



**REPRESENTATIVE TOWN MEETING
TOWN OF GREENWICH**

**EXPLANATORY COMMENTS FOR
JANUARY 2013 MEETING**

ITEM NO: **1**
DEPARTMENT: Office of the First Selectman
CONTACT: Michael Rosen – 203 622 7702 - mrosen@greenwichct.org
REFERRED TO: *Appointments, Land Use Committees*
VOTES: Board of Selectmen 3-0-0

RESOLVED, that the following named person, nominated by the Board of Selectmen, be reappointed a member of the Planning and Zoning Commission for a term expiring 3/31/16.

DONALD HELLER

EXPLANATORY COMMENTS

Donald Heller, of 614 W. Lyon Farm Drive, Greenwich, 06831 has been re-nominated as a member of the Planning and Zoning Commission for a term expiring 3/31/16.

Mr. Heller is presently Chairman of the Planning and Zoning Commission and has served as Chairman of the Ten Year Plan of Conservation and Development (POCD) in 2009. He has acted as President of J.S. Karlton, a fully integrated private real estate and management company. He has also spent twenty-three years with Chesebrough-Pond's as President of three divisions.

Donald earned his B.A. and Master of Public Administration degrees from Syracuse University. He graciously shares his talents on the Board of Directors of the World Affairs Forum and on the Executive Committee and Board of Directors on the National Executive Service Corporation. He has entrepreneurial experience as CEO of a device to prevent errors in blood transfusions due to misidentification. Furthermore, Mr. Heller has acted as Board Director of a nationally recognized leader in the revitalization of blighted downtown areas of cities.

Mr. Heller has served on the Planning and Zoning Commission since 2004.

ITEM NO: **2**
DEPARTMENT: Office of the First Selectman
CONTACT: Michael Rosen – 203 622 7702 - mrosen@greenwichct.org
REFERRED TO: *Appointments, Land Use Committees*
VOTES: Board of Selectmen 3-0-0

RESOLVED, that the following named person, nominated by the Board of Selectmen, be appointed an alternate member of the Planning and Zoning Board of Appeals for a term expiring 3/31/16.

WAYNE SULLIVAN

EXPLANATORY COMMENTS

Wayne Sullivan, of 24 Shore Acre Drive, Greenwich, 06870 has been nominated as an alternate member of the Planning and Zoning Board of Appeals for a term expiring 3/31/16.

Mr. Sullivan is a Commodity Broker with Tradition Financial Services (TFS) in Stamford. He has been with TFS for 15 years now. In his past, he has worked for an institutional money market firm in New Canaan, and he has acted as an institutional commodities broker for a firm in Greenwich brokering in the newly-deregulated electricity markets.

Wayne earned his Bachelors degree from the University of Maryland, majoring in Political Science with a minor in Economics. In 2000, he bought his first house in Cos Cob. He has owned and renovated four houses in town, and now resides in Old Greenwich. He understands the real estate market, and would bring this insight and perspective to the Planning and Zoning Board of Appeals. He has personally been through the permitting and zoning process in Town, and thus has firsthand knowledge of what that procedure entails.

ITEM NO.: **3**
DEPARTMENT: Parks and Recreation Department 1301PR01
CONTACT: Joseph Siciliano 203.622.6472 jsiciliano@greenwichct.org
REFERRED TO: *Finance, Parks & Recreation, Public Works Committees*
VOTES: BET – 10-2-0

RESOLVED that the sum of \$82,390 be and the same is hereby appropriated from RESERVED for CAPITAL & NON-RECURRING FUND to the Department of Parks and Recreation account Z832-59620-XXXXX for the replacement of Binney Park Bridges

EXPLANATORY COMMENTS

Funds are requested to cover the cost for the replacement of two pedestrian bridges at Binney Park. The current bridges which replaced the original structures in the early 1970's were deemed unsafe and have been removed.

This proposal includes the cost of demolition and reconstruction of the four existing abutments, fabrication of new bridges, delivery, installation and anchoring of the two replacement bridges.

See attached drawings for more detail information.

ATTACHMENTS -

Separate Packet
Drawings

ITEM NO: **4**
DEPARTMENT: Public Works 1301PW03
CONTACT: Alan Monelli, Superintendent, BC&M (203) 622-7743
amonelli@greenwichct.org
REFERRED TO: *Finance, Public Works, Town Services Committees*
VOTES: BET Vote 12-0-0

RESOLVED, that the sum of \$64,000.00 be and the same is hereby appropriated to be added to Capital Account Number B345-59560-12129, known as “Temporary Fire Station”.

