

DRAFT

MINUTES
SIXTH TAXING DISTRICT, City of Norwalk
COMMISSIONERS' MEETING
April 13, 2011
8:00 p.m.

The April meeting of the Commissioners of the Sixth Taxing District, City of Norwalk, was called to order by Commission Chair Tammy Langalis at 8:10 p.m. Mrs. Langalis introduced the Commission.

A motion to approve the minutes of the February 9 meeting was made by John Ignieri and seconded by Mike Barbis after a change on page 9, line four to read "Bittersweet" instead of "Indian Spring". The minutes were approved as corrected.

Under **OLD BUSINESS**, Treasurer John Verel noted that adoption of the following resolution was needed to further the borrowing from the City with regard to the reroofing project at the Community Center: "Resolved that the Commissioners are hereby authorized to adopt such procedures and policies so as to ensure, in accordance with the 2011 borrowing agreements with the City of Norwalk, that there are no conflicts of interest in connection with said borrowings". There was a motion made by John Ignieri and seconded by Mike Barbis to adopt the said resolution. The motion was approved.

Under **NEW BUSINESS**, the Commission introduced Bob Gunther and Steve Smith who were in attendance representing High Point Tower Technology to give a presentation to the Commission and residents on the possibility of their building a cell phone (and other communications) tower somewhere in the 6th Taxing District.

Mr. Gunther started by saying that they have been in operation as the Highpoint Tower Technology Co. for 46 years and that their roots are in New York, even though they are headquartered in Florida now. He went on to say that they had 46 years of success in developing telecom assets for local, State and Federal government entities. Highpoint is now a leading tower company focused on tactical infrastructure growth and partnership development. They stress strategic relationships with policy makers and prime contractors at local, state and federal levels. and have proven success in executing challenging projects. They form a nimble team that will respond quickly to meet changing needs. Their team has over 100 years of combined industry experience and has the ability to leverage talent on a site by site basis. They build, own and operate

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community towers and are not here speaking on behalf of any one cell phone company. They hope to incorporate uses of the tower to benefit the community as a whole.

They explained their capabilities as being a good community partner, arranging for funding and project management, and handling tactical permitting and zoning. They are able to incorporate alternative energy systems and have a patient approach to their business and a track record of success. None of these attributes are achievable overnight.

The Highpoint representatives explained the economic benefits of doing business with Highpoint Tower Technology as providing enhanced community communication, converting government assets to taxable entities, creating a long-term recurring revenue stream and reducing community impact through proper asset design and management. They are able to reduce the risks and liabilities that a municipal unit might face which enables such an entity to re-deploy its capital.

Highpoint would perform a radio frequency propagation study as well as an FAA determination. They would perform site environmental/NEPA studies and would review alternative energy potentials. Highpoint would design, purchase and install any tower that was proposed. They would handle the marketing to potential customers and would negotiate any contracts with these customers. They would support on-going maintenance and would develop a mutually beneficial public-private partnership.

There are three types of towers that are currently in operation. They are Guyed Towers which have a height of up to 2,000 ft. They are high-altitude structures that favor the broad coverage objectives of broadcasters, mobile radio and paging tenants. Guyed towers also accommodate telephony tenants at lower altitudes.

Self Supporting Towers can have a height of up to 400 ft. and are capable of supporting greater weight loads than monopoles.

Monopoles range from 50 to 200 ft. in height and are generally built for telephony tenants.

There are also stealth towers which are designed to look like something that they are not but which would better fit into the landscape. (They showed a picture of one that is built to look like a lighthouse).

In summary, partnering with Highpoint maximizes current asset values, removes township capital and risk and enhances community communications. They said that such a collaboration is a WIN--WIN--WIN for Township, the Taxpayer, and Highpoint.

If the Sixth Taxing District would determine that they would begin a relationship with Highpoint, the next steps are 1) Mutual agreement, 2) Needs assessment, 3) Financial

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Review and 4) Project planning.

During the question and answer part of the presentation, Ed Carlson, District Fire Marshal and Property Manager, asked if Highpoint had erected any towers locally. The answer was "No", but they are currently looking at eight sites in New England including Rowayton.

