

CITY COUNCIL STANDING COMMITTEE
Planning & Development Committee
Wednesday, December 4, 2013 – 6:00 p.m.
1st Fl. Council Committee Room – City Hall
-Minutes-

Present: Chair, Councilor Greg Verga; Councilor Joseph Ciolino (Alternate); Councilor Paul McGeary (Alternate)

Absent: Councilor Hardy; Councilor Tobey

Also Present: Jim Duggan; Donna Compton; Tim Good

The meeting was called to order at 6:00 p.m.

1. *Memorandum and pertinent material from Planning Director re: Land Disposition Committee Recommendations on 6 Stanwood Street (Easement Request by Karen Elliot, 6 Stanwood Street Cont'd from 10/15/13) TO BE CONTINUED TO JANUARY 22, 2014*
2. *Disposition of Real Property: #14070-Gloucester House Restaurant Sign located at 45 Rogers Street re: Sign Location Lease Agreement Renewal*

Donna Compton reviewed for the Committee the matter of the lease of City property at 45 Rogers Street by the Gloucester House Restaurant for a sign location lease agreement saying that this lease is for a term of 5 years beginning January 1, 2014 and ending on December 31, 2018. **Ms. Compton** pointed out that as presented, the lease may be extended for one five year period at the option of the Lessor. Previously the rate was set at \$800 per year and for the lease extension of one five-year term, the rate was set at \$900 per year she noted.

Tim Good, Assessor said that the rate is set by determining the revenue lost by use of a parking space. The particular space lost would be an undersized. He noted that Gary Johnstone, Assessor prepared an assessment of leased City property where billboards are erected, of which there are three. Based on average price per square foot Mr. Johnstone estimated the rental for a five year lease would be \$1,000 to \$1,200 annually based upon the square footage of the sign.

Councilor Ciolino suggested that \$1,200 would be a reasonable figure. **Councilor McGeary** also expressed his agreement to the \$1,200 rate and determined that the lease should be for a five year term only at this time because meter rates could rise over the next five years or a kiosk could be installed in the parking lot surrounding the sign and so loss of revenue stream for the lost parking space would be higher under those circumstances. **Councilor Verga** also voiced his agreement on the rate of \$1,200 and said it was fair.

MOTION: On a motion by Councilor Ciolino, seconded by Councilor McGeary, the Planning & Development Committee voted 3 in favor, 0 opposed to recommend that the City Council approve under GCO Sec. 2-3(a) (2) and 2-3(e) the Disposition of Real Property #14070, Sign Location Lease Agreement for the Gloucester House Restaurant sign located at 45 Rogers Street for a five-year term beginning January 1, 2014 and ending December 31, 2018 at a rate of \$1,200 per year.

A motion was made, seconded and voted unanimously to adjourn the meeting at 6:11 p.m.

Respectfully submitted,

Dana C. Jorgensson
Clerk of Committees

DOCUMENTS/ITEMS SUBMITTED AT MEETING: None.