

## COMMITTEE ON COMMUNITY IMPROVEMENT

May 3, 2010

6:00 PM

Chairman O'Neil called the meeting to order.

The Clerk called the roll.

Present: Aldermen O'Neil, Ludwig, Shea, Craig, Greazzo

Messrs: T. Clougherty, C. DePrima, J. Minkarah, S. Maranto

Chairman O'Neil addressed item 3 of the agenda:

3. Communication from New Hampshire Health and Human Services related to the Office of Youth Services grant proposal to provide substance abuse prevention services.

City Clerk Matt Normand stated according to Mr. Boldin this can be received and filed. It was approved during the budget passage on April 20<sup>th</sup>.

On motion of Alderman Shea, duly seconded by Alderman Ludwig, it was voted to receive and file this item.

Chairman O'Neil addressed item 4 of the agenda:

4. Communication from the Highway Department requesting approval to accept \$3,000 from Saint Mary's Bank to cover the cost of installing 143 linear feet of granite curb on Mammoth Road along the frontage of a subdivided lot.

On motion of Alderman Ludwig, duly seconded by Alderman Craig, it was voted to approve this item.

Chairman O'Neil addressed item 5 of the agenda:

5. Communication from Mayor Gatsas requesting approval to accept \$8,966,000 in Recovery Zone Facility Bond Allocations for the City of Manchester under the American Recovery & Reinvestment Act.

On motion of Alderman Shea, duly seconded by Alderman Craig, it was voted to approve this item.

Alderman Shea stated I think it lineates in the background that we received what that funding could be used for.

Chairman O'Neil stated this will be one of two items tonight that will be recommended that we report out to the full Board tomorrow night. The rest will be referred to the second meeting of the month.

Chairman O'Neil addressed item 6 of the agenda:

6. Communication from Parks, Recreation & Cemetery Division requesting approval to accept funds in the amount of \$9,600 from the Ann De Nicola Trust for the restoration of the General John Stark Equestrian Statue.

Alderman Craig moved to approve this item. The motion was duly seconded by Alderman Greazzo.

Chairman O'Neil stated I'd like to thank Mr. Duckoff and Mr. Chase for being here.

Mr. Tim Clougherty, Deputy Public Works Director, stated I think there was just a slight mistake in the correspondence. The \$5,000 is from the Ann De Nicola trust and then \$9,600 would come from the Friends of Stark Park. I'm not sure if that's the way the action was. The action is in reverse.

Chairman O'Neil stated so, what you are suggesting, Tim, is we'd actually be accepting \$5,000. The \$9,600 from the Friends of Stark Park, we don't need any action on that.

Mr. Clougherty stated I was under the impression that we did, but I may be mistaken.

Chairman O'Neil stated Mr. DePrima looks like he wants to come up and assist.

Mr. Chuck DePrima, Acting Director of Parks and Recreation, stated we were just requesting that the Committee accept the donation from the Friends of Stark Park in the amount of \$9,600, in addition to \$5,000 from the Ann De Nicola trust to be added to the money already in the account for the restoration of the statue.

Chairman O'Neil stated so it is to accept both items.

Mr. DePrima responded correct.

Chairman O'Neil asked Alderman Craig, was that your motion?

Alderman Craig asked do we also need to approve moving forward with the company that you are suggesting?

Mr. DePrima responded yes. In the letter we are also requesting that the Committee waive the procurement code because this is a very, very specialized type of work. It's very similar to the contracts that we execute with companies that restore the fence at Valley Cemetery. They have the castings, they have the molding, and they have the boundary. It's a very rare specialty in trade.

Alderman Craig stated so my motion included that. And what about the \$5,000 for insurance? Does it need to include that?

Mr. DePrima responded I guess I would have to defer to the Solicitor or somebody on that as to whether insurance funds need to be approved by CIP. I'm not clear on that but I put it in the letter.

