

Town Council Meeting  
October 28, 2013

EXECUTIVE SESSION – 6:00 PM

1. Review qualifications for Sewer Subcommittee appointment as per RIGL 42-46-5 (a) (1)
2. For the purpose of discussing matters of potential litigation regarding the Central Coventry Fire District as per RIGL 42-46-5(a) (2)
3. For the purpose of discussing matters related to the disposition of publicly held property, MacArthur Boulevard Building, wherein advanced public information would be detrimental to the interest of the public as per R.I.G.L 42-46-5(a)(5)

TOWN COUNCIL MEETING – 7:00 PM

Present: President Gary Cote, Vice-President Kerry McGee, Councilman Jendzejec, Councilwoman Carlson, Gregory Laboissonniere

Town Manager Thomas Hoover, Town Solicitor Frederick Tobin

Pledge of Allegiance led by Town Sergeant  
Invocation by President Cote  
Review of Emergency Evacuation Plan

A motion was made by Vice-President McGee seconded by Councilman Jendzejec to adjourn Executive Session and reconvene regular session. All voted Aye.

A motion was made by Councilman Jendzejec seconded by Councilwoman Carlson to seal minutes from Executive Session. All voted Aye.

President's Comments

President Cote introduced Mr. Kevin McGee, the town's new Public Works Director, and wished him well on his endeavors.

Approval of Town Council minutes September 23, 2013

Motion made by Vice President McGee seconded by Councilwoman Carlson to approve minutes. All voted aye.

PRESENTATIONS AND PROCLAMATIONS

1. Representatives of our Sister City of Coventry, England bringing greetings and a message from their Lord Mayor

Ms. Pat Tricket, visiting guest and ambassador from Coventry, England, brought civic greetings from the Lord Mayor of Coventry, England. Ms. Tricket, who traveled to Rhode Island for the first time in 1981, described the history of the 52 year association and international friendship with Coventry, England.

2. Declaring the month of November as "Pancreatic Cancer Awareness Month" in the Town of Coventry

Mr. Steve Cayouette accepted proclamation from President Cote

SCHOOL DEPARTMENT REPORT

School Committee member Judy Liner presented monthly School Committee report, (see full report in council folder). Highlights included an update on implementation of the District Strategic plan, formation of a task force to study elementary enrollment and projections and the development of a comprehensive technology plan. Alan Shawn Feinstein donated \$50,000 to purchase laptops, LCD projectors and polyvision boards. One challenge the school district is facing is that a number of students needing additional services have moved into Coventry, putting a serious strain on the budget. Lori LeBrun, ASFMS counselor, was recognized by the National Association of School Counselors as a national semi-finalist for National School Counselor of the Year.

## CONSENT AGENDA

### 1. Discussion and resulting action on tax abatements and additions for August 2013

Councilwoman Carlson thought that abatement numbers are high and asked Manager Hoover to report monthly on the amounts, keeping cumulative totals.

A motion was made by Councilman Jendzejec seconded by Councilwoman Carlson to approve Consent Agenda. All voted Aye.