Bill Nollman, 24 Bryan Road, asked about risks and liabilities to the municipality. The representatives of Highpoint represented that their company assumes all risks.

Commissioner John Igneri asked how long they would anticipate building a tower to take. Mr. Gunther said that it is a multiple year transaction and would estimate approximately 2 - 3 years. Mr. Igneri also asked how they might suggest the Commissioners should proceed with informational meetings with the community. Mr. Gunther recommended that and if there is general support, they would start the ball rolling with obtaining of zoning permits. He reiterated that first we need mutual agreement. Then an assessment needs to be done followed by a financial review and project planning. Determining the best location is the most critical part of the agreement. After that is in place, Highpoint would go to other cell phone companies and see if they could come to an agreement with them. Once they deem the project to be financially achievable they would start with the project planning.

Commissioner Mike Barbis noted that the number one complaint that the Commissioners hear from the residents is about the poor cell phone reception that is common in Rowayton. He also said that having a cell phone tower in Rowayton would give the District better cash flow and would make a big difference in what the Commission is able to do in the District. So, better reception and better cash flow are the two big assets to look at when deciding whether or not to proceed with the planning of a cell tower in the Sixth Taxing District.

Patrick Steele, 12 Highland Avenue, noted that the United Church and Hill Top Homes had looked into this possibility before as Hill Top sits on a high point in Rowayton and the top of the United Church is a fairly high venue. For whatever reason, they were unable to come to an agreement about that.

Clive Morrison, 70 Highland Avenue, said that the highest point in Rowayton is the top of the water tower. Mike Barbis noted that that location had been considered and was rejected.

Woody Woodworth, 2 Crooked Trail, asked who would provide the money for the building of a "stealth" tower. Highpoint would do that but only if they were able to have it be financially feasible.

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Commission Chair Tammy Langalis asked that if they identified a place and the community agrees, what would the next steps be. What would an agreement mean to the Sixth District? The answer was that Highpoint would go to possible tenants of the tower to see which ones would agree to a contract. Highpoint would look into the need of first responders, cell phone users, etc. They would do environmental and historical impact studies.

Commissioner John Igeri asked what monthly revenue the District could expect. The answer was \$3,000 to \$5,000. He noted that it would be a good opportunity to generate some money for the District.

District Treasurer John Verel asked what financial risks the community would be taking. The Highpoint representatives said that they don't ask for indemnity from the community. They would need, however, some sort of assurance that we agree to proceed and explained that this wasn't a short term commitment. Any major user of the tower would demand a 30 year lease. And tower operations needs more than 30 years.

Commissioner John Igeri noted that the towers would be obsolete at some point. Is there a decommissioning agreement possible if there ceased to be an FCC license and/or the tower was not in use. Highpoint would deconstruct the tower in the unlikely event that that happened.

Rowayton RR Guard Dick Schock asked about what size footprint would be needed. That would depend on the type of tower erected.

Clive Morrison, 70 Highland, asked if the income to the district would grow if the number of subscribers grew. The representatives answered in the affirmative. Their goal is to build one structure that can handle a lot of facilities. When asked about the structural integrity especially in high wind circumstances, the Highpoint representatives noted that none of their towers have ever been destroyed and have withstood several strong hurricanes in Florida. They said that their first and last considerations center on the engineering aspect. In between, they are concerned about the aesthetics.

Commission Chair Tammy Langalis thanked Mr. Gunther and Mr. Smith for their very informative presentation.

Further New Business was brought up by Bill Nollman. He said that for the past two summers, he and several other local musicians had played a concert in Pinkney Park and would like to do the same this summer. These musicians really put on a professional show with no remuneration. They would like to schedule a concert this summer on August 7 with a possible rain date of September 11. They are hoping to be able to do this without incurring a heavy financial burden. Toward this end, they asked permission of the Commissioners to be covered by the District insurance for this concert. This was

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APPROVED by the Commissioners saying that the District is grateful for the generosity of the local musicians.