EXPLANATORY COMMENTS:

As part of the approved FY11/12 Capital Budget the construction of the temporary Fire Station on Horseneck Lane was approved for a total appropriation of \$1,225,000 in account number B345-59560-12129. The major construction was competitively bid and the Town received a low bid of \$989,013. Over the course of the project there were twelve construction change notices totaling \$30,158. Other associated project costs, including the design of the building and special inspections totaled \$252,345.

This produced a complete project cost of \$1,271,516, leaving the project with a deficit of \$46,516. The main reasons for the overrun dealt with the requirement of installing a sprinkler system in the dormitory building that was not originally required and additional site costs to suspend the building over the underground 56” sewer force main that traverses the parking lot. These two issues cost an additional \$51,436 consuming any remaining contingency funds.

The purpose of this project was to achieve the relocation of all fire personnel from the Central Fire Station so the project to replace that building could move forward. The construction of the temporary Fire Station at Horseneck to house Engine Company 1 was one component of that relocation plan. The second component was to move the Ladder Company from Central Station to non-existing quarters in the Cos Cob Fire Station. Funds to create additional dorm space at Cos Cob Fire Station were taken out of the 345 expense budget at a value of \$17,250 to complete that phase of the relocation plan.

Since both projects are critical in moving along the project to replace the Central Fire Station, all the overruns discussed above have been paid for out of 345 expense funds. Therefore, DPW is requesting interim funds in the amount of \$64,000 to fully fund the project.

Construction of the Temporary Fire Station at Horseneck:

B345-59560-12129	1,225,000
Construction Bid	(989,013)
Construction Changes	(30,158)
Other Costs	(252,345)
Horseneck Fire Station Total	(46,516)
Horseneck Construction Overrun	46,516
Cos Cob Dormitory	<u>17,250</u>
Total	63,766
TOTAL REQUEST:	64,000

ITEM NO.: **5**
DEPARTMENT: Parks and Recreation Department 1301PR02
CONTACT: Joseph Siciliano 203.622.6472 jsiciliano@greenwichct.org
REFERRED TO: *Finance, Parks & Recreation, Public Works Committees*
VOTES: BET – 12-0-0

RESOLVED, that the sum of \$3,081,750 be and the same is hereby appropriated from RESERVE for CAPITAL & NON-RECURRING FUND to the Department of Parks and Recreation account Z809-59840-XXXXX for the repair of infrastructure damage.

EXPLANATORY COMMENTS

Funds are requested to cover the estimated cost to repair damage at Greenwich Point, Grass Island, Island Beach, Great Captain Island and Byram Marina caused by Super Storm Sandy.

A comprehensive storm damage assessment and opinion of probable repair costs by Coastal Engineering firm Roberge Associates serves as the basis for this request. A summary report of the assessment is attached. The entire detailed report including an itemized list of damage along with photographs and estimated cost of repair can be found on the Town of Greenwich Website at www.greenwichct.org/Government/Departments/Parks_and_Recreation/

ATTACHMENTS

Separate enclosure
Storm Damage Assessment Report

ITEM NO.: **6**
DEPARTMENT: Parks and Recreation Department 1301PR03
CONTACT: Joseph Siciliano 203.622.6472 jsiciliano@greenwichct.org
REFERRED TO: *Finance, Parks & Recreation, Public Works, Town Services Committees*
VOTES: BET – 12-0-0

RESOLVED, that the sum of \$317,544.44 be and the same is hereby appropriated from Fund Balance to the Department of Parks and Recreation Storm Damage accounts.

EXPLANATORY COMMENTS

Funds are requested to reimburse the department for the costs incurred as of December 14, 2012 resulting from Super Storm Sandy to be distributed as follows:

A - 809 - 51070	Out of Class	183.73
A - 809 - 51100	Overtime	107,968.58
A - 809 - 51490	Prof Services	163,091.05
A - 809 - 52950	Misc Services - NOC	5,360.97
A - 809 - 53950	Supplies & Matl - NOC	5,688.50
A - 809 - 54900	Maintenance - NOC	24,773.00
Z - 822 - 59830 - 13177	Trees at Risk	10,478.61
		317,544.44

ATTACHMENTS

Separate packet
Details by account.xlsx

ITEM NO: **7**
DEPARTMENT: Office of the First Selectman
CONTACT: John Crary, Town Administrator, (203-622-2208)
jcrary@greenwichct.org
REFERRED TO: *Finance, Land Use, Legislative & Rules, Parks & Recreation Committees*
VOTES: Board of Selectmen 3-0-0

RESOLVED, that the RTM approves the renewal of the lease with the Mianus River Boat and Yacht Club for the property located at 98 Strickland Road, Cos Cob, for a period of ten (10) years with a term ending March 31, 2023.

