

**Newburyport Redevelopment Authority**  
City Council Chambers  
May 13, 2015  
Minutes

**1. Call to Order**

Chair Tom Salemi called a regular meeting of the Newburyport Redevelopment Authority to order at 7:00 p.m.

**2. Roll Call**

In attendance were members Tom Salemi, Leslie Eckholdt, Bob Uhlig and Andy Sidford. Adam Guild arrived at 7:45 p.m.

**3. Old Business**

**Clipper City Rail Trail Phase II**

The attorneys for the NRA and the City are working to finalize the language of the easement for the Rail Trail on NRA land. Geordie Vining said he would like the document to be signed before the plans for the trail are presented to the City Council, which would be before the next meeting of the NRA. Andy Sidford moved to authorize Tom Salemi and Leslie Eckholdt to work with Carol Powers to finalize the easement for the Rail Trail and for Tom Salemi to sign the document when it has been completed. Bob Uhlig seconded the motion. The motion was approved by a 4 to 0 vote.

**4. Parking Lot and Lighting Improvements**

The City has agreed to provide the labor for the installation of new lights in the west lot. ESS is testing the soil for its capability for supporting the poles. The soil is also being tested for contamination both in the lot and in the area of the pop up park, but those results have not yet been received. After the light pole bases have been installed the lot would be re-graded and the wheel stops would be placed according to the new alignment. The light fixtures were purchased at a reduced price in exchange for flexibility in the delivery schedule and have not yet been received. National Grid will remove the existing poles after the new lights have been installed. The improvements to the west lot will take place in the summer. The Waterfront Trust lot will be improved after Labor Day in conjunction with the City's installation of a new culvert.

Tom Salemi moved to ratify the hiring of ESS to oversee the excavation needed for the installation of the lights in the west lot and in the pop up park area. Leslie Eckholdt seconded the motion. The motion was approved by a 4 to 0 vote.

Due to the expenditure of funds on the west lot, resources are not available at this time to improve the lighting in the east lot. Leslie Eckholdt learned that National Grid would not install and rent poles and fixtures. Additional signage could be installed to emphasize that overnight parking is not permitted in the lot.

Tom Salemi said in the future the NRA should consider the preparation of a schedule of maintenance costs that might be used as a justification for increasing parking rates.

### **5. Pop Up Park**

The timing of the site preparation for the pop up park is contingent upon the findings of ESS. If contamination is found the installation of a barrier might be necessary. Some of the site furnishings for the park have been received and are being stored off site. The development of the park is independent of the work in the west lot and could be completed in June.

Ann Ormond said 89 bars and restaurants are members of the Chamber of Commerce. She drafted information on behalf of the NRA to send to them to determine the amount of interest in setting up in the pop up park. It was decided the vendor would be responsible for obtaining the necessary permits, not the NRA. Ann Ormond has also posted an advertisement for a student intern for the pop up park and will be speaking with one potential candidate next week. Duties would include removing trash and overseeing the set up of the vendors so that the Board of Health would not have to visit the park at each event. Leslie Eckholdt will contact the Board of Health about the requirements for the operation of the vendors in the park. Tom Salemi said he has spoken with a potential volunteer interested in organizing programming in the park and he will attempt to arrange a presentation for the next meeting.

### **6. Secretary's Report**

Leslie Eckholdt will work with Carol Powers to complete the annual report for the next meeting.

### **7. Treasurer's Report**

The balance in the checking account is \$8,504.87 and the balance in the money market account is \$163,258.12. Two checks were received in the amount of \$250 each from Not Your Average Joe's for dumpster rent for April and May. Adam Guild moved to approve a payment to the Waterfront Trust in the amount of \$337.50 for landscaping and the park manager's salary for April, to National Grid in the amount of \$542.25 for service in March and April and \$300 for minute taking at the April 8 and May 13 meetings. Leslie Eckholdt seconded the motion. The motion was approved by a 5 to 0 vote.

### **8. Council's Report**

None

### **9. Property Maintenance Report**

Andy Sidford reported he noticed out-of-date parking receipts displayed in the windows of many cars in the east lot. Leslie Eckholdt will speak with Richard Jones about improving enforcement. Bob Uhlig said the City intends to install new planters in the east lot.

### **10. Minutes**

Tom Salemi moved to approve the minutes of the March 11 meeting as amended. Andy Sidford seconded the motion. The motion was approved by a 5 to 0 vote.

Tom Salemi moved to approve the minutes of the April 8 meeting as submitted. Andy Sidford seconded the motion. The motion was approved by a 3 to 0 vote with Bob Uhlig and Adam Guild abstaining.

### **11. General Business**

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The Planning Board will hold a public hearing on Harbormaster's/Transient Boaters' facility on May 20.

The Community Preservation Committee will begin deliberations of the FY2016 grant applications at its May 28 meeting.

Adam Guild announced his intention to resign from the NRA due to other constraints on his time. He said it has been a pleasure to serve on the board.

The next meeting of the NRA will be held on June 10 at 7:00 p.m.

**12. Public Comment**

None

**13. Adjournment**

Leslie Eckholdt moved to adjourn the meeting at 8:07 p.m. Bob Uhlig seconded the motion. The motion was approved.