Chairman O'Neil asked so Alderman Craig, your motion is on the \$9,600 from the Friends of Stark Park, the \$5,000 from the Ann De Nicola trust, and also to suspend the rules on the procurement code to allow this specialized contractor to be used for this?

Alderman Craig responded yes.

Chairman O'Neil asked Alderman Greazzo, is that your second?

Alderman Greazzo responded yes.

Chairman O'Neil called for a vote on the motion. There being none opposed, the motion carried.

Chairman O'Neil addressed item 7 of the agenda:

7. Communication from the Planning and Community Development Department requesting an infusion of \$150,000 of Affordable Housing Trust Funds into the 2010 Housing Initiatives Program for CIP #610410 – Housing Initiatives.

On motion of Alderman Ludwig, duly seconded by Alderman Shea, it was voted to accept this item.

Chairman O'Neil addressed item 8 of the agenda:

8. Communication from the Planning and Community Development Department requesting approval of an amended budget authorization on behalf of the Police Department to receive additional grant funds totaling \$2,250 from the NH Department of Safety related to sobriety checkpoints for CIP #410910 - NH DWI Patrol Program.

On motion of Alderman Shea, duly seconded by Alderman Craig, it was voted to accept this item.

Chairman O'Neil addressed item 9 of the agenda:

9. Amending Resolution and Budget Authorization providing for the acceptance of \$400,000 from the United States EPA relating to the clean up and revitalization of designated Brownfields sites under CIP #612510 EPA Brownfields Assessment Grant.

On motion of Alderman Shea, duly seconded by Alderman Ludwig, it was voted to discuss this item.

Alderman Shea asked I know that there are certain stipulations in this that allow certain companies, but how about a company that is not listed here? How do they apply for a grant if a grant has already been asked for by all the other participants?

Mr. Jay Minkarah, Economic Development Director, replied any property owner in the City of Manchester who owns a site that would be designated as a Brownfields site, meaning that there is either known contamination on the site or the site has development limitations because of perceived contamination, are

eligible to apply so there is no finite list; we have no list currently. Every commercial, industrial property is eligible to apply.

Alderman Shea stated I noticed that many of the listed properties are in the downtown area, but you are saying that if some outlying area does have a problem they could apply. How would they do that? What would the procedure be?

Mr. Minkarah replied they would just contact our office. We anticipate, assuming that we accept the funds, that we'll prepare application materials, we'll have it up on our website and we are going to be doing a fair amount of outreach so we'll be doing some presentations and we'll be making sure that we use a variety of media to get the word out that it is eligible to all property owners.

On motion of Alderman Shea, duly seconded by Alderman Ludwig, it was voted to approve this item.

Chairman O'Neil addressed item 10 of the agenda:

10. Amending Resolution and Budget Authorization providing for the acceptance of funds totaling \$96,826 from the NH Department of Justice related to domestic violence programming for CIP #412910 VAWA.

On motion of Alderman Greazzo, duly seconded by Alderman Craig, it was voted to approve this item.

Chairman O'Neil addressed item 11 of the agenda:

11. Amending Resolution and Budget Authorization providing for the acceptance and transference of funds in the amount of \$513,436 in Federal grant and local match related to the Self-Contained Breathing Apparatus and associated mask retrofit for CIP #412010 SCBA Replacement.

On motion of Alderman Greazzo, duly seconded by Alderman Shea, it was voted to approve this item.

Chairman O'Neil addressed item 12 of the agenda:

12. Amending Resolution and Budget Authorization providing for the acceptance of funds in the amount of \$479,000 from the NH Department of Health and Human Resources for CIP project #210511 Public Health Preparedness.

On motion of Alderman Ludwig, duly seconded by Alderman Craig, it was voted to approve this item.

Chairman O'Neil stated this is the second item that we have been asked to report out to the full Board tomorrow night.

Chairman O'Neil addressed item 13 of the agenda:

13. Communication from Kevin Sheppard, Public Works Director, requesting authorization to use FY10 MER bonds and cash accounts to purchase vehicles for departments not currently recognized in the MER Bond program.

