Land Use-Urban Redevelopment Committee – Board of Representatives

Harry Day, Chair Patrick J. White, Vice Chair

Report of Meeting

Date: Wednesday, February 25, 2009
Time: 7:30 p.m.
Place: Republican Caucus Room , 4th Floor, Government Center, 888 Washington Blvd., Stamford, CT

The Land Use-Urban Redevelopment Committee met as indicated above. Present were Chair Day, Vice Chair White and Committee Member Reps. Gabriele, Mitchell and Summerville. Absent/excused were Committee Member Reps. Boccuzzi, Diamond, Franzetti and Lombardo. Also present was Rep. Zelinsky; Rachel Goldberg, Urban Redevelopment Commission; Paul Ginotti, Ed Gentile and Ann Brown, City of Stamford Engineering Department; and Robin Stein, Land Use.

Chair Day called the meeting to order at 7:40 p.m.

Item No.	Description	Committee Action
1. LU27.059	RESOLUTION; **for public hearing & referral to Planning Board**; authorizing the acquisition by negotiation or eminent domain of rights of way and easements for the Cold Spring Road Bridge Rehabilitation Project.	**Committee Approved 5-0-0**

Chair Day opened the public hearing on item LR27.081. No members of the public were present to speak and the public hearing was closed. Chair Day explained that technical changes had been made to this resolution to reflect the dates of publication and public hearing and that no joint public hearing was held (attached). In response to questions from the Committee, Ms. Goldberg explained that no joint public hearing was required at this point and that if the resolution is approved, the Engineering Department will be required to hold a separate public hearing and all residents will be notified. Chair Day explained that at this point the function of the Board of Representatives is to determine if the acquisition process is to be initiated. A motion to approve the item was made, seconded and approved by unanimous vote. (Reps. Day, Gabriele, Mitchell, Summerville and White in favor).

2. LU27.060	RESOLUTION; **for approval of public hearing & approval of referral to Planning Board**; authorizing the acquisition by negotiation or eminent domain of rights of way for Phase II of the Stamford Urban Transitway Project.	**Committee Approved 4-1-0**

Ms. Brown presented a review of the parameters of the project, which is a continuation of Phase I and is currently in the final design phase. She explained that it is presently anticipated that 61 tax parcels will need to be either full or partially acquired in order to accommodate the road widening. In response to questions from the committee, Ms. Goldberg explained that

- After a public hearing was held regarding the environmental impact of the project, the City had asked the project designer to address concerns raised at that meeting before the project went into final design.

- Although the City has had informal meetings with property owners who may be impacted by the project it is premature for the City to enter into negotiations with property owners at this point.

- There are federal and state laws regarding relocation assistance and benefits applicable to any such acquisition and the process required prior to any acquisition.

Ms. Brown provided the committee with an update on the status of Phase I.

Chair Day explained that technical changes had been made to this resolution to reflect that no joint public hearing will be held (attached). Committee members expressed agreement that the Resolution was ready for publication and public hearing and referral to the Planning Board. Upon motion duly made and seconded, the item was approved by a vote of 4-1-0. (Reps. Day, Gabriele, Mitchell, and Summerville in favor; Rep. White opposed).

3.	LU27.061	APPROVAL; of a 4th amendment to an agreement between the City of Stamford and Olin Partnership, Ltd. For the development of bid-ready documents for the Mill River Project RFP #336.	**Committee Approved 5-0-0**

Mr. Stein provided a review of the project and explained the purpose and scope of the proposed 4th Amendment, as distinguished from the 3rd Amendment which the Committee and Board approved last month. He noted that this part of the design work covers primarily the area of the park from the dam south to I-95 on both the east and west banks of the river, whereas the prior Amendment covered the area north of the dam. Mr. Stein stated that the fee for the proposed services had been substantially reduced through negotiation, resulting in a savings of almost $450,000. Mr. Stein stated that the design fees would now total $1,891,000, which he described as very reasonable for a project of this scope. In response to questions from the Committee, Mr. Stein reviewed the funding sources for the project including the federal, state, city and private components, and stated that the City is hoping to get additional funding from the federal stimulus package. A motion to approve the item was made, seconded and approved by unanimous vote. (Reps. Day, Gabriele, Mitchell, Summerville and White in favor).

The meeting was adjourned at 8:55 p.m.

Respectfully submitted,
Harry Day, Chair