing	Tourism opportunities		

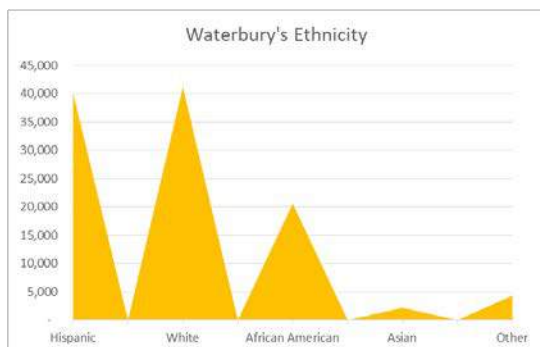
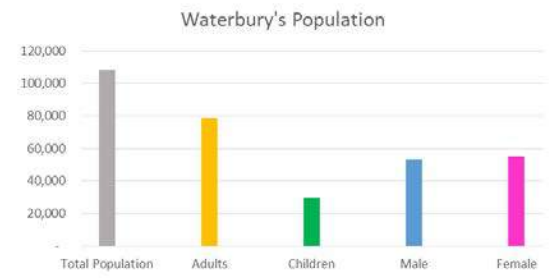
Waterbury's Demographics

Total Population:	108,276
Adults:	79,041
Children:	29,235
Male:	53,055
Female:	55,221
AdvanceCT 2021	
Hispanic:	40,062
White:	41,145
African American:	20,572
Asian:	2,166
Other:	4,331
Poverty Rate:	22%

Waterbury is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Waterbury and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Waterbury's population for 2021 was 108,276 people. Waterbury ranks 1st out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Waterbury's population decreased from the 2010-2021 period by 2,090 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Waterbury has 3,396 unemployed workers or 6.8%. Waterbury possessed the highest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Waterbury

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
	Access to capital	Community pride	Entrepreneurship	
	Community leadership	Economic Diversity	Housing	
	Cost of living	Generosity/Philanthropy	Land availability	
	Education	Low taxes	Presence of emerging industries	
	Infrastructure		Tourism	
	Location			
	Presence of traditional industries			
	Quality of life			
	Workforce			

Rating Importance for Economic Viability – Waterbury

Very Important	Important	Important (cont.)	Neutral	Unimportant
Downtown revitalization	Access to capital	Infrastructure – water	Tourism opportunities	
Economic diversification	Business attraction/expansion	Job training		
Education	Community beautification	Medical		
Housing	Higher paying jobs	Park improvements		
Infrastructure – sewer	Infrastructure – general	Public facilities/Community center		
Land availability	Infrastructure – internet	Small business retention		
Refurbishment or demolition of buildings	Infrastructure – road	Transportation		

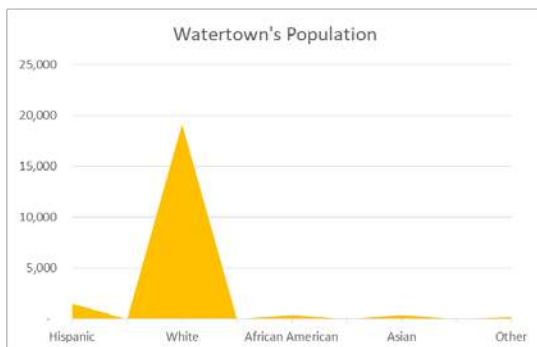
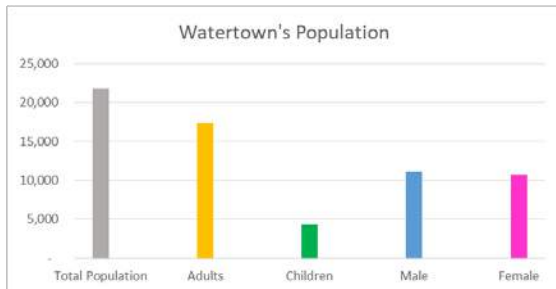
Watertown's Demographics

