

Newburyport Waterfront Trust
November 18, 2014
Police Station Conference Room
Minutes

1. Call to Order

Chair Doug Locy called a meeting of the Newburyport Waterfront Trust to order at 7:00 p.m.

2. Roll Call

In attendance were Trustees Doug Locy, Scott Sutherland, Steve Hines, Joe Brown and Wilbur Shenk.

3. Minutes

Wilbur Shenk moved to approve the minutes of the October 23, 2014 meeting as submitted. Scott Sutherland seconded the motion. The motion was unanimously approved.

Scott Sutherland moved to approve the minutes of the executive session of October 23, 2014 as submitted. Wilbur Shenk seconded the motion. The motion was unanimously approved.

4. Treasurer's Report

Joe Brown said income for the month of October totaled \$12,463 and expenses for the period totaled \$8,232, bringing the account balance to \$197,492.

Joe Brown moved to approve payments to the Handyman, Inc. in the amount of \$180 for the installation of a bench plaque, Sonora DesignWorks in the amount of \$93.75 for website maintenance and Edith Heyck in the amount \$107.90 for miscellaneous expenses. Doug Locy seconded the motion. The motion was unanimously approved.

5. Tree Assessment and Pruning

Bob Uhlig submitted recommendations for the care of trees on Trust and NRA properties. The quote to implement the recommendations totaled over \$13,000. Included in this figure is the pruning of the Bradford pears by the Firehouse. The DPS has indicated it would prune these trees, which would reduce the total cost of the work. The NRA authorized an expenditure of up to \$5,000 for the work. Scott Sutherland moved to allocate \$8,000 to the care of the trees and to request that the City prune the Bradford pears. Joe Brown seconded the motion. The motion was unanimously approved.

6. Riverside Park Reconfiguration

Scott Sutherland said he contacted National Grid concerning the ownership of the poles and lights on Trust and NRA properties. He hopes to receive a reply within 30 days.

Within Riverside Park, the Newburyport-style fixture should be used along the pedestrian ways to be consistent with those the Planning Board approved as a part of the application for the Leone building. The fixtures in the parking lots should match those to

be installed in the NRA lots. The Trustees considered the use of tall, inconspicuous fixtures that throw a great deal of light.

The NRA has concerns about running power lines under ground on its property because the trenching might disrupt contaminated soils. Joe Leone said he would be agreeable to the Trust exploring the use of a pole on the west side of his property.

Asphalt is currently planned for the walkway in front of the building owned by David Murphy. Mr. Murphy said he would be willing to improve the area by installing materials consistent with those used on the Leone property. An agreement would be prepared to allow him to conduct work on Trust property. The Trust would be responsible for the portion of the walkway that runs between the Murphy and Leone buildings. Scott Sutherland suggested the Trust apply for CPA funds for this portion of the project.

The cost estimate for construction of the reconfiguration of Riverside Park from DCI is \$170,000. Joe Brown said the Trust has committed to spending \$25,000 for the light fixtures near the Leone building. He said the Trust would not be able to afford a \$200,000 project and additional sources of funding would be needed. He suggested parking revenue be increased by raising the rates and increasing the hours of paid parking. The City will be asked to contribute to the project because it is required to provide maintenance and funding to the Trust under the Declaration.

7. Park Manager's Report

Edith Heyck reviewed her achievements for the month of October. The Trustees discussed the relocation of memorial benches but agreed they should remain in their current locations. Scott Sutherland moved to approve the revised bench purchase letter, which includes a rate schedule of \$3,000 for the installation of a new bench with a plaque and \$1,500 for the addition of a plaque to an existing bench. Doug Locy seconded the motion. The motion was unanimously approved.

8. Park Application Fees

The Trustees reviewed the recommendations made by the Parks Committee for increasing the user fees for the park. Non-profit groups, such as the Yankee Homecoming committee, would not be charged the same rate as for-profit organizations. The Parks Committee will revise the schedule based on the discussion and present it for approval at the next meeting. The committee also will develop a formula by which an annual facility fee would be provided to the Firehouse.

9. Waterfront Committee Report

Scott Sutherland said the pilings damaged by the whale watch boat have been repainted. The brackets will be repositioned and the exposed chain will no longer be used. The other two boats that caused damage to the pilings did not make a good effort to repaint them and this work remains to be done. Efforts to prevent future damage shall be addressed in the spring. Rollers might be effective for the smaller boats but not the whale watch boat. Paul Hogg will provide a cost estimate for the new brackets that might be required if the proposed approach does not prove to be successful.

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Joe Brown moved to approve an expenditure not to exceed \$200 for reinforcing brackets for four electrical boxes in the embayment. Wilbur Shenk seconded the motion. The motion was unanimously approved.

Scott Sutherland said Jim Ford wishes to install a ladder. Paul Hogg has approved the ladder and will supervise its installation. Mr. Ford would be willing to remove the ladder when his boat is no longer docked in that location. The Trustees would allow him to keep the ladder in place provided it does not interfere with the floats.

Joe Brown said he would like Paul Hogg to move four floats that have been placed on the berm. The item will be added to the agenda for discussion at the next meeting.

10. Firehouse Lease

Scott Sutherland reviewed to the changes to the lease for the Firehouse. Joe Brown said the square footage of the balcony should be included in the lease. Doug Locy moved to approve the lease and Exhibit A as written. Wilbur Shenk seconded the motion. The motion was unanimously approved.

11. General Business

The next meeting of the Trust will be held on Thursday, Dec. 11.

Scott Sutherland presented Doug Locy with a plaque in appreciation for his years of service to the Trust.

Joe Brown questioned the statement that “it is not the intent of the Trustees to change how the waterside floats are managed” in the letter sent to Mayor Holaday dated October 27 concerning leasing rights. Doug Locy clarified his intent, which was the Harbormaster would continue to oversee the floats.

12. Adjournment

Doug Locy moved to adjourn the meeting at 9:55 p.m. Joe Brown seconded the motion. The motion was unanimously approved.