

**STAMFORD PLANNING BOARD
APPROVED MINUTES - WEDNESDAY, NOVEMBER 3, 2021
SPECIAL MEETING
CAPITAL BUDGET
VIA THE INTERNET & CONFERENCE CALL
6:30 P.M.**

JOIN ZOOM MEETING
<https://us02web.zoom.us/j/84676483257>

Meeting ID: 846 7648 3257
Passcode: 492847

Web & Phone Meeting Instructions

- *If your computer/smartphone has mic and speaker then:
Type in, paste or click the following link: <https://us02web.zoom.us/j/84676483257>; **OR***
- *If not, then **Call-in** using the **phone number & password** provided above.*
- *Sign-up for Planning Board meeting updates by emailing lcapp@stamfordct.gov.*

Web Meeting Ground Rules:

- *The meeting shall be recorded and the video shall be posted on the City of Stamford website http://cityofstamford.granicus.com/ViewPublisher.php?view_id=8*
- *The Planning Board shall moderate the audio for attendees.*
- *Attendees shall be on mute and will be unmuted when called to speak by the Planning Board members.*
- *Applicants will have 20 minutes to make their presentation.*
- *Any applicant wishing to submit written testimony can send it prior to the meeting to lcapp@stamfordct.gov or submit through a Chat message to the Planning Board Chair during the meeting.*

Stamford Planning Board Members present were: Voting Members: Theresa Dell, Chair; Jay Tepper, Vice Chair; Jennifer Godzeno, Secretary; Michael Buccino and Michael Totilo. Alternate: Stephen Perry. Absent: William Levin, Alternate. Present for staff: Vineeta Mathur, Acting Principal Planner; Mark McGrath, Director of Operations; Jay Fountain, Director and Anthony Romano, Management Analyst, Office of Management & Policy.

Also present as Capital Budget presenters (in order of appearance):

- William Klous, Fleet Manager
- Laurie Albano, Superintendent of Recreation
- Lou Casolo, Engineering Bureau Chief/City Engineer
- Nancy Freedman, Stamford Animal Shelter Alliance
- Vineeta Mathur, Acting Principal Planner
- Kevin Murray, Operations Manager Parks & Facilities
- Thomas Madden, Director, Economic Development
- Thomas Turk, Operations Supervisor
- Frank Petise, Acting Transportation Bureau Chief

Ms. Dell called the meeting to order at 6:30 p.m., introduced the members of the Board and staff present and introduced the first item on the agenda.

PLANNING BOARD MEETING MINUTES:

October 26, 2021: Ms. Dell **TABLED** the October 26, 2021 meeting minutes until the November 9, 2021 meeting as all Board members had not reviewed.

REQUEST FOR AUTHORIZATION: (POSTPONED AS OF NOVEMBER 3, 2021)

APPROVAL OF CONTRACT - SALE OF 35 CRESCENT STREET (a.k.a. GLENBROOK COMMUNITY CENTER) TO CRESCENT HOUSING PARTNERS: Sale is contingent on preserving the historic façade of the building, provision of 51 permanently affordable units (affordability levels between 40% and 80% AMI), and Zoning Board Site & Architectural Plan approval.

Notification was received Wednesday afternoon to postpone this item as there were changes made to the contract and it will be brought before the Planning Board once the contract has been finalized.

Ms. Dell began the Capital Budget presentation and announced Lindsay Miller and Gary Palomba, from the Board of Representatives, will not be in attendance as the Board of Representatives is holding their meeting as well due to the Elections held on Tuesday, November 2, 2021. As stated before, the Board of Finance is invited to attend but declines to participate.

Ms. Dell review the criteria for project submission stating that projects to be submitted are those which will be finished within one-year of funding and any projects financed with bonds which have a useful life equal to or exceeding the bond repayment period; for the 5-year short term and 20-year long term. Requests submitted should be clearly prioritized based on those that provide the greatest value to the City and to the taxpayers; departments also need to identify alternate options as to why they are not pursuing or modifying those projects already proposed and why they are not being resubmitted. All requests will be reviewed in conjunction with last year's forecasts and approved amounts. The Safe Debt Limit will be \$40M as of December 15, 2021 with \$10M dedicated to projects that are already in the system. When the new Mayor, Caroline Simmons, is sworn in she may change that amount. As requested by Mr. Romano, all departments were to prioritize their requests and the Planning Board will put the projects in to Tiers upon review. Tier 1 are projects to be seen by the Mayor; Tier 2 is if there is extra money for specific projects and Tier 3 are items the Board feels should not be placed in the budget and put in the out years.

Ms. Dell welcomed Mr. Fountain and Mr. Romano and thanked them for their work on preparing for these meetings.

Ms. Dell introduced Mr. Klous.

CAPITAL BUDGET PRESENTATIONS:

1. Operations: Short Term Financing: Capital: William Klous, Fleet Manager
2. Operations: Fleet Management: William Klous
3. Operations: Maintenance - Terry Conner's Rink: Laurie Albano, Superintendent of Recreation
4. Special Revenue: E.G. Brennan Golf Course: Laurie Albano
5. Operations: Engineering: Lou Casolo, Engineering Bureau Chief/City Engineer
6. Operations: Land Use: Vineeta Mathur, Acting Principal Planner
7. Operations: Maintenance Facilities: Kevin Murray, Operations Manager Parks & Facilities
8. Operations: Maintenance Parks: Kevin Murray

9. Office of the Mayor: Community Development: Thomas Madden, Director, Economic Development
10. Operations: Stormwater Management: Thomas Turk, Operations Supervisor
11. Operations: Traffic & Road Maintenance: Thomas Turk
12. Operations: Traffic Engineering: Frank Petise, Acting Transportation Bureau Chief

Ms. Dell thanked everyone for attending and thanked Mr. Fountain and Mr. Romano for their assistance with the preparation for these meetings.

Ms. Dell also thanked Mr. McGrath for coordinating all the Operations departments and stated even though there is a sizeable request, the Board would try to get some of the projects to completion. Ms. Dell stated the Board would need to look at how many of the requests presented are ready to go immediately and present to the Mayor accordingly.

Ms. Dell said she would be meeting with the Mayor after at some point once she takes office.

OLD BUSINESS:

None.

NEW BUSINESS:

Ms. Dell offered congratulations to Ms. Simmons on her election as Mayor and stated the Board looked forward to working with her.

Next regularly scheduled Planning Board meetings are:

- November 9, 2021 - Capital Budget
- November 16, 2021 - Regular Meeting & Capital Budget-Potential Call-back
- November 30, 2021 - Regular Meeting & Public Hearing for Master Plan #441 - Signal Road

There being no further business to come before the Board, Ms. Dell adjourned the meeting at 9:00 p.m.

Respectfully Submitted

November 1, 2021

Theresa Dell, Chair
Stamford Planning Board

NOTE: These proceedings were recorded on video and are available for review on the Planning Board website at http://cityofstamford.granicus.com/ViewPublisher.php?view_id=20