## LICENSES

### Renewal of victualling licenses (food only, no alcoholic beverages)

#### VICTUALLING LICENSES 2013-2014

1. 1100 MAIN ST COVENTRY LLC, dba Coventry Mart, 1100 Main St
2. BJ'S WHOLESALE CLUB, INC., dba BJ's Wholesale Club, 790 Centre of New England Blvd
3. JIM'S PASTERIES INC., dba Borrelli's Pastries, 765 Tiogue Ave
4. CAPTAIN NEMO'S SUB SHOP, 15 Sandy Bottom Rd
5. CCF, LLC, dba Wendy's, (Additional Hours), 2311 New London Turnpike
6. CHINA STAR, 1028 Tiogue Ave
7. COVENTRY DONUTS, INC., dba Dunkin Donuts (Additional Hours) 800 Tiogue Ave
8. CUMBERLAND FARMS, INC., (Additional Hours), 785 Tiogue Ave
9. CUMBERLAND FARMS, INC., 436 Knotty Oak Rd
10. CUMBERLAND FARMS, INC., 1600 Nooseneck Hill Rd (Additional Hours)
11. HESS CORPORATION, dba Hess (Additional Hours), 764 Tiogue Ave
12. DELOPS, INC., dba D'Angelo Sandwich Shop, 795 Tiogue Ave
13. DEPETRILLO'S PIZZA AND BAKERY, INC., 797 Tiogue Ave
14. DOUBLE A REFRESHMENT'S CO., INC., dba Del's Lemonade of Coventry 465 Tiogue Ave
15. FIDAS, ELENI, dba Silver Lake Pizza (Additional Hours), 1146 Main St
16. SARAG, LLC, dba Subway, 47 Sandy Bottom Rd
17. JAN CO. CENTRAL, INC., dba Burger King, 1145 Tiogue Ave
18. DRAKE PETROLEUM COMPANY, INC., dba Coventry Xtra Mart (Additional Hours), 851 Tiogue Ave
19. LABRAKIS, JOHN N., dba Santoro's Pizza & Restaurant, 687 Tiogue Ave
20. L/M TACORI, INC., dba Taco Bell, (Additional Hours), 784 Tiogue Ave
21. D J PROVIDENCE CO LLC, dba McDonald's (Additional Hours) 1100 Tiogue Ave
22. MEALWORKS, LLC, 1606 Nooseneck Hill Rd
23. GELINA'S ICE CREAM, L.L.C., 975 Tiogue Ave
24. APPLE VALLEY GRANDCO INC. dba KFC, 830 Tiogue Ave

25. NEWPORT CREAMERY, LLC, 781 Tiogue Ave
26. PJ'S DINER, INC., 608 Tiogue Ave
27. RICK & DEES INC., 17 Knotty Oak Rd
28. SUMMIT GENERAL STORE, LTD., 25 Old Summit Rd, Greene, 02827
29. THE STOP & SHOP SUPERMARKET COMPANY LLC, dba Stop & Shop  
900 Tiogue Ave
30. TOM'S FRUIT AND DELI, INC., 821 Tiogue Ave
31. COVENTRY LODGING ASSOCIATES, LLC, dba Hampton Inn  
850 Centre of New England Blvd
32. CHOCOLATE DREAMS CANDY LLC, dba Chocolate Dreams  
577 Tiogue Ave #B
33. WAL-MART STORES EAST L.L.P., dba Wal-Mart Supercenter (Additional Hours),  
650 Centre of New England Blvd
34. MCS DONUTS, INC., dba Dunkin Donuts (Additional Hours)  
851 Tiogue Ave, located in Coventry Xtra Mart
35. CS FOOD, LLC, dba Subway, 650 Centre of New England Blvd
36. PAPA GINO'S, INC., dba Papa Gino's, 1080 Tiogue Ave
37. GTECH CORPORATION, dba Gtech Café, 1372 Main St
38. MURPHY'S MOBIL INC., 2291 Flat River Rd
39. RAC ENTERPRISES INC., dba Wicked Good Pizza, 674 Centre of New England  
Blvd
40. TURNPIKE DONUTS, LLC, dba Dunkin Donuts, 2276 New London Tpke
41. UNITED LLC, dba Coventry Shell, 642 Washington St
42. MANIBEN LLC, dba Subway, 2405 Nooseneck Hill Rd
43. BALAJI LAXMI INC., dba Veterans Market, 182 Arnold Rd
44. DAVE'S MARKETPLACE OF COVENTRY, INC., dba Dave's Marketplace  
23 Coventry Shoppers Park
45. MAIN STREET DONUTS INC., dba Dunkin Donuts, 24 Coventry Shoppers Park
46. HOLY BAGEL, LLC, dba Holy Bagel & Deli ,435 Washington St
47. JITEN HOTEL MANAGEMENT SERVICES, INC., dba Fairfield Inn & Suites , 4  
Universal Blvd
48. THE PARTY BEE, dba Honey Cone, 577 Tiogue Ave
49. HARRIS DELI, 656 Main St
50. NOWHERE CREAMERY, 2246 Flat River Rd
51. 863 SUSHI LLC , 710 Centre of New England Blvd.

A motion was made by Vice-President McGee seconded by Councilman Laboissonniere to approve victualling license renewals subject to approval from all town departments and the Rhode Island Board of Health. All voted Aye.

