

**MINUTES  
COMMISSIONERS' MEETING  
SIXTH TAXING DISTRICT, City of Norwalk, CT  
January 20, 2021**

**7:00 p.m.  
Rowayton Community Center  
Via Zoom**

**ATTENDANCE:**

PRESENT: Commissioners Tammy Langalis, Mike Barbis, John Igneri, District Treasurer Gil Kernan, District Fire Marshal and District Property Manager Ed Carlson, District Asst. Property Manager Jason O'Donnell, District Clerk Andrea Woodworth (some via Zoom).

The January 20, 2021 meeting of the Sixth Taxing District Commissioners was called to order at 7:03 p.m. by **Commission Chair Tammy Langalis** after most attendees had logged on via Zoom. Tammy welcomed the attendees and introduced the Commission.

On a motion by **Commissioner John Igneri** which was seconded by **Commissioner Mike Barbis**, the Minutes of the December 16, 2020 Commissioners' Meeting were approved as corrected.

**OLD BUSINESS**

**Commissioner Mike Barbis** gave a report on the subject of a proposal to provide pickleball courts somewhere in Rowayton. There is a group of interested residents who've done their research, done budgeting, and have given us a whole idea of what could be done at installing pickle ball courts at Bayley Beach. If located at Bayley Beach, Mr. Barbis thinks it is too early to proceed because we will be in the midst of a large, dredging project there. We have to come

## **MINUTES – January 20, 2021**

### **Page Two**

up with an idea to do a trial by setting up a temporary court in the Westbound parking lot at the Rowayton Railroad Station lot at the Rowayton Railroad Station. The lot is very lightly used now that the pandemic is ongoing and most commuters are working remotely from home. The organizing group is very enthusiastic about a trial run. In the meantime, they are trying to set up an association-type organization on the lines of the currently operating Rowayton Paddle Tennis Association. They'll buy the nets, materials for temporary lines as well as temporary fencing. We are going to figure this out. A few years ago the Commissioners in cooperation with a resident committee tried to create a skating rink at Bayley Beach. That turned out to be a failure not just because it was a warm winter but sand blew onto the water in the rink enclosure which froze with the sand embedded. We have much more hope for a success with this temporary pickle ball court plan.

Drew Brees, one of the primary organizing members of the pickle ball association, joined the meeting and spoke, reiterating the enthusiasm of many residents. The RCA and the RPTA have committed to helping to build a pickle ball club. Drew said that they are hopeful of being ready by March or April, latest. They will be setting up a web page where people can obtain information on joining this club. When everything is ready, the Commissioners will put information on our web site informing residents of this new possibility in town. Rowayton School has become interested in possibly reconfiguring the two tennis courts on school property maybe with one paddle court and one pickle ball court. It is too early in the discussions to guarantee that this will happen.

**Mr. Barbis** spoke further of the hoped for expansion of the Ambler Municipal Parking Lot. Many of the parking spaces behind the Post Office side of the Rowayton buildings are private but the Sixth District owns 42 spaces behind the condo building at the corner of Rowayton Avenue and Wilson Avenue. Expansion is a little tricky as there are wetlands behind these buildings. We have been working with engineers and counsel in conversation with the Norwalk City Department of Planning and Zoning and the Department of Conservation about the proposed expansion of the lot. We could have an exit, through an easement with 140 Rowayton Avenue Associates onto Rowayton Avenue. We hope to have our own entry and exit from Wilson Avenue which would access the hoped for 16 extra spaces. As the plan shows, the extra spaces would not extend into the wetlands. We will also have to plan for painting, curbing, landscaping, lighting, etc.

**Mr. Barbis** is also very much involved with the drainage project at Bayley Beach. We have run into some surprises that will affect this project, one being that the land is so flat that the existing system doesn't work because of a lack of grade. The existing drainage ditch is completely clogged with sludge – this ditch goes under Pine Point Road into Farm Creek. Sediment is really a serious problem. We are working with our engineers and attorneys to come up with the right decision. We are also in contact with the State of Connecticut to see what we can do. The

## **MINUTES – January 20, 2021**

### **Page Three**

drainage problems at Bayley directly affect the Rowayton Little League as well as the Rowayton Tennis Association.

The Commissioners are currently working on a new vision for the operation of Bayley Beach, especially as it impacts the nature of a new Beach Director. We've had a lot of input from residents, which we appreciate, about what the job of the Beach Director should entail. One question is whether a Beach Director should be both a maintenance and activities director. Or, should there be two different jobs to cover both of these aspects of the beach. We want to see if the duties of the life guards should slightly changed. Several residents were interested in seeing activities that might be run around the concession stand. There was quite a lot of interest in seeing the concession stand be open to serve breakfast. When we finalize the job description, we will be posting what we expect from a new beach director. There will be more updates as we hire a new Director.

**Commissioner John Igneri** spoke about the upcoming new development project that will be adjacent the Rowayton Arts Center which is at 145 Rowayton Avenue. The new project will be 4 condos, 2 at 4,400 sq. ft. and 2 at 3,500 sq. ft at 143 Rowayton Avenue. We have been in conversations with the architect about our common interest in making a path around the property tie in with and enhance the Arts Center. The final plan is hard to predict at this time. Further updates will be given.