Total Population:	21,751
Adults:	17,401
Children:	4,350
Male:	11,075
Female:	10,676
AdvanceCT 2021	
Hispanic:	1,522
White:	19,141
African American:	435
Asian:	435
Other:	218
Poverty Rate:	4%

Watertown is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Watertown and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Watertown's population for 2021 was 21,751 people. Watertown ranks 6th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Watertown's population decreased from the 2010-2021 period by 763 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Watertown has 573 unemployed workers or 4.4%. Watertown possessed the 3rd lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths - Watertown

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
	Infrastructure	Access to capital	Land availability	
		Community pride	Presence of emerging industries	
		Community leadership		
		Cost of living		
		Education		
		Economic Diversity		
		Entrepreneurship		
		Generosity/Philanthropy		
		Housing		
		Location		
		Low taxes		
		Presence of traditional industries		
		Quality of life		
		Tourism		
		Workforce		

Rating Importance for Economic Viability – Watertown

Very Important	Important	Neutral	Unimportant	Very Unimportant
Economic diversification	Access to capital	Education		
Infrastructure – internet	Business attraction/expansion	Higher paying jobs		
	Community beautification	Infrastructure – road		
	Downtown revitalization	Infrastructure – sewer		
	Housing	Infrastructure – water		
	Infrastructure – general	Job training		
	Transportation	Land availability		
		Medical		
		Park improvements		
		Public facilities/Community center		
		Refurbishment or demolition of buildings		
		Small business retention		
		Tourism opportunities		

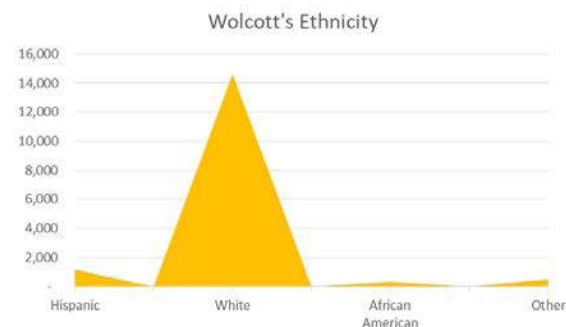
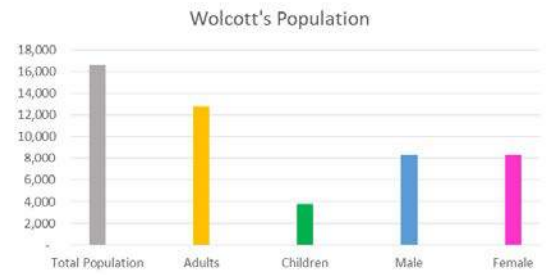
Wolcott's Demographics

Total Population:	16,615
Adults:	12,794
Children:	3,821
Male:	8,307
Female:	8,308
AdvanceCT 2021	
Hispanic:	1,163
White:	14,622
African American:	332
Other:	498
Poverty Rate:	3%

Wolcott is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/ Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Wolcott and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Wolcott's population for 2021 was 16,615 people. Wolcott ranks 9th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Wolcott's population decreased from the 2010-2021 period by 65 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Wolcott has 485 unemployed workers or 4.9%. Wolcott possessed the 7th lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Wolcott

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
	Access to capital	Cost of living	Low taxes	
	Community pride	Education		
	Community leadership	Housing		
	Economic Diversity	Infrastructure		
	Entrepreneurship	Land availability		
	Generosity/Philanthropy	Presence of traditional industries		
	Location	Quality of life		
	Presence of emerging industries	Tourism		
	Workforce			

Rating Importance for Economic Viability – Wolcott

Very Important	Important	Neutral	Unimportant	Very Unimportant
Access to capital	Community beautification	Economic diversification		
Business attraction/expansion	Education	Tourism opportunities		
Downtown revitalization	Higher paying jobs			
Infrastructure – road	Housing			
Infrastructure – sewer	Infrastructure – general			
Infrastructure – water	Infrastructure – internet			
Small business retention	Job training			
Transportation	Land availability			
	Medical			
	Park improvements			
	Public facilities/Community center			
	Refurbishment or demolition of buildings			