## PUBLIC HEARINGS

### 1. Application for new Class B License by Garden Zen, LLC, dba Garden Zen 495 Washington St. (with outside Live Show Entertainment)

A motion was made by Councilman Jendzejec seconded by Councilman McGee to open public hearing. All voted aye.

Attorney Ariana Morajian represented Garden Zen LLC. Ms. Morajian advised that an outdoor live show entertainment license is also requested, and noted that the former Café Romanzo had a live show license. Her client has no issue with complying with the noise ordinance standards.

A motion was made by Councilman Jendzejec seconded by Councilman McGee to close public hearing. All voted aye.

A motion was made by Vice-President McGee seconded by Councilman Laboissonniere to approve Class B and Live Show licenses subject to proof of a food manager certificate, alcohol servers training, Board of Health approval and filing with the RI Division of Taxation. All voted Aye.

### 2. Transfer of Class B License from Sun Lee Ent. Inc., dba Mai Tai to Chen & Chen Inc., dba Chen & Chen Restaurant, 856 Tiogue Avenue.

Attorney Valentino Lombardi represented Chen & Chen Inc., 856 Tiogue Avenue. Attorney Lombardi advised that Mr. Chen operates a restaurant in New York and is knowledgeable in this business. He will lease the Tiogue Avenue property for now, but has plans to purchase in the future.

A motion was made by Councilman Jendzejec seconded by Councilwoman Carlson to open public hearing. All voted Aye.

A motion was made by Councilman Jendzejec seconded by Councilwoman Carlson to close public hearing. All voted Aye.

A motion was made by Councilman Jendzejec seconded by Councilwoman Carlson to approve license transfer subject to required documentation and recommendations being submitted to Town Clerk's Office. All voted Aye.

### 3. Renewal of Class A liquor licenses (package stores)

#### CLASS A LICENSES 2013-2014

1. COVENTRY DISCOUNT WINE & LIQUOR, INC., dba Coventry Liquor, 600 Washington St
2. CRESTWOOD WINE & SPIRITS, INC., 725 Tiogue Ave
3. BILL'S LIQUORS, LLC, dba Bill's Package Store, 672 Main St
4. ANTHONY'S WINE & SPIRITS LTD, 895 Tiogue Ave
5. SHOPPERS LIQUORS, INC., 1142 Main St

A motion was made by Councilman Jendzejec seconded by Councilman Laboissonniere to open public hearing. All voted aye.

A motion was made by Councilman Jendzejec seconded by Councilman Laboissonniere to close public hearing. All voted aye.

A motion was made by Vice-President McGee seconded by Councilman Jendzejec to approve Class A license renewals subject to completion of town fire district inspections and good standing letters from the State Division of Taxtion. All voted Aye.

### Renewal of Class B liquor licenses (full liquor licenses, including those establishments with live show entertainment and dance licenses)

**CLASS B, WITH VICTUALLING, LICENSES 2013-2014**

1. ARRO LLC, dba Come Along Inn, 402 Washington St
2. ZAROKOSTAS REALTY LLC, dba Old Theater Diner (Liveshow Entertainment & Additional Hours), 33 Sandy Bottom Rd
3. H & N ENTERPRISES, INC., dba Village Pub, 1128 Main St
4. JAGUAR TAP, INC., dba Nicky's Lounge, (Liveshow Entertainment)  
354 Tiogue Ave
5. CHEN & CHEN INC., dba Chen & Chen Restaurant, 856 Tiogue Ave
6. CHATERMIKE RESTAURANT CORP., dba Nino's on Lake Tiogue, (Dance & Liveshow Entertainment), 446 Tiogue Ave
7. REKAS, RUSSELL E. & KYLE, dba Reko's Pitchers Mound, (Liveshow Entertainment), 620 Tiogue Ave
8. VENUS PIZZA (Liveshow Entertainment), 2080 Nooseneck Hill Rd
9. BELLA'S SPORTS PUB, INC., Bella's Sports Pub (Dance & Liveshow Entertainment), 1152 Main St
10. HARRIS BAR & GRILLE INC., (Dance & Liveshow Entertainment) 666 Main St.
11. APPLE NEW ENGLAND, LLC, 830 Centre of New England Blvd.
12. TCG, INC., dba The Cozy Grill Family Restaurant, (Liveshow Entertainment, guitar or piano), 473 Tiogue Ave
13. CMG HOLDING CO, dba Cilantro Mexican Grill, 712 Centre of New England Blvd
14. ANDIAMO RESTAURANT INC., 1650 Nooseneck Hill Rd
15. PATRIOT BAR & PIZZA LLC, 2260 Flat River Rd
16. TIN CUP GOLF & DRIVING RANGE LLC, 2 Fairway Drive
17. INDIGO REALTY LLC, dba Indigo Lounge (Liveshow Entertainment)  
599 Tiogue Ave
18. FB COVENTRY, LLC, dba Fat Belly's (Liveshow Entertainment)  
760 Tiogue Ave
19. WOW ON WASHINGTON LLC, 433 Washington St
20. DRAGON PALACE OF COVENTRY, LLC, 577 Tiogue Ave
21. RICCOTTI'S SUBS INC., dba Riccotti's Subs, 718 Centre of New England Blvd.