**Commission Chair Tammy Langalis** announced that the Sixth Taxing District has been the fortunate recipient of \$8,000 from the Grace Jones Richardson Trust. This grant has been given for Bayley Beach specifically for maintenance, tables, chairs, umbrellas and floating docks. It is our duty now to make a budget modification to receive these funds. We are to agree to the terms of the Grace Jones Richardson Trust, and to appropriate the donated funds of \$8,000 to the Bayley Beach Operating account #6100.

Mrs. Langalis made the motion "to agree to the terms of the Grace Jones Richardson Trust, attached, and to appropriate the donated funds of \$8,000 to the Bayley Beach Operating Account #6100".

The motion passed unanimously after a seconding by Commissioner Mike Barbis.

There was an announcement about the upcoming public Budget Meeting scheduled for January 25 at 3:30 in the Moose Room.

## MINUTES – January 20, 2021

### Page Four

#### REPORTS

**Commission Chair Tammy Langalis** said that she had heard from Scott Whiteman, who has operated children's sports camps at Bayley Beach for many years. He has decided not to offer the camps this year due to the pandemic. She thanks Scott for being loyal to the 6<sup>th</sup> TD for many years and also has employed many Rowayton teenagers over those years. We will miss him.

The Commissioners announced the report of the vote taken last Wednesday, January 13, 2021 on whether the existing guidelines for signs to be hung on the Old School Field Fence would stay in force (Option 1) or those guidelines would exist with the addition of an approval for the display of the Black Lives Matter sign (Option 2). There were 641 votes tallied. Option 1 votes totaled 438 while Option 2 votes were 203. We thank all those who participated in this vote and want to reiterate our total support for the ideals of the Black Lives Matter movement.

**Commissioner John Igeneri** said that as we are in the budget process, we need to be looking at Pinkney Park and possibly budgeting for a new sidewalk out front and a driveway up to the circle in front of Pinkney House. We are also setting some funds aside for additional plantings in the park.

**Commissioner Mike Barbis** said that we are also putting money aside to protect public pathways, foot paths, etc., in town. All of these byways have different histories, some with protections and some without. There is a path which connects Ridgewood Road to Indian Spring Road. The Sixth Taxing District has cleared the poison ivy from this path. Rob Frazer has been spearheading the movement to identify and protect these different pathways in town. The Sixth Taxing District has consulted with our general counsel about creating a permanent solution to the Ridgewood/Indian Spring path. All three Commissioners are in agreement about proceeding with this.

**District Treasurer Gil Kernan** said that, with the funds received from the Grace Jones Richardson Trust, we have had the best month so far in regards to the budget in this Fiscal Year. Our income is at 50% and expenses at 56% relative to the budget.

**Sixth Taxing District**  
**Treasurer’s Narrative Report**  
**Commissioners’ Meeting**  
**January 20, 2021**

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**Handouts to Commissioners\*:**

- Budget vs. Actual report as of December 31, 2020 for FY 20-21
- Capital Funds Project Balances report as of December 31, 2020
- Budget Modification for funds received from the Grace Jones Richardson Trust
- Report of Bills Paid for the following month:
  - December 2020

**Comments on Reports:**

- **Budget vs. Actual Report for FY 20-21**
  - Our income is at 50% of the budgeted income.
  - Our expenses are currently at 56% of the budgeted expenses.
- **Capital Budget**
  - Including reserves, the Capital account has a balance of \$449,929.

**Events:**

- We are wrapping up work with the Auditors on the Annual Audit for FY 19-20.
- The FY 21-22 Budget Draft has been completed and sent to the Treasurer for review.

\*Please note, these are preliminary drafts and not final audited reports.

\$Please note, statistical reports will appear at the end of the Minutes

**Report of the District Fire Marshal**

**December 2020**

**Ed Carlson**

Mr. Carlson said that there has been a slight change to the “Save a Life” program that provides smoke and carbon monoxide detectors to be distributed to residents who would like them. The Norwalk Fire Department wrote a required letter to the state about the program. Mr. Carlson said that he had quite a few detectors still available for distribution.



**MINUTES – January 20, 2021**  
**Page Seven**

Ed also reported that he has been closing the beach around 5:30 p.m. each day.

**Report of the District Clerk**

**January 20, 2021**

**Andrea Woodworth**

1. Except for the run up to the Election about the signage at the Old School Field Fence, this month has been very quiet.
2. I continue to schedule a very few events at the Pavilion at Bayley Beach and at the Community Center. These are done in the hopes that the effects of the pandemic will allow gatherings by that time.

On a motion from **Commissioner John Igneri** and a second by **Commissioner Mike Barbis**, the January 20, 2021 meeting of the Sixth Taxing District Commissioners was adjourned at 7:40 p.m.

Respectfully submitted,  
Andrea J. Woodworth  
Clerk, 6<sup>th</sup> Taxing District.