

DERBY MUNICIPAL PARKING AUTHORITY

Minutes

(meeting taped)

Monthly meeting: Wednesday September 16, 2009 in the Derby Municipal Parking Garage Office.

Meeting was called to order at 6:34 p.m.

By roll call, members present: John Dorosh, Jack Moran, Delphine Krezel and Anthony Szewczyk. Joseph Moore was excused.

Also present – Parking Authority Director Leo Moscato.

Approval of minutes: Motion was made Anthony Szewczyk and second by Jack Moran. Move to accept the minutes of August 12, 2009, as written. Motion carried unanimously.

Public Portion: No one was present and the public portion was closed.

Financial Statement: Members reviewed the report. The electricity was lower and it was noted that there was no charge from Direct Energy included in the report. It is believed that the loan will be paid off in November and this will reflect a lower monthly charge. Mr. Moscato will verify the expense with the bookkeeper. Members asked for clarification on the difference in the tenant parking revenue over last month.

Motion was made by Anthony Szewczyk and second by Delphine Krezel. Move to accept the financial statement, as presented. Motion carried unanimously.

Directors Report: Mr. Moscato stated that he was deposed by attorneys involving a fall on the property in February 2006. As this was before the time this Authority was in place he could provide only general information.

Mr. Moscato reported that the monthly parking activity report (attached) showed 9,190 vehicles passing through the gates. Monthly meter collection revenue as of September 8th totaled \$2,591.89. Total tickets issued in August – 467.

Daily maintenance continues on the garage and the area is clean. The Caroline Street lot is also well maintained with weeds being sprayed regularly and the area being kept clean. One light was reported to UI for repair in the lot. Mr. Moscato indicated that three ballasts will have to be changed on lighting in the garage.

Members discussed the future interests of the Authority as redevelopment of lower Main Street progresses. It was noted that the lower Caroline Street parking area is under the Parking Authority's jurisdiction and produces revenue. It was questioned what the future plans for the lot would be and if the plan, which has a proposed garage, would be overseen by the Authority. Certainly, these thoughts should be considered as redevelopment is discussed in the future.

Motion was made by Anthony Szewczyk and second by Delphine Krezel. Move to accept the director's report, as presented. Motion carried unanimously.

Update on temporary shoring project: The Authority has moved forward on the project due to the serious concerns for safety. Meetings with the city officials led to no financial relief from the City. The Authority has decided to address the matter in sections with the most serious area being done first. The engineer did review the work being done and is pleased to see that progress is being made. To save on costs, the Authority is purchasing the materials and having it installed by a construction contractor. As funds become available, the project will continue to move forward to the other sections in need of repair. The Authority will continue to monitor the conditions and make necessary closures of sections if deemed necessary.

Old Business: Nothing was presented.

New Business: Mr. Szewczyk noted that the shoring is only a temporary fix and that more extensive work is needed. Said work will likely require a referendum to secure the required funding. Clearly, the public is unaware of the conditions of the garage nor is it clear the full impact that would be felt if the garage was closed. He suggested that the Authority better publicize the state of the garage and its purposes so that in the event of a referendum, the issue would not take many by surprise. The maintenance work being done now will be brought to the attention of the local news outlets.

Motion was made by Anthony Szewczyk and second by Delphine Krezel. Move that the meeting adjourn at 7:05 p.m. Motion carried unanimously.

Respectfully prepared,
Karen Kemmesies, recording secretary

"These minutes are subject to the Authority's approval at their next scheduled meeting."