A motion was made by Vice-President McGee seconded by Councilman Laboissonniere to open public hearing. All voted aye.

Manager Hoover advised issuance would be subject to all town approvals, RI Board of Health approval and good standing certificates from RI Division of Taxation as well as the corporations division.

Motion made by Councilman Jendzejec seconded by Vice-President McGee to close public hearing. All voted Aye.

A motion was made by Vice-President McGee seconded by Councilman Jendzejec to approve licenses subject to above listed stipulations. All voted Aye.

5. Renewal of Class B Ltd. Liquor licenses (beer and wine only)

CLASS B LIMITED, WITH VICTUALLING, LICENSES 2013-2014

1. THE ORIGINAL GENTLEMAN FARMER RESTAURANT, INC., dba The Original Gentleman Farmer Restaurant, 2405 Nooseneck Hill Rd
2. XENOPOULOS, PETER, dba Pete's Pizza Plus, 21 Phillips Hill Rd
3. A. PAGLIARINI'S FAMILY RESTAURANT, INC., dba A. Pagliarini's Family Restaurant, 637 Washington St
4. HUNAN BALCONY, INC., 687 Washington St
5. ANDERSON, RICHARD, dba Coventry Pines Golf Course, 1065 Harkney Hill Rd

A motion was made by Vice-President McGee seconded by Councilman Laboissonniere to open public hearing. All voted Aye.

Manager Hoover advised approval would be subject to all town approvals, good standing certificates from RI Division of Taxation as well as the corporations division and the RI Board of Health.

A motion was made by Councilman Jendzejec seconded by Vice-President McGee to close public hearing. All voted Aye.

A motion was made by Vice-President McGee seconded by Councilwoman Carlson to approve licenses subject to above stipulations. All voted Aye.

6. Renewal of Class D liquor licenses (club license including those with live show and dance)

CLASS D CLUB, WITH VICTUALLING, LICENSES 2013-2014

1. CLUB JOGUES, (Victualling & Dance), 184 Boston St
2. COVENTRY MEMORIAL POST #9404 VETERANS OF FOREIGN WARS, INC. (Victualling & Dance), 29 South Main St
3. COVENTRY MEN'S CLUB INC. (Victualling & Dance), 30 Phillips Hill Rd
4. POLISH NATIONAL ALLIANCE, GROUP NO. 1001, INC., dba PNA #1001 (Victualling & Dance), 15 Meeting St

A motion was made by Vice-President McGee seconded by Councilman Laboissonniere to open public hearing. All voted aye.

Manager Hoover commented that the town will not issue licenses until we have received all approvals from the Town and State of Rhode Island.

A motion was made by Councilman Jendzejec seconded by Vice-President McGee to close public hearing. All voted Aye.

A motion was made by Vice-President McGee seconded by Councilman Laboissonniere to grant licenses subject to approvals. All voted Aye.

6. Renewal of Class E liquor license (pharmacy)

CLASS E LICENSE 2013-2014

1. APOTHACA, INC, dba Phusion Rx, 17 Coventry Shoppers Park

A motion was made by Councilman Jendzejec seconded by Councilwoman Carlson to open public hearing. All voted aye.

