

Town of Ridgefield
Parking Authority Regular Meeting
Thursday, April 11, 2019 – 7:00 p.m.
Town Hall Upper Level Conference Room, 400 Main Street, Ridgefield, CT
MEETING MINUTES – APPROVED

Members present:

J. Wilmot, E. Burns, A. Ippoliti, S. Lussier

Members absent: R. Murphy

Chairman Wilmot called the meeting to order at 7:15 p.m.

1. Approval of March 14, 2019 minutes. Mr. Ippoliti moved and Ms. Lussier seconded a motion to approve the minutes as submitted. Motion passed 4 – 0.
2. Discussion of email from T. Phillips, Director of Social Services re: Benenson lot. Ms. Wilmot discussed correspondence from Tony Phillips regarding accessibility issues and handicapped parking in the Benenson lot. One of the issues is the sidewalk in front of the former 439 Kitchen + Bar (now Tequila Escape) where fencing was installed around outdoor dining tables. The sidewalk, as well as ADA compliance, is the responsibility of the landlord. Ms. Wilmot will put Mr. Phillips in touch with Benenson's local manager, Steve Knortz.
3. Willett Properties, Jovanka Pool update. Ms. Wilmot spoke with Ms. Pool regarding her concerns about the spaces directly behind the Big Shop. She explained that she told Ms. Pool that making all of those spaces landlord-only would significantly reduce the spaces available to customers and patrons of their tenants and others downtown, and would considerably exceed the guidelines the PA has established for lots of that size. She also explained that we are re-working all of the license agreements and that a new one would be prepared for Willett Properties in the coming weeks. In the meantime, we will request (through L. Fernandez) better enforcement of the time limits in that lot.
4. Update on PO parking/pocket park: Mr. Ippoliti met with Rudy Marconi and Charles Robbins to review the status of this project and determine a way forward. They were unable to locate a copy of the plan that was prepared by Mr. Robbins, but Mr. Ippoliti will follow up. Mr. Marconi suggested following up with Kem Becovic (Benenson) and to contact the USPS real estate group.
5. Map & signage for license agreements with Donnelly & Love Realty lots, along with CBD total spaces. Ms. Burns distributed a draft agreement for the Donnelly lot. There will be just 3 exhibits (Exhibit A – Property Map, Exhibit B – Parking Plan, Exhibit C – Permit Allocation). Some additional information is required to finalize the agreement. Ms. Wilmot will call Attorney Gustafson to inquire about legal name and address (if different from the prior agreement), and Ms. Burns will get property map from Town Hall. Love Realty draft agreement will be prepared by Ms. Burns for our next meeting. Regarding total CBD spaces, Ms. Lussier has been counting and categorizing the number of parking spaces in the entire district, and expressed her concerns about how many spaces are on private property and are not available for general public parking, which does not present an accurate picture of downtown parking. How to present and analyze the information? She will continue to work on this data.

6. Other business: Ms. Wilmot reminded the members that we are meeting with the P&Z on April 23 (Town Hall annex, 66 Prospect St. 7:30 pm) to discuss parking regulations in the CBD. Ms. Burns will prepare a document and distribute prior to the meeting.

Adjournment. **Mr. Ippoliti moved, and Ms. Lussier seconded a motion to adjourn at 9:45 p.m.**
Motion passed 4 – 0.

Respectfully submitted,

Ellen Burns