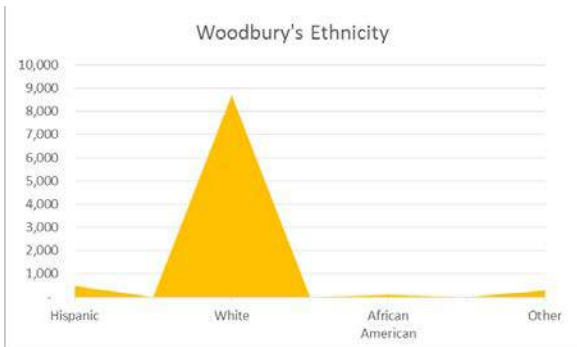
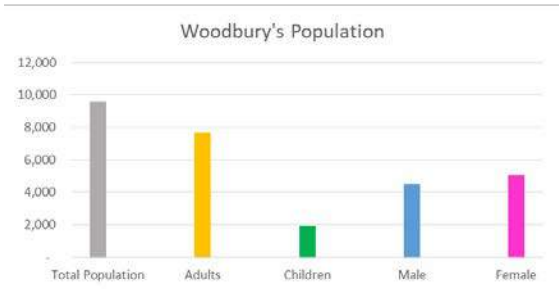
Woodbury's Demographics

Total Population:	9,562
Adults:	7,650
Children:	1,912
Male:	4,494
Female:	5,068
AdvanceCT 2021	
Hispanic:	478
White:	8,701
African American:	96
Other:	287
Poverty Rate:	4%

Woodbury is one of the nineteen communities that make up the Naugatuck Valley Corridor Economic Development District/Comprehensive Economic Development Strategy (NVC EDD/CEDS). The following demographic information is a snapshot of Woodbury and its overall importance and impact on the NVC EDD/CEDS.

Population: the population annual update is based on statistics from the 2010 US Census, and 2021 AdvanceCT. Woodbury's population for 2021 is 9,562 people. Woodbury ranks 15th out of the 19 NVC communities.

The population of the NVC for the similar period is 444,974 people. Woodbury's population decreased from the 2010-2021 period by 413 people (refer to the population chart 2010-2021-2025 period to review the modification in the population).



Unemployment and Labor Force Characteristics: the recent unemployment figure from the CT Labor Department indicates Woodbury has 260 unemployed workers or 4.7%. Woodbury possessed the 6th lowest unemployment rate amongst the NVC communities.

The unemployment and labor force have changed substantially during the past report period based on the COVID Pandemic local/state/national/worldwide economics. Sixteen of the communities in the NVC reflected an increase in their Labor force and employed workforce. Most communities had a decrease in their individual unemployment rate, with one town below the Federal and state average and eighteen at or above the state average.

The NVC overall labor force increased by 1,064 from February 2022 reporting period. The NVC employed workforce increased by 2,240 from the previous reporting period. The NVC unemployment rate is 5.3%. One town is below the federal and state rate and eighteen are at or above the state unemployment rate. Individual community statistics are shown on the unemployment chart. The state's labor force increased by 41,600. The state's number of unemployed decreased by 15,400 to a rate of 4.0%. The US rate is 3.6%.

NVC Strengths – Woodbury

Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree
Location	Access to capital	Education	Cost of living	
Quality of life	Community pride	Economic Diversity	Low taxes	
	Community leadership	Entrepreneurship	Presence of emerging industries	
	Land availability	Generosity/Philanthropy	Presence of traditional industries	
	Workforce	Housing		
		Infrastructure		
		Tourism		

Rating Importance for Economic Viability – Woodbury

Very Important	Important	Neutral	Unimportant	Very Unimportant
Access to capital	Business attraction/expansion	Job training		
Community beautification	Housing	Land availability		
Downtown revitalization	Infrastructure – general	Transportation		
Economic diversification	Infrastructure – road	Tourism opportunities		
Education	Infrastructure – sewer			
Higher paying jobs	Infrastructure – water			
Infrastructure – internet	Park improvements			
Medical	Public facilities/Community center			
	Refurbishment or demolition of buildings			
	Small business retention			