Manager Hoover noted that the same stipulations would apply before license may be issued.

A motion was made by Vice-President McGee seconded by Councilman Laboissonniere to close public hearing. All voted Aye.

A motion was made by Councilman Laboissonniere seconded by Councilwoman Carlson to approve license with stipulations. All voted aye.

## RESOLUTIONS

1. Discussion and resulting action on appointing William F. Marcotte to the Coventry Board of Canvassers

Solicitor Tobin explained that due to a legal technicality, the appointment of a member to the Board of Canvassers needed to be redone. He explained that the ordinance requires that five names are submitted from a political party chairman, but we actually received only three names. Consequently, the Democrat party submitted five names, Mr. Marcotte was chosen and tonight he is being reappointed through this resolution.

A motion was made by Councilman Jendzejec seconded by Vice-President McGee to reappoint William Marcotte. All voted Aye.

2. Discussion and resulting action on a new collective bargaining agreement between the Town of Coventry and AFSCME, Council 94, Local 3484 for the period of July 1, 2013 through June 30, 2016

Manager Hoover requested that this item be tabled until ratification of the contract by AFSCME, Council 94, Local 3484. There are some grammar changes, but nothing that changes the financial aspect. AFSCME indicated they will be ratifying within a week.

A motion was made by Vice-President McGee seconded by Councilwoman Carlson to table until ratification. All voted Aye.

3. Discussion and resulting action on implementing upon all unrepresented full time Town of Coventry employees the wage and benefit package provided to AFSCME, Council 94, Local 3484 in their new collective bargaining agreement for the period of July 1, 2013 through June 30, 2016

Manager Hoover asked to table this item until the AFSCME contract is approved by Council.

A motion was made by Vice-President McGee seconded by Councilwoman Carlson to table. All voted Aye.

4. Discussion and resulting action on authorizing the issuance of bonds relative to the Flat River Road and Industrial Drive Sewer Improvements

A motion was made by Vice-President McGee seconded by Councilwoman Carlson to table resolution to later in the meeting, as Attorney Karen Grande, bond counsel, hadn't arrived yet. All voted Aye.

5. Discussion and resulting action on payment for a Variable Message Board Trailer for the Coventry Police Department in an amount of \$5,263 to be reimbursed by the State of Rhode Island

Chief Volpe explained we have had the trailer for about four years. DOT manages the programs associated with the message boards and called in all the trailers for updates and refit of internal components. Although we do have to pay for the upgrade, we will be 100% reimbursed by the state. Because this is over \$5,000, I wanted to bring it to Council's attention.

A motion was made by Vice-President McGee seconded by Councilwoman Carlson to approve resolution. All voted Aye.

6. Discussion and resulting action on the award of a contract to RT Nunes & Sons for the paving of the upper parking lot at the Police Department Headquarters at a cost of \$18,865 in accordance with the Town of Coventry Capital Improvement Plan

Chief Volpe advised that Nunes was the low bidder on the project. Councilwoman Carlson asked why Nunes did not list as many details on their bid as the others bidders and wanted assurance that all specifications would be spelled out before the contract is signed. Manager Hoover responded that the Town Engineer will watch the project, but all bidders have to meet the required specifications in the bid package.

Councilman Laboissonniere asked if the low bidder also would remove materials and remarked that removal was spelled out on the other two bids. Manager Hoover said that Nunes will meet the same specifications as the other two bidders.

A motion was made by Vice-President McGee seconded by Councilman Jendzejec to approve resolution. All voted aye.

7. Discussion and resulting action on authorizing Mutual Aid Agreements with the Towns of Scituate and Foster, RI allowing the performance of mutual Police Department functions

Chief Volpe explained that we currently have mutual aid agreements with West Greenwich, West Warwick and East Greenwich. We now have two additional agreements with Scituate and Foster. Without the aid agreements, we have no authorization to work in other towns. In the event that we need each other, this agreement will authorize and allow that, which also includes arrest powers.

A motion was made by Councilwoman Carlson seconded by Vice-President McGee to approve mutual aid agreements. All voted Aye.

8. Discussion and resulting action on authorizing the issuance of bonds relative to the Flat River Road and Industrial Drive Sewer Improvements

A motion was made by Councilman Laboