

**Newburyport Redevelopment Authority**  
**Meeting Minutes**  
**City Hall Conference Room**  
January 5, 2011

**1. Call to Order**

A regular meeting of the Newburyport Redevelopment Authority was called to order at 7:09 p.m. by Chair James Shanley.

**2. Roll Call**

In attendance were members John Morris, Patty Dorfman, Tim Brennan, and James Shanley and Attorney Carol Powers. Also in attendance were Richard Jones, Andrew Flanagan and Andy Port.

**3. Discussion on Proposed Parking Plan**

The meeting that was begun on January 3 was reconvened. James Shanley read the NRA mission statement. Andrew Flannigan said the City is proposing a new agreement under which it would pay for 50% of the cost the parking machines. The City would lease the remaining \$30,000 to the NRA for no interest. He said the City Council Finance Subcommittee thinks the number of permit parking spaces is too low. In addition, the Chamber of Commerce has said it would oppose a plan with 100 permit parking spaces, as a business that is locating here from Arizona has indicated it would need 40 spaces. James Shanley said the NRA is being asked to pay for business parking at a low cost. John Morris said the fee for parking on Liberty Street is \$65 per month. Richard Jones said it would make sense to have a unified parking system with the City acting as manager and purchasing the machines while leasing a portion to the NRA. John Morris said he wants the NRA to receive some income from the permit spaces. Andrew Flannigan proposed that the City pay for the total cost of the machines in compensation for the number of permit parking spaces being increased. Tim Brennan said the NRA would lose money during events like Yankee Homecoming. James Shanley said he much preferred the original agreement and he is concerned parking on the NRA lots would become institutionalized. The new plan does not serve the long-term interests of the NRA, which might not be left with enough money to accomplish its goals. Tim Brennan said the proposal is for a two-year term and he would support it if the City pays for the entire cost of the machines. James Shanley said the NRA is in jeopardy of being in the business of providing permit parking for the City. He said the NRA is crucial to the success of the paid parking plan because its lots provide the greatest number of spaces. Andrew Flanagan said the City would offer to bear the entire cost of the machines with the expectation that the NRA would be willing to give up some of its spaces for permit parking.

Tim Brennan moved to go into an executive session. Patty Dorfman seconded the motion. The motion was unanimously approved. Patty Dorfman said she agreed with James Shanley that the number of permit parking spaces should not be increased. She suggested agreeing to a three-year term with the City purchasing the machines and the NRA leasing them and with the City paying \$100 per year to the NRA for each permit space. Tim Brennan said he would like it to be a two-year agreement. A second proposal was suggested for 120 permit parking spaces, with a two-

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year agreement, the NRA receiving all the revenue from the remaining spaces, the City paying for the full price of the machines and the City providing maintenance and enforcement and keeping all revenue from violations. Carol Powers said she would like the agreement to stipulate that the parking rate shall not be less than \$.50 per hour. John Morris said he thinks the NRA should receive some revenue for the permit spaces. Carol Powers suggested the City pay \$1 per permit space per year as a way of acknowledging the NRA is accommodating the City. Patty Dorfman said the mission of the NRA is to provide socio-economic benefits for the city and she is comfortable will receiving no compensation for the permit parking.

John Morris moved that the NRA should receive 50% of the revenue from the permit parking. Patty Dorfman seconded the motion. The motion did not pass.

Tim Brennan moved approve an agreement that includes the following terms:

- there would be 120 permit parking spaces,
- the agreement would be valid for two years,
- the City would pay for the machines and take them back at the end of the agreement,
- the NRA would receive all the revenue from the non-permit parking,
- the City would receive the enforcement revenue,
- the City would provide all maintenance,
- any lot reduction would be proportionally shared,
- the location of the permit parking would determined by mutual agreement,
- the rate would not be less than \$.50 per hour and
- the City would cooperate with the redevelopment efforts and move the location of the permit parking as needed.

Patty Dorfman seconded the motion. The motion passed with John Morris voting in opposition.

After the conclusion of the executive session Tim Brennan summarized the motion that was approved. He moved to authorize James Shanley to sign the agreement under the terms discussed as long as the language of the agreement is satisfactory to the legal counsel. Patty Dorfman seconded the motion. The motion passed with John Morris voting in opposition.

Carol Powers said she wants the original language on maintenance to be a part of the agreement. She also wants to receive a copy of the certificate of insurance. The members had been told the NRA was fully covered under the City's policy.

#### **4. Other Business**

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Patty Dorfman move to approve the minutes from the December 29 meeting as submitted. James Shanley seconded the motion. The motion was unanimously approved.

- Tim Brennan move to approval the expenditure of \$300 for minute taking for December 29 and January 3. Patty Dorfman seconded the motion. The motion was unanimously approved.
- Patty Dorfman moved to allow the Multiple Sclerosis Society to use west lot on Saturday, April 9 between 7:00 a.m. and 4:00 p.m. John Morris seconded the motion. The motion was unanimously approved.

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**5. Adjournment**

James Shanley moved to adjourn the meeting at 9:00 p.m. Patty Dorfman seconded the motion. The motion was unanimously approved.