REPORTS

Commissioner John Igneri reported that the Commissioners are looking at installation of a permanent source of power in Pinkney Park. He said that they have spoken with P&Z and have gotten the go ahead. However, they need a survey. They had been hoping to have the power in place by June 1 but the necessity of obtaining a survey will push that date back.

He also said that they are trying to rehabilitate the lawn at Pinkney Park using funds provided by the film company for that purpose. They are most concerned about the compression of soil around the trees. The lawns will be aerated and seeded and Pinkney Park has been closed for the time being to give the grass a chance to take hold. They will do whatever additional work needs to be done in October.

Commissioner Mike Barbis reported that they have chosen a contractor from those bidding for the slate reroofing of the Community Center. The contractor is a local company which replaced a slate roof on a church in Stamford and demonstrated success with the material. The company is Milan. The work must be done under the guidelines of the Park Service since we got a matching grant from the State Historic Preservation entity. Phase 1 of the long term planning committee's schedule is the restoration of the roof and the gutters. They are proceeding with getting estimates for Phase 2 which is refurbishment of the outside of the Community Center from the roof down, which will include windows and doors. There will be a community conversation about where we would want to go with further upgrading of the Community Center interior.

Don Wilson, our Beach Director, will be returning mid May and the beach will be ready to go on the opening day of the season which is May 28. The Commissioners gave permission to the Little League to set up a batting cage. Kayak racks to accommodate 20 kayaks will be available this season. Renters will be chosen by lottery. If this is popular, we may look into building more for next year. WE are currently trying to decide where they would best be located.

The Commissioners have received many complaints about the condition of Highland Avenue and have been talking with the City of Norwalk about this.

Commission Chair Tammy Langalis stated that the currently held railroad parking permits will be renewed on the morning of June 18. The price will be raised slightly to \$325. Those permits will be valid beginning the first day of July 2011 at which time the daily parking rate will go from the current \$5/day to \$7/day. She attended a meeting this morning and was assured by Craig Bordiere that the lease that the

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District has with the CT DOT remains the same even though they have not agreed to an extension of the lease. She was assured that they have no intention of changing our status. They may rewrite all of the leases at some time in the future. We would like to look into adding parking spaces on the westbound side of the tracks. Mr Bordiere indicated that he would welcome having that conversation with us and with Eugene Colonese, the Rail Administrator. They also don't have any intention of dipping into the reserve funds we have been trying to build up to pay for additional parking and/or paving in the future. Many other towns along the New Haven line have similar concerns such as lengthy wait lists for permits. We're right in the middle of the pack as far as pricing of our permits.

District Administrator Jack Robson and Tammy attended a meeting earlier this evening regarding the refurbishment of upper Rowayton Avenue where it intersects with the RR station. Some changes to the road is being considered and residents who might be affected are starting a conversation about it. DPW proposed lowering the grade a bit. There will be a new sidewalk from Belmont Place on the Eastbound side and an improvement from Arnold Lane on the Westbound side. They plan to move the entrance to the station somewhat. We, hopefully, will not lose any spaces. Jack Robson presented photos of what we would like to see built for the protection of pedestrians and we feel that he had a positive audience.

Dave McCarthy, 38 Nearwater, asked if the Commissioners are thinking positively about moving and widening the entrance. They answered in the affirmative. He also asked Ed Carlson if he was in agreement in relation to the passage of emergency vehicles. He indicated that he was noting that fire trucks require less than 10' clearance. Mrs. Langalis said that the taxing district looks on the lowering of the grade of the road as a positive.

RR Guard Dick Schock asked if the sidewalk would encroach on the parking lot. Or will it be going around the bend but not all the way into the parking lot. The answer was that the entry to the RR station would be shifting to the north and that the sidewalk would be regulation width. They would be moving a stone wall. Dick indicated that he was concerned about possible hazard to commuters. Dick was encouraged to call in his concerns and noted that DPW and others seemed to be responsive.

Commissioner John Igneri asked about potential drainage problems. All of these concerns will be further looked into by the Commissioners.

