

MINUTES
Commissioners' Meeting
SIXTH TAXING DISTRICT, City of Norwalk
July 13, 2022
6:30 p.m., Community Center and via Zoom

Commissioner Mrs. Langalis called the meeting to order at 6:35pm

Mrs. Langalis introduced the attendees – Commissioner, Mrs. Langalis, Commissioner, Mr. Igneri, Commissioner, Mr. Meyerson, Assistant to the Treasurer, Doug Hillman, Property Manager and Fire Marshall, Ed Carlson, Assistant Property Manager, Eric Holter, and Beach Director, Bill Nollman.

Minutes from the June 8 meeting were approved by Mr. Igneri and Mr. Meyerson.

New Business

5th Paddle Court

The first item to be completed is changing the location of the driveway slope that goes down to the lower lot. The RPTA and Eric are working on getting bids with the plan to complete this phase as soon as possible. Drew Seath anticipates the court being installed in September, and should take only one day to finish. Once the court is installed, the District will have the lower lot paved via one of the following options:

- 1 – Mill over the existing lot – has about a ten-year life and will leave bumps and rough spots.
- 2 – Rip up the existing lot and repave. Has a twenty-year life and will be much more even than option 1.

Motion to re-allocate Capital funds

A motion was made by Mrs. Langalis to re-allocate \$25,000 from the Bayley Beach Sidewalk Project and \$25,000 from the Art Center Seawall Project for a total of \$50,000 to the Community Center Lower Lot Paving Project. Mr. Igneri seconded the motion. Mr. Meyerson also approved the re-allocation. There were no objections from the attendees.

A discussion was had about re-paving the sidewalk in front of the Community Center. The possibility will be considered.

Plantings at Bayley Beach Sidewalk

Estimates are being compiled to put new plantings (low maintenance) in an area where the driveway turns the corner. There will be a small path to a bench and new signs directing traffic to Bayley Beach.

The RTA is concerned about potential damage to the courts from new plantings near the fence, and damage to the fence if ivy is planted to grow on it.

The District will make the plantings as the appearance should be improved.

Cell Tower

The District looked at this about six to eight years ago, and it was determined that the best place would be the Community Center, and would require a very large area – as much as ½ acre.

Other areas such as the Fire Department were considered, but not adequate enough, and finding enough open space in the District is a big challenge.

It was agreed to write a letter to Graham Capital to see if a Cell Tower could be placed on their property.

Doug Hillman will work on writing the letter.

Bayley Beach Wheelchair Area

Ed Carlson and Bill Nollman met with the contractor today, and the repair will be done this week.

Bayley Beach Concession Repairs

A new cooler had to be purchased today after the current one stopped working.

The grill creates a lot of smoke when busy as the hood fan is not working properly. Someone is coming out to look at and repair on Friday the 15th.

Bayley Beach Trash

Mr. Meyerson asked if signs were up that said “No Glass” at the beach. This will be done if not taken care of already.

Mrs. Langalis said that next year will be Carry In, Carry Out with respect to garbage at Bayley Beach.

Bayley Beach Guard Shack Painting

Drew Seath mentioned that Bill Nollman painted the Guard Shack.

Old Business

Pinkney Park

Mr. Igneri discussed that Pinkney Park is being worked on, and that getting bids is challenging as contractors have a lot a work currently.

Mr. Carlson did mention that one bid for exterior painting of \$22,000 was obtained, and he is working on getting more bids.

Ambler Lot

Mrs. Langalis stated that the Request For Proposal went out and that we have 3 bids and are waiting for 2 more. The project is targeted to start in October.

Art Center Seawall

The Seawall will not be a new wall, instead, it will be a project to repaint the wall after the construction at 143 Rowayton Ave is complete. This will avoid any interference from the big machinery on that project. The district is currently in possession of bids for the work.

Historic Rowayton Grant

The grant is for about \$37,000 and the District has incurred legal fees that should be reimbursed from the collection of the grant. The funds are currently tied up by the state and Mrs. Livingston from Historic Rowayton will draft a letter to be sent to the state from The Commissioners with regards to collecting the funds.

Assistant to the Treasurer, Doug Hillman

The finances look good and are in alignment with budget for Fiscal Year 2021-2022. The Railroad fund has seen an increase in revenue for fiscal year 2021-2022 versus 2020-2021. The Capital Fund has 14 projects fully funded.

Fire Marshall, Ed Carlson

Ed spoke with the seniors in Hilltop Homes in June to make sure they were able to get out timely in case of an alarm.

The July 4th Fireworks went well and there were no incidents.

Ed attended a seminar last week on fuel and gas incidents in the home.

Property Manager, Ed Carlson

Ed is looking into replacing the trash containers downtown.

A new sign for the Bayley Beach entrance is being worked on. Mrs. Langalis said to wait to install the sign until the new landscaping work is complete.

Bill Nollman, Beach Director, asked for a new bike rack. Ed will order one.

Discussion around the two existing wooden floats and ordering a new soft float was had. A final decision to take out one of the wooden floats and input a new soft float will be done on a trial basis.

Beach Director, Bill Nollman

Bill stated that the railings on the pavilion need to be fixed.

Rental Coordinator, Bill Nollman

The process is busy and going well.

Additional Topics

Security

Mr. Meyerson stated that incidents at the Beach have been non-existent since the new Security company started mid-June.

There was also discussion about the recent vandalism of cutting down about 30 trees in Farm Creek. The possibility of having security patrol the area will be considered.

Jim Travers from City of Norwalk on September 14

Mr. Meyerson is working on having Jim Travers from the City of Norwalk come to the September 14 meeting to discuss the issue of speeding on Witch Lane as a result of the recent paving done there.

Another topic to be discussed is the sidewalk from the Rowayton Train Station to Pinkney Park.

The meeting was adjourned at 8:05pm.