EXPLANATORY COMMENTS

The Town has had a lease with the Mianus River Boat and Yacht Club for a parcel of land located at 98 Strickland Road, Cos Cob since 1983. The purpose of the lease was to increase public access to the river and Long Island Sound. In 1983 the parcel was mud flats and was not being used. The club offered to improve the land and provide public access to the river and Long Island Sound to all Town residents who wished to join the club. Over the years the club has extended the existing town dock (Ferris), added 46 slips for the use of Town residents, installed a pump out that is open to all boaters for the removal of sewage and built a clubhouse for their membership events. The club has approximately 260 family memberships (1,000 residents) and offers a social program and many educational programs that are open to the community. The dock and slips that are operated and maintained by the club provide an inexpensive means of access to the river and accommodations for many residents' boats.

Personnel from Parks and Recreation and DPW regularly visit this site and have reported that the grounds are kept in good condition. The Town has updated the terms and conditions of the lease to reflect present circumstances and needs. The insurance requirements included within the lease have been reviewed and the Town Risk Manager is working with the Club to obtain new coverage levels that meet the Town's requirements.

ATTACHMENTS: separate enclosure

Attached to this document is a copy of the lease, an abstract of its terms, a statement from the club detailing the public benefit that they provide, a copy of the club's mission statement, a copy of the club's latest budget and a memo from P&Z

that includes a resolution on this renewal. The Town Assessor's office has also prepared a hypothetical valuation of the property to reflect market value given the revenues and expenses of the club.

ITEM NO. **8**
DEPARTMENT: Appointments Committee
CONTACT: Chris VonKeyserling – 203-869-0282
cvonkey@gmail.com
REFERRED TO: *Appointments, Land Use, Public Works Committees*
VOTES: Appointments Committee 11-0-1

RESOLVED, that the following named person, nominated by the Appointments Committee, be appointed an Alternate Member of the Flood and Erosion Control Board (FECB) for the term expiring 3/31/13.

MARK WELLER

EXPLANATORY COMMENTS

Mr. Weller's volunteer efforts in water quality and environmental conservation began when he was a resident at Wolf Lake in Sullivan County, NY. He co-spearheaded the Wolf Lake Community Association's participation in the New York State Citizens Statewide Lake Assessment Program. After moving to Greenwich from Monticello, NY, Mr. Weller volunteered with Save the Sound where he participated in monitoring Long Island Sound at various locations in Fairfield and Westchester Counties.

In 2005 he became a member of the Byram River Work Group, a group that after the 2007 storm merged with the current Byram Watershed Coalition. For the last four years Mr. Weller has attended the majority of the Flood and Erosion Control Board meetings on behalf of the Byram River Work Group and the Pemberwick Community Association.

Mr. Weller is an Applications Engineer and Sales Project Administrator with G.A. Fleet Associates. G.A. Fleet Associates, based in Harrison, NY advises consulting engineers, architects, contractors, and owners with the proper selection and application of the varied engineered systems and mechanical equipment used in stormwater, wastewater, and water treatment projects. His current employment allows him the opportunity to regularly attend and participate in conferences addressing the best management practices of the water protection industry. He has been a member of the Water Environment Federation-Lower Hudson Valley Chapter for 20 years.

Mr. Weller has a BS Degree in Biology from Utica College of Syracuse University. Additionally he serves as a committee member and Assistant Scoutmaster of Glenville Troop 35.

ITEM NO. **9**
DEPARTMENT: Appointments Committee
CONTACT: Chris VonKeyserling – 203-869-0282
 cvonkey@gmail.com
REFERRED TO: *Appointments, Land Use, Public Works Committees*

VOTES: Appointments Committee 11-0-1

RESOLVED, that the following named person, nominated by the Appointments Committee, be appointed an Member of the Flood and Erosion Control Board for the term expiring 13/31/13

PETER J. FINKBEINER

EXPLANATORY COMMENTS

Mr. Finkbeiner, a licensed professional civil engineer, has served as an Alternate on the FECB since March 2010. His specific professional expertise includes stormwater management including the design of flood controls, wetlands mitigation, and environmental enhancements. Mr. Finkbeiner, currently a Drainage Engineer with Sound View Engineers and Land Surveyors, Inc. is familiar with Town of Greenwich drainage requirements and is well versed in the use of HydroCAD software for peak flow analysis. Additional experience includes employment as the Town Engineer and Department Head for the Connecticut Towns of Trumbull (6 years) and Hamden (2 years). He also served as Project Manager for Boss Engineering and was the Senior Engineer for the firm, CEI-Alpha, both Michigan. In these roles he supervised design teams, budgets, construction plans, geo-technical soil investigations, construction bidding, and oversight of construction activities. Mr. Finkbeiner has a BA in History from Williams College and BS in Engineering from the University of New Haven.