Treasurer's Report

John Verel

District Treasurer John Verel distributed a P&L vs. Actual and a report listing the balances in various accounts on 1/31/2011 vs. 3/31/2011 to the Commission. He said that we have \$692,000+ in our operating funds and we are in good shape. There have been no surprises. He has been getting all the documents in place for the community center borrowing. Our counsel has reviewed all the documents and they will

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be ready for review by the Commissioners later this week.

The grant letters for the next Fiscal Year starting on July 1, 2011 have gone out to the recipients. We are finalizing the RR budget. We received a refund from our workers' comp insurance in the amount of \$4,000. The District also received a refund of \$1200 from Webster Bank for the web banking we had been paying for but not using.

Report of the District Clerk

Andrea Woodworth

1. A new agreement between the Sixth Taxing District and Rowayton Library concerning the installation, maintenance and use of new Audio/Visual equipment in the Moose Room was circulated to the Commissioners. Do you approve this agreement, a copy of which is in your folders? Can Cynthia proceed with the installation of this equipment? **A motion to approve the memo as submitted was made by Mike Barbis, seconded by John Igneri and approved.**
2. I have made two calls asking commercial entities to remove signs from the Rowayton "Bulletin Board" fence as the Commissioners do not approve of any "Commercial" advertising there. I spoke with the manager of the Sono Field House and he said they put up the sign mostly at the suggestion of someone on the RCA and wanted the Commissioners to know that they didn't intend to put it up without "permission". John Igneri pointed out that there is a sign concerning a school of dance. That is an announcement of what amounts to a recital by students of the Walter Shaak School of Dance in New Canaan. That is for a couple of performances only. There may be Rowayton students in that group as the dance school is pretty well known. Should that sign stay up or not? **The sign can stay until the event is over.**
3. The Commissioners have agreed to allow a "Boot Camp" to be conducted at Bayley Beach this season. A fee and insurance has been received for these classes.
4. The Commissioners have also agreed to allow yoga classes to be given at Bayley Beach this season. There will also be a fee for use and insurance required for these classes.
5. I have started to process beach permit applications as they come in.
6. There have already been a number of social events and celebrations scheduled both at Bayley Beach and at the Community Center.
7. The Rowayton Historical Society has asked for permission to hang a sign on the fence advertising their "Quilt Trail" exhibition and opening party, which will be held on May 14. **Approved.**

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8. I received a Certificate of Liability Insurance from the Road Runners of America for an event scheduled for May 15. This was the first I had heard about this so I spoke with the person who organizes these events. This is a Sunday and he said that they usually had the building open in order to access the bathrooms. Otherwise, they only use the courtyard for registration. The building is normally closed on Sundays, which fact I mentioned to him. Have we allowed this in the past? **Ed Carlson said that he is OK with this and that he would open the building for them.**

9. The Rowayton Library has asked permission to hang a banner from their north side door advertising the Apple raffle. They assured me that there would be no damage to the building as it would be tied on. It will be removed after the drawing on June 17.
Approved.

10. I had a request from a neighbor of the Community Center who is having a party on June 12 and would like to use the Community Center parking lot for overflow parking.
Approved.

Commissioner Chair Tammy Langalis said that the Commissioners have been working with the Rowayton Historical Society on a possible set of rules and conditions for renting Pinkney Park and using the kitchen and attached reception area for caterers if needed. The park is closed right now to give the new grass a chance to get started well. It will be open on May 14 for the reception for the RHS Quilt Trail and then will be closed again until Shakespeare starts to bring in equipment to set up the infrastructure for their production. They are entertaining the possibility of using a flat bed instead of a stage, but that has not been officially decided. The Farmer's Market will begin on June 3 and there is some talk of opening it in the parking lot of Bayley Beach at least in the beginning to allow the grass even more of a chance to get started. Ed Carlson asked whether it will impact the concession. Tammy will call Joe Gallo and feel him out. Dave McCarthy, 38 Nearwater, asked if that would increase the traffic on Roton to an undesirable point. John Igneri will discuss this possibility with Maggie Trujillo who will consider it on behalf of the Farmer's Market.

