

**ALL COMMON COUNCIL ACTIONS TAKEN AT THIS MEETING TO APPROVE EXPENDITURES AND CONTRACTS OR TO ACCEPT BIDS AND OTHER PROPOSALS REQUIRING THE EXPENDITURE OF CITY FUNDS ARE SUBJECT TO THE AVAILABILITY OF FUNDS**

Mayor Rilling called the meeting to order at 7:35 p.m. and led those present in reciting the Pledge of Allegiance.

Ms. King, the City Clerk, read the notice stating that the meeting was being videotaped and audio recorded for public broadcast. She also stated that assisted listening devices were available.

**I. ROLL CALL**

Ms. King called the roll.

**Council at Large:** Mr. Michael Corsello Mr. Douglas Hempstead  
Mr. Nick Sacchinelli Mr. Richard Bonenfant  
Mr. Bruce Kimmel, Council President

**District A:** Ms. Eloisa Melendez Mr. Steven Serasis  
**District B:** Ms. Phaedrel Bowman Mr. Travis Simms  
**District C:** Mr. John Kydes Ms. Michelle Maggio  
**District D:** Ms. Shannon O'Toole-Giandurco  
**District E:** Mr. John Igneri Mr. Thomas Livingston

There was a quorum of fourteen (14) present and one (1) absent (DePalma).

**II. ACCEPTANCE OF MINUTES**

**Regular Meeting: August 9, 2016**

**\*\* MR. IGNERI MOVED TO APPROVE THE MINUTES OF THE AUGUST 9, 2016 REGULAR MEETING.**

**\*\* THE MOTION TO APPROVE THE MINUTES OF THE AUGUST 9, 2016 REGULAR MEETING AS SUBMITTED PASSED WITH TWELVE (12) IN FAVOR (CORSELLO, HEMPSTEAD, MAGGIO, SACCHINELLI, KIMMEL, MELENDEZ, SERASIS, BOWMAN, SIMMS, KYDES, O'TOOLE-GIANDURCO, AND IGNERI) AND TWO (2) ABSTENTIONS (BONENFANT AND LIVINGSTON).**

**III. PUBLIC PARTICIPATION**

Mr. Vincent Penna came forward speak about Item B1, and Items 8a & b. He asked the Mayor why no one is interested in having the State of Connecticut do work in the area of Veterans Park parking lot. He said that this would save money for the City and the State could use the area for staging. He said that he was very concerned about the \$2 million plus price tag.

Mayor Rilling said that Mr. Mocciae was present and could explain why this was be handled in the manner that it was.

The next speaker was Ms. Diane Lauricella. She said that she was here to speak about D-1 Planning Committee agenda item. She said that she whole heartedly endorsed the expansion of the TOD area. However, she would like to see written guarantees for the Lexington Village District. She said that she would like to see the TOD cover the entire area. What is in writing is eventually what counts.

Secondly, she spoke about agenda item C-7. Over the last six or seven months about the field turf, Ms. Lauricella offered to do research on the field turf. She requested that this item be tabled until the Council hears from an independent source about the possible negative effects of crumb rubber. She said that she thought that they were going with cork, but crumb rubber was being presented.

Ms. Lauricella said she is in favor of the Ryan Park Plan but wants the Phase 2 ground analysis have more samples. Ms. Lauricella said that she had met with the company and they don't know the total extent of the contamination. She requested that this item be tabled until an independent LEP gives a report.

Mr. Ernie Dumas came forward and said that he was in favor of the TOD line. He said that after the AMEC company moved their containers, he would like to see the TOD line moved to Bell Avenue. He said that there was money being made off the uses of the words "Blight" and "ghetto". Right now, he was putting together a team of people to weed whack the sidewalks in front of the businesses. South Norwalk is being neglected. At a meeting someone from Spinnaker made a comment about how South Norwalk is becoming smaller, so let's get things done right away. This bothered Mr. Dumas and he felt that the South Norwalk residents are being tossed away. As a Christian, he's in the street trying to make people's lives better, despite the fact that his life is turning upside down. The residents in South Norwalk need help and they are taxpayers and voters , just the same as all the other Norwalk residents. He concluded his comments by saying, "Let's make South Norwalk the same as the rest of the City."

