

TOPSHAM DEVELOPMENT INC. BOARD OF DIRECTORS MEETING

Time: Wednesday, December 17, 2025, 7:30 AM

Location: Topsham Town Hall & Zoom

DIRECTORS: Dan Catlin, Nate Cloutier, John Hodge, Curtis Neufeld, Courtney Olmand,
Steve Pelletier, Peter Piccirillo

SUPPORT STAFF: Mark Waltz, Jeff Emerson

TDI Purpose: *The purpose of the corporation shall be to foster and support economic development within the Town of Topsham, Maine, consistent with the corporation's Articles of Incorporation. The corporation shall also deal in and with real and personal property, consistent with the corporation's purpose and Articles of Incorporation¹.*

Agenda

1. **Call To Order** – Steve Pelletier
2. **Approval of Board Minutes** – November 19, 2025
3. **Treasurer's Report** – Brian Robinson
4. **Infrastructure Improvements (Funding Sources)** – Steve Pelletier
 - a. LaRochelle Consulting, Tasks/Timeline
5. **Topsham Sewer District Preliminary Update** - Chris Leclerc, Superintendent
6. **Discussion Items** – Steve Pelletier
 - a. Topsham Fair Mall Traffic Study
 - b. CPIC/ Chamber of Commerce Updates
 - c. TDI Board Membership
 - d. TDI Strategic Priorities
 - e. Other Comments/ Concerns
7. **Topsham Activity Update** – Mark Waltz
8. **Adjourn**

¹ See Bylaws for complete description (3a-d) (2/1/24)