Property Manager Report

March - April 2011

Ed Carlson

Community Center:

1. The thermostats all have locking covers
2. The library toilet had to be cleared again. The obstruction was 70' into the drain.
3. The Sheep fence has been repaired.

Bayley Beach:

1. I will make arrangements to issue a gate key to NPD so they will be able to unlock if a car is left in after closing.
2. The playground will be inspected prior to opening

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for the season by the playground company..

- Pinkney Park:**
1. A leg was replaced on the circular picnic table
 2. The daffodils were relocated to the front of the house to make room for soil and seeding.

Report of the Fire Marshal	February - March 2011	Ed Carlson
<u>Type of Activity</u>	<u>#</u>	<u># Man Hours</u>
Blasting Permit(s)	***	***
Blasting Site Inspection(s)	***	***
Building Inspection(s)	5	5
Clerical (office) work		42
Fire Marshal Conferences	1	1
Career Development Training	3	9
Investigation(s)	1	1
Meetings: Construction	1	1
District Annual	1	2
FCFMA	1	1
(Other)		
Plan Review	1	1
		Total Man Hrs. 63

Expenses: FCMA Conference: \$250.00

Remarks to the Commissioners: I will be attending the CFMA Conference in Cromwell, CT on April 20 and April 21.

Everything has been quiet, fire wise.

There is no further word yet about the fire truck that is being given to Panama. They will let us know when they will send someone to deliver it to the port.

In June, the Firemen's Fund Insurance will be making a presentation to the Rowayton Volunteer Fire Department of the new heat sensing camera that is going to the department. The Commissioners will be invited to the ceremony.

Officer Mike Silva, our community policing officer, reported that some Gilbert Hill residents are upset that commuters have been using it as a cut through. He is on top of the situation. He asked if anyone had heard of a Trolley Way Association. No one seemed to know of one. A person has been complaining and has been identifying himself as part of that association. A person who lives on Witch Lane is driving his truck by his house to stop by during the day and, officially, is violating the No Through Trucks provision. There also have been lots of complaints lately about speeding near Roton

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Middle School. Officer Silva will be back to stopping by the RR Station. He is also trying to work with Rowayton Seafood but must see that traffic keeps moving and parked cars near The Restaurant can't be allowed to impede the flow of traffic. Officer Silva says that he has been using radar to detect speeders on Rowayton Avenue near Pinkney Park. There will be ticketing. He has been encouraging his fellow officers to stop on Bell Island to write reports, etc. and the residents have responded in a positive manner. Officer Silva also said that there are some parking issues in the morning outside of 101 but he's not bothering people just running in for coffee unless they're impeding traffic. He did say that he is a bit concerned that the widening of Rowayton Avenue will lead to speeding. The residents living on the odd side north of the underpass want more enforcement in that area. Officer Silva reminded us that he is also still responsible for Roodner Court and, as such, cannot be in Rowayton as much as he would like. Former Community Policing Officer Joe Jensen mentioned that he thinks the "No Thru Trucks" sign is missing from the off ramp at Exit 12 and there is just a small one on Rte. 136.

Railroad Guards Report

Dick Schock

Dick reported that the commuter that had the longest running outstanding infraction has finally paid up. He recommended that parking violations' fines should be doubled if they are over 30 days old. The Commissioners asked him to write up a proposal and they will consider it for action in the new Fiscal Year.

Dick also reported that he still needs 3 handicapped parking signs. Jack hadn't gotten them yet since he was unsure what verbiage was needed on them. Tammy said that we should go ahead and get the signs.

Dick would like to purchase a line striper for \$120. Ed Carlson mentioned that he has one but that he rarely uses it because it takes so much paint. Dick said that the lines which designate daily parking need to be shifted. He will use Ed's striper. It was suggested that there are always youths looking for an opportunity for community service. Tammy suggested that that was a nice idea, but we should use them in other capacities. Striping the lines needs to be done accurately. Dick was advised to ask Edwina about obtaining some paint.