Mr. Lou DiMeglio, who resides on Lubrano Place, said that he would like to see the TOD line moved down to Bell Avenue. The SoNo residents feel neglected. Back when the industrial businesses were in the buildings, there were no houses nearby. That has changed and now there are houses there. He then played a sound clip of the noise that he

hears every day in his backyard. His family was raised there and are doing well. People look down at South Norwalk and think the people there are not the same as others. He thanked the Council for listening.

**IV. MAYOR:**

**A. RESIGNATIONS AND APPOINTMENTS**

**RESIGNATIONS:**

**APPOINTMENTS:** James Cahn, Zoning Commission, Regular  
Cindy Cossuto, Zoning Commission, Alternate

Mayor Rilling announced that he was withdrawing the appointments of James Cahn and Cindy Cossuto.

**MAYOR'S REMARKS**

On behalf of the entire Council, and the City, Mayor Rilling offered his deepest condolences to Ms. Nancy Chapman on the recent passing of her husband, Mark. The Chapmans created a Norwalk news site, Nancy On Norwalk.

Mayor Rilling said that City employees Joe and Bill Grant lost their father due to a construction accident in Westport. He extended his condolences to the family.

The St. George Festival will be this week-end.

The September 11th memorial will be held on September 9th.

The Oyster Festival will be on September 10th & 11th. There will be a memorial ceremony on September 11th.

The Freedom Ride will be starting at Norden Park on September 11th.

The Cal Ripken team made it to the tournament finals.

Thursday and Friday night, BMHS and NHS will be demonstrating their upcoming routines. Mayor Rilling encouraged everyone to attend.

Labor Day week-end is coming up. The Mayor wished everyone a safe and restful holiday.

The Sound of Norwalk will be happening every night this week. Mr. Serasis listed the upcoming bands.

Mr. Barron came forward and introduced Mr. Lunda Paul Asmani, who is the new Management and Budget Director in the Finance Department. Mr. Guzman came forward and greeted the Council.

**V. COUNCIL PRESIDENT**

**A. GENERAL COUNCIL BUSINESS:**

Mr. Kimmel said that it would be important to recognize the great job that Mr. Barron has been doing for the City. He said that the last budget cycle was a particularly challenging one.

Mr. Kimmel announced the Roosevelt School had received its temporary Certificate of Occupancy for the new Norwalk Early Childhood Center.

Mr. Kimmel said that at the September Finance Committee, the Committee will begin to discuss Senior Tax Relief.

Mr. Kimmel said that the boat ramp was a complicated situation because of its proximity to the Walk Bridge. The work on the ramp is a safety issue.

**CONSENT CALENDAR:**

**\*\* MR. BONENFANT MOVED THE FOLLOWING ITEMS AS THE CONSENT CALENDAR:**

**VI. REPORTS: DEPARTMENTS, BOARD AND COMMISSIONS**

**B. BOARD OF ESTIMATE AND TAXATION.**

**1. RESOLVED, THAT A SUM OF TO EXCEED \$6.128 BE AND THE SAME IS HEREBY TRANSFERRED TO THE POLICE SPECIAL SERVICES DIVISION OVERTIME AND FEDERAL REIMBURSEMENTS DUE TO INCREASED ESTIMATED REVENUES.**

**VII. COMMON COUNCIL COMMITTEES**

**B. FINANCE COMMITTEE.**

**1. RESOLUTION APPROVE A SPECIAL CAPITAL APPROPRIATION IN**

**THE AMOUNT OF \$200,000 TO FUND THE VETERAN'S MEMORIAL PARK LAUNCH RAMPS & VISITOR DOCK IMPROVEMENT (09176030-5777-C0367) AND AUTHORIZING THE ISSUANCE OF \$200,000 GENERAL OBLIGATION BONDS OF THE CITY TO MEET SAID APPROPRIATION.**