Chairman O'Neil stated there is a very small balance on bonds in cash and we would vote tonight to ask the Public Works Department to come back with a recommendation for our next meeting. I know that Tim and Kevin are working on a number of different alternatives that may work and they are not quite ready to report those this evening. Why don't we direct them to move forward with their initiative and to come back with their recommendation at the next meeting. I think it would be better than tabling.

Alderman Shea asked what are we going to do with it then?

City Clerk Normand stated you're okay if you want to table it.

Chairman O'Neil stated I think we want them to move forward on it and come back with a recommendation.

City Clerk Normand asked without approving this? Is it your intent for them to come back with a further recommendation? I would table it.

Chairman O'Neil replied okay.

On motion of Alderman Shea, duly seconded by Alderman Ludwig, it was voted to table this item and instruct the Public Works Department to come back with a recommendation.

Chairman O'Neil addressed item 14 of the agenda:

14. Discussion relative to the Neighborhood Stabilization Program.

On motion of Alderman Shea, duly seconded by Alderman Craig, it was voted to discuss this item.

Mr. Sam Maranto, Planning and Community Development Department, stated we have actions on several projects. At 224 Spruce Street, the property owned by the Way Home, was demolished last week; at 167 Manchester Street the demolishing began today and one part of the building is down and they anticipate having it all completed some time next week. The City did finally purchase 401 Spruce Street. Mediation with the environmental is all completed as well. Also, we are going out for a proposal with the two properties that we purchased on Lake Avenue, looking to have someone put up two to four rental units there. We would provide the financing and then subsequently funding would go into the Neighborhood Improvement Program that we discussed. Also, we have put in bids on the two properties on Mammoth Road. We are still waiting appraisal on one, the multi. On the first one our bid had been rejected. We went back and offered a counter proposal and they have come back again. We told them that was the final figure so we are waiting to hear back. That is owned by Fannie Mae. It is a single family and I think it is 203 Mammoth Road. Relative to 401, I've been having discussions with Families in Transition and I mentioned this in the past, they received \$1 million in funding to put in what they call a therapeutic day care center where they would work with the families and children who have various issues. It is a very innovative program. We are looking at retrofitting 401 into a daycare center and utilizing the space in the back for parking and for recreational space. As proposed, we would provide funding for them to retrofit the building and in turn, they would maintain any of the recreational space at no cost to the City and they would also consider putting funds into the Neighborhood Improvement Program. I'm in the middle of negotiating with them and I'm just letting you folks know, unless someone has some different opinions about doing that, I'll continue to move forward with that discussion with Families in Transition. That is allowed under the NSP as a public facility use. It doesn't just have to be residential.

Alderman Shea asked the address on Mammoth Road was 203?

Mr. Maranto replied there is one at 203 and another at 211.

Chairman O'Neil stated those were the sites of those fires, Alderman.

Alderman Shea stated it is near Longwood Street and Candia Road.

Chairman O'Neil addressed item 15 of the agenda:

15. Discussion relative to the First Time Homebuyers Review.

There was no information to be presented on this item.

### **TABLED ITEM**

16. Discussion relative to CIP bond projects.  
*(Note: Report attached from William Sanders, Finance. Communication from Leon LaFreniere, Planning & Community Development, identifying the source of funding for Hackett Hill Development Project CIP # 650300. Report of the Committee on Joint School Buildings attached as per the Committee on 3/31/09. Communication from Pam Goucher, Planning & Community Development, with updated project balances on 4/10/09 and also identifying CIP Project #510807 as available for transfer to contingency. Item tabled 2/17/09. Finance Officer to provide an update.)*

On motion of Alderman Shea, duly seconded by Alderman Ludwig, it was voted to remove this item from the table.

On motion of Alderman Shea, duly seconded by Alderman Ludwig, it was voted to receive and file this item.

There being no further business, on motion of Alderman Shea, duly seconded by Alderman Craig, it was voted to adjourn.

A True Record. Attest.

Clerk of Committee