Commissioner Barbis noted that Myra Sobel, owner of the building where the pharmacy once was, had died. There is a tenant for the new store where there was formerly a liquor store. It will be a novelties store.

Report of the District Administrator

Jack Robson

Community Center

In preparation for the restoration work to begin on the slate roof, it was required that the wires over the building be insulated by CL&P. When CL&P was called to perform this

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service, they discovered that the electrical wires were frayed. A repair is needed before they can complete their work. At present, Rowayton Electric will do a repair of the wires and CL&P will return to insulate these wires. Cost at this time for electrician is **\$150.00**. The Community Center will have to be without power for about 2 hours. We have asked CL&P to schedule this effort from 8 a.m. till 12 noon, so the library can resume operation at that time. (Let Cynthia know a week before so she can notify residents in her weekly e-mail). A proper underground 800 amp service will need to be installed at a later date. An electrical engineer will have to be brought in to evaluate the situation and present drawings to CL&P and the City of Norwalk before work can begin. Direction and costs for this project are presently being worked on by the District and the Long Range Planning Committee.

The driveway has suffered some damage over the winter. There are a number of areas that are in need of repair. Ideally, it would be best to repave the entire driveway, but this is costly. My suggestion is that we repair the more serious areas and let that carry us for awhile. The section in front of the courtyard is in the most serious condition. The cost to pave this 900 sq. ft. area is **\$2,500.00**. The other section is on the corner turn past the library entrance. There is a catch basin there that is collapsing. That section of driveway is in need of repair as well. The other section is just after the turn to the courtyard and in front of the diagonal parking in front of the library. The catch basin there is in need of repair as well. Cost for these two other sections were rolled into a total figure, including the courtyard area. Patching 3, 330 sq. ft. will cost approximately **\$15,000.00**. Patching to full width of driveway would cost approximately **\$18,000.00**. **(Approved on an emergency basis. A new estimate will be obtained)**.

Tree damage surrounding the Community Center has been corrected. Brown Tree Service spent a little more than ½ day at a cost of about **\$900.00**.

The newly planted sugar maple and red oak trees on the inside of the Community Center property line should have at least a 3 ft. radius circle of mulch around them. Right now some are missing mulch altogether leaving the tree trunks vulnerable to damage. This application would assist in the watering process as well.

The garden committee will fill in the empty spaces in the privet hedge on Highland Avenue. Eventually a new fence should be installed, but that will be costly. I propose that it resemble, in style, the fence on the opposite side of Highland Avenue and not be a chain link fence like we have now. This is to be considered for the long term plan.

Two new chairs were purchased for the District office from Staples. Cost **\$100.00**.

The Community Center office is in need of a new floor which will cost about **\$2,250.00**. **(Approved)**

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The panic bar for the meeting room is temperamental. I will post directions on how to lock and unlock these bars with the supplied "Allen wrench". It's a simple rule. First, push the bar in and hold. Then, while holding the bar, insert the wrench and turn right. The lock will then engage. Release the bar and it will stay in place until opened with the Allen wrench.

Pinkney Park

Pinkney Park is presently closed to all traffic: pedestrians, dogs and vehicles unless directly associated with the Historical Society or the Taxing District. A thorough clean up and raking of the entire property has been completed. Top soil has been put down in the more severe depressions, especially ones left by the film crew last fall. Fertilizer has been applied with a liquid weed deterrent. Seeding should begin this Thursday (tomorrow). The park will be closed until May 14 and then opened only on that day of the Historical Society event. There will be **NO PARKING** on the grounds that day. All handicapped attending the event should be driven in and picked up as needed. The grounds will be taped off with signs indicating pedestrians to refrain from walking on the lawn. All cars should be aware of the narrow driveway and avoid driving on the grass while maneuvering the turn around the front of the Pinkney building. I am recommending that the "CLOSED PARK" sign be returned to the entrance the following day, with a new date for reopening that coordinates with the needs of Shakespeare on the Sound. Future work on the grounds should include two catch basins behind the Pinkney House to catch runoff water from the parking area and the gutters. Washout has begun to damage some areas of the lawn and prevents the retention of soil and seed. (A project for next year).

Some shutters need replacing on the upper floors. This is being looked into. The gutters and one down spout suffered damage during the winter and should be corrected. (Ed Carlson said that there are no spare shutters left and there is a need to buy three).

The electric outlet on the lower left side of the front porch should be relocated. (An electrician will relocate that when they do the power installation.

Cost to improve and widen the driveway has been explored. The turn in front of the Pinkney House is too narrow. Cars continually drive on the lawn navigating around the circle. Cost to pave the loop and widen the circle would cost **\$14,000**. Cost to pave the entire driveway and parking area would cost **\$25,700.00**. The Gazebo needs some repair.

Ambler Parking Lot

Some of the concrete parking bumpers were knocked out of place during the winter and should be returned and secured in their proper place.

Fertilizer and weed killer on the narrow strip of lawn would be a help at this time of year if there are supplies available.

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I have three approvals from residents to install the light in the center of the Ambler Parking Lot. I have one resident who gave his approval, only to change his mind a number of months later when approached for a signature. I have one approval from a former resident. Grumman Engineering and Officer Joe Jensen have stated the need for this light. Should we pursue this issue with Planning and Zoning at this time? (**Yes. Go to P&Z and ask for a letter from Silva. Jack will prepare a letter for a signature**).

RR Parking Lot

Work continues on the bridge. It seems never ending after four years. Meetings have been held by the District with DPW on this progress. We have certain feelings about the outcome and have been sticking to these requests for the last two years. It involves the sidewalk under the bridge and the connection of this walk to the stairs and NY bound side driveway entrance. The other issue is the sidewalk with a railing for commuter protection, which should incorporate a splash guard at the base to prevent snow from being plowed up onto it during the winter and to protect pedestrians from passing cars. The other issue is the icicles that return every year. A membrane was laid at the time of construction, but has not been successful. The engineers are trying to see what can be done to correct the problem. The outcome has not been finalized as yet, but we will stay on top of it.

Bayley Beach

The parking lot needs some surface repairs around the entrance and on the inner lot. A patch repair was estimated at **\$7,500.00**. To reclaim and pave the entire lot with 2" asphalt: **\$147,000.00**. This was done many years ago and perhaps should be done again rather than continually patching and repairing sections that break down each year.

The present cost to maintain three floats at Bayley Beach is:

Spring Service: **\$4,447.00**

Fall Service: **\$770.00**

We are exploring ways to reduce this cost.

Cannon Triangle Curb

I have approached DPW about repairing the damaged curb around the cannon but they do not have the funds at this time to do a repair. The curb should be concrete and DPW is only equipped to handle asphalt.

SNEW did some damage as well and they are willing to fix a 10 to 12 ft. section that they damaged using pre-cast concrete curbing. Grasso Construction has given two estimates on their cost to replace the existing curb.

Poured Concrete Curbing: **\$10,000.00**

Granite Curbing: **\$13,600.**

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Patrick Steele, 12 Highland Avenue, asked if anyone knew anything about the refurbishment of the Bell Island Bridge. Mike Barbis said that it's on the agenda for the city but that they may want to make the ability to jump off of it more difficult. It is scheduled for work in 2012.

The RCA needs to get together with lawyers on the Community Dock. Rubble has ended up in the river.

Seymour Surveyors are continuing with a survey in Pinkney Park.

Clive Morrison, 70 Highland Avenue, noted that Wilson Avenue from the traffic light to the top of the hill is full of junk and debris. Tammy Langalis stated that it is a state road and is the state's responsibility. The Spring Spruce Up is on May 14 and it may be addressed at that time. Nancy Lione, 10 Thomas Place, said that she and her husband have been picking up the trash but someone else must have as well.

John Igneri made a motion that the meeting be adjourned. It was seconded and approved. The meeting was adjourned. The next meeting of the Sixth Taxing District Commissioners is May 11, 2011.

Respectfully submitted,
Andrea J. Woodworth
Clerk, 6th Taxing District