**C. RECREATION, PARKS AND CULTURAL AFFAIRS COMMITTEE**

**2. AUTHORIZE THE MAYOR, HARRY W. RILLING, TO ENTER INTO AN AGREEMENT WITH PUNCH GYM FOR THE USE OF CRANBURY PARK PAVILION 1 AND IMMEDIATE SURROUNDING GROUNDS FOR THE BATTLE OF THE BELLES TO BE HELD SUNDAY OCTOBER 23, 2016 FROM 7:00 AM – 6:00 PM. ESTIMATED ATTENDANCE 100.**

**3. AUTHORIZE THE MAYOR, HARRY W. RILLING, TO ENTER INTO AN AGREEMENT WITH THE GREENWICH KENNEL CLUB AND THE LONGSHORE SOUTHPORT KENNEL CLUB FOR THE USE OF TAYLOR FARM FOR THE 84TH GREENWICH KENNEL CLUB AKC DOG SHOW TO BE HELD SATURDAY, JUNE 10, 2017 AND SUNDAY, JUNE 11, 2017 FROM 8:00 AM – 6:30 PM EACH DAY. SET UP TO TAKE PLACE WEDNESDAY, JUNE 7, 2017 AT 6:00 AM WITH TEAR DOWN NO LATER THAN MONDAY, JUNE 12, 2017 AT 12:00 NOON. ESTIMATED ATTENDANCE 1,000.**

**4. APPROVE THE USE OF THE SHOW MOBILE BY THE NORWALK SEAPORT ASSOCIATION FOR THE OYSTER FESTIVAL TO TAKE PLACE THURSDAY, SEPTEMBER 8, 2016 THROUGH MONDAY, SEPTEMBER 12, 2016.**

**5. AUTHORIZE THE MAYOR, HARRY W. RILLING, TO ENTER INTO AN AGREEMENT WITH STEPPING STONES MUSEUM FOR THE USE OF MATHEWS PARK FOR A WORLDWIDE DAY OF PLAY TO BE HELD SATURDAY, SEPTEMBER 17, 2016 FROM 8:00 AM –5:00 PM. ESTIMATED ATTENDANCE 3,000.**

**6a. AUTHORIZE THE MAYOR, HARRY W. RILLING, TO ENTER INTO AN AGREEMENT WITH SPORT TEC CONSTRUCTION CORP. PROJECT #3705 TURF AND FIELD RENOVATION AT BRIEN MCMAHON HIGH SCHOOL FOR A SUM NOT TO EXCEED \$946,500. ACCOUNT #0917-6030-5777-C0568.**

**6b. AUTHORIZE THE DIRECTOR OF RECREATION AND PARKS TO ISSUE CHANGE ORDERS FOR PROJECT #3705 TURF AND FIELD**

**RESTORATION AT BRIEN MCMAHON HIGH SCHOOL FOR A SUM NOT TO EXCEED \$94,650. ACCOUNT #0917-6030-5777-C0568**

**7. AUTHORIZE THE MAYOR, HARRY W. RILLING, TO ENTER INTO AN AGREEMENT WITH FIELD TURF (A TARKETT SPORTS COMPANY) FOR THE PURCHASE OF FIELD TURF XT-57, 2.25” FOR A SUM NOT TO EXCEED \$617,828.76. ACCOUNT #0917-6030-5777-C0568.**

**8a. AUTHORIZE THE MAYOR, HARRY W. RILLING, TO ENTER INTO AN AGREEMENT WITH L. HOLZNER ELECTRIC COMPANY FOR PROJECT # 3687 VETERANS MEMORIAL PARK LAUNCH RAMPS & VISITORS DOCKS IMPROVEMENT FOR A SUM NOT TO EXCEED \$2,118.900. ACCOUNT #0917-6030-5777-C0367 AND 0917-6030-5777-C0367.**

**8b. AUTHORIZE THE DIRECTOR OF RECREATION AND PARKS TO ISSUE CHANGE ORDERS FOR PROJECT #3687 VETERANS MEMORIAL PARK LAUNCH RAMPS & VISITORS DOCKS IMPROVEMENT FOR A SUM NOT TO EXCEED \$60,000. ACCOUNT #0917-6030-5777-C0367.**

**\*\* THE MOTION TO APPROVE THE CONSENT CALENDAR AS PRESENTED PASSED UNANIMOUSLY.**

**VII A. HEALTH, WELFARE AND PUBLIC SAFETY COMMITTEE**

**1 . Authorize the purchasing agent to execute a purchase order on behalf of the Police Department to Arms Unlimited for the purchase of 57 new Trijicon rifle optics for an amount not to exceed \$22,462.00. Account #9133919-5777-C0463**

**\*\* MS. BOWMAN MOVED THE ITEM.**

Officer Vento came forward to show a firearm optic that was defective. The company has recalled the defective optics and refunded the full purchase. This was a request to purchase a new type of optic that does the same thing.

**\*\* THE MOTION PASSED UNANIMOUSLY.**

**C. RECREATION, PARKS AND CULTURAL AFFAIRS COMMITTEE**

**1. Approve the Master Plan of Ryan Park as presented and advance to Final Design and construction documents project funded through Redevelopment.**

**\*\* MR. SIMMS MOVED THE ITEM.**

Mr. Bonenfant said that he had requested to take this off the consent calendar because he had been attending some of the public information sessions. He said that his concern was the park was designed to provide dry egress for the residents of Washington Village. This means that the park will be sloped and the playing field will be smaller.

Mr. Kimmel said that he would like Mr. Moccia, Mr. Sheehan and Mr. Jeff Olszewski, the StanTec project manager, came forward. Mr. Olszewski said that the existing grades along the Community Center had remained the same and that the intersection of Day and Water Street has been raised. The pathway runs in a more northerly route.

Ms. Bowman asked about the environmental issues. Mr. Olszewski said that he was not a LEP and that would have to be answered by one. Mr. Sheehan came forward and said that some of the hot spots have been identified and that there would be remediation. If something needs to be modified, the staff will come back to the Council.

Ms. Bowman asked how much of the park the dry egress would cut off. Mr. Olszewski said that originally the path was around the outfield of the baseball field, but now it has been moved back closer to the basketball court.

Mr. Serasis said that he like the plan and gave some of the details of the plan that he approved of. The plan also allows for all ages to use the park. There is still enough room to have a small soccer game and some baseball games. He said that he appreciated it in light of all the time that he spent coaching kids in the park.

**\*\* THE MOTION TO APPROVE THE MASTER PLAN OF RYAN PARK AS PRESENTED AND ADVANCE TO FINAL DESIGN AND CONSTRUCTION DOCUMENTS PROJECT FUNDED THROUGH REDEVELOPMENT PASSED WITH THIRTEEN (13) IN FAVOR (CORSELLO, HEMPSTEAD, MAGGIO, SACCHINELLI, KIMMEL, MELENDEZ, SERASIS, BOWMAN, SIMMS, KYDES, O'TOOLE-GIANDURCO, LIVINGSTON AND IGNERI) AND ONE (1) OPPOSED (BONENFANT).**

**D. PLANNING COMMITTEE.**

**1. Approve the South Norwalk Transit Orientated Development Redevelopment Plan as dated August 2016.**

**\*\* MR. KYDES MOVED THE ITEM.**

Mr. Kydes said that the expansion of the TOD area was appropriate. He asked Mr. Sheehan to come forward because there were questions that other Council Members had about the change in the area. Mr. Kydes asked if the expanded area was the same as the area that was presented to the Committee a few months ago. Mr. Sheehan said that was.

Mr. Kydes asked if the TOD areas that were presented during the public information sessions and the hearings were all the same. Mr. Sheehan said that it was.

Mr. Simms requested a recess.

**RECESS**

Mayor Rilling announced a recess at 8:28 p.m. He called the meeting back to order at 9:05 p.m.

**1. Approve the South Norwalk Transit Orientated Development Redevelopment Plan as dated August 2016. CONT'D.**

Mr. Hempstead requested Mr. Sheehan to come forward. He then thanked Mr. Sheehan for inserting the eminent domain explanation into the TOD Plan.

Mr. Hempstead wanted to know once the TOD is voted on, could it be amended. Mr. Sheehan said that it could. If it changed the intent, it would have to come to the Council. If the Agency initiates a change that does not amend the intent, the Agency can adjust it accordingly. If the Planning came back to the Agency and said that they wanted a modification, it could be done.

Mr. Hempstead said that he was concerned about the off-site parking requirement. Mr. Sheehan said that the 600 feet cited in the Plan was more consistent with the Zoning Commission. He went on to say that any development would have at least 1 parking space per unit. At the end of the day, the Zoning Commission would have to rule on it. Mr. Sheehan gave an example involving the Maritime Center Garage, and the need for parking by nearby residents. Discussion followed.

Mr. Sheehan said that he would suggest that the Council take a look at the Plan after Zoning reviews it. Mr. Kimmel said that it would be important to stay in touch with the Plan as it continues to move through the process. He suggested that it continue to be on the agenda for discussion.

Ms. Bowman said that it was an important issue to her and the residents of South Norwalk. She said that one of the reasons she has been cautious is to make sure she understood the zoning aspect.



Mr. Simms said that he agreed that it was an interesting and complicated issue. This TOD covers almost half of South Norwalk and he and Ms. Bowman have to protect their residents. It's important to make sure they are not gentrifying the area and forcing long time residents out of the City. He added that he would like to see the information come before the Council in advance rather than just a few weeks before the vote.

Mr. Bonenfant said that he appreciated Mr. Dumas and Mr. DiMeglio's concerns about the industrial impacts and Mr. Simms and Ms. Bowman's concern about their constituents. He pointed out that having bonus density rules could put too many people in a limited space could result in more problems.

Mr. Hempstead asked about handicapped access to the development. Mr. Sheehan said that the developers are required to follow the Federal guidelines in this area.

Mayor Rilling asked about a previous proposal that the State of Connecticut made that would allow the State to control all the property within 1/2 mile of either side of the railroad tracks. He asked if the adoption of the proposed plan would put the City in a better position regarding the State. Mr. Sheehan said that it was his understanding that the State legislature voted the issue down. The State legislators recognized that the proposal was a significant over reach on the part of the administration. That State proposal was a major concern during the TOD process.

**\*\* THE MOTION TO APPROVE THE SOUTH NORWALK TRANSIT ORIENTATED DEVELOPMENT REDEVELOPMENT PLAN AS DATED AUGUST 2016 PASSED WITH THIRTEEN (13) IN FAVOR (CORSELLO, HEMPSTEAD, SACCHINELLI, KIMMEL, MELENDEZ, SERASIS, BOWMAN, SIMMS, KYDES, O'TOOLE-GIANDURCO, MAGGIO, LIVINGSTON AND IGNERI) AND ONE (1) OPPOSED (BONENFANT).**

#### **VIII. RESOLUTIONS FROM COMMON COUNCIL**

There were no resolutions from the Council to consider at this time.

#### **IX. MOTIONS POSTPONED TO A SPECIFIC DATE**

There were no motions postponed to a specific date at this time.

#### **X. SUSPENSION OF RULES**

There were no suspensions of the rules to consider at this time.

#### **XI. ADJOURNMENT**

**\*\* MS. MAGGIO MOVED TO ADJOURN.  
\*\* THE MOTION PASSED UNANIMOUSLY.**

The meeting adjourned at 9:20 p.m.

Respectfully submitted,

S. L. Soltes  
Telesco Secretarial Services