

CAPITAL CENTER COMMISSION

Meeting Minutes of Wednesday, September 10, 2014

A meeting of the Capital Center Commission (CCC) was held on Wednesday, September 10, 2014 in the 1st Floor Conference Room of the Joseph A. Doorley, Jr. Municipal Building, 444 Westminster Street, Providence, RI 02903.

1. Roll Call

Members Present: Deming Sherman, Wilfrid Gates, Duncan Johnson, Guy Abelson, Seth Handy, Martha Werenfels and Sam Bradner

Members Absent: Michael McCormick, John Sinnott, Greg Benik, Barry Fain, William Kite, Luis Torrado, Councilman John Iglizzi, and Chairman of the Committee on Urban Redevelopment, Renewal & Planning

Staff Present: Christopher Ise

Call to Order: The meeting was called to order at 12:15 PM, Chairman Sherman presiding.

2. Approval of Meeting Minutes of May 14, 2014 and June 11, 2014

Mr. Bradner made a motion, seconded by Ms. Werenfels, to approve the minutes of both meetings. All voted in favor.

3. Ratification of Decisions from the June 11, 2014 CCC meeting

Chairman Sherman requested a motion be made ratifying the decisions from the June 11th meeting (the CCC did not have a quorum at that meeting) pertaining to Parcel 1, Parcel 15, and the FY2015 Budget. Mr. Gates made a motion, seconded by Mr. Bradner, to ratify all decisions from the June 11th meeting. All voted in favor.

4. Parcels 3E, 3W, 4E and 4W: Parking Lots

Request for extension of interim parking lot approvals

Todd Turcotte, from Capital Properties, clarified that parking lots on 3E and 4E have been grandfathered as that use since 1990, as indicated in a letter on file from Sam Bernstein. He noted that only parcels 3W and 4W need the approval for interim use parking lots. Mr. Turcotte added that he recently installed a new brick walkway on 3W. On a motion made by Mr. Handy, seconded by Mr. Bradner, an extension for another 2-year period for interim use parking lots on parcels 3W and 4W was granted. All voted in favor.

5. Report of the Chairman

- Waterplace Park

Chairman Sherman stated that there are a couple of proposals for landscape improvements in Waterplace Park. He noted that the CCDRC held a meeting in the Park with the City's Parks Department and a representative from Waterplace condominiums to look at planting sites. Waterplace is proposing to landscape a small area directly adjacent to the building. Chairman Sherman also noted the issue with some missing handrails in the Park. The bronze handrails were stolen and the Parks Department intends to replace them, where necessary, with steel. Chairman Sherman explained that he is looking into the role of the Commission regarding maintenance and will review the Commission's regulations. Regarding another matter, Chairman Sherman intends to contact Richard Licht's successor, Steven Hartford, regarding the ongoing parking issue. Chairman Sherman noted that there have been no improvements to the Francis Street parcels that were intended to be parking lots.

- Transit Infrastructure Bond Referendum

Chairman Sherman explained that he recently attended the Providence Foundation meeting regarding the \$35 million transit bond, for improving transit infrastructure and a new transit facility adjacent to Providence Station. He added that this past spring, Capital Properties sponsored a charrette where design concepts for the new transit facility were presented. A \$2 million Tiger grant is

to be used for planning, with \$35 million used for bricks and mortar. Chairman Sherman stated the Providence Foundation is asking businesses for support, adding that it is important for the Commission to become part of the coalition. He read the list of supporters. Chairman Sherman explained that they need to raise \$200,000 for advertising. He asked if the Commission would be willing to sign on as part of the coalition and if the Commission should make a small financial contribution of \$1,000.

Todd Turcotte announced that recent polling shows favorability for the bond referendum and thanked Chairman Sherman for bringing the matter to the Commission.

Mr. Gates responded that the bond is directly tied to the Commission's mission and would support the \$1,000 donation. Chairman Sherman noted that it is not partisan because it ties in with Amtrak, Providence Station, Downtown and transit related to other parts of the State. Mr. Bradner asked if the Commission's By-Laws have been reviewed. Chairman Sherman asked for a vote and in the meantime will review the By-Laws. Mr. Gates recommended a vote to support, pending findings.

A motion was made by Mr. Bradner, seconded by Mr. Handy, that the Commission lend its name to the coalition. All voted in favor. A second motion was made by Mr. Bradner, seconded by Ms. Werenfels, to support the coalition with a financial contribution of \$1,000, subject to review by Chairman Sherman. All voted in favor.

At this time, Mr. Ise announced that at its upcoming meeting September 16th, the DRC will review exterior building alterations and signage for the new Capital Grille restaurant in the GTECH Building. Chairman Gates explained that he and staff met with the Capital Grille representatives on site to discuss the project prior to the upcoming DRC meeting.

6. Adjournment

With no further business, the meeting adjourned at 12:45 PM.

Barry Fain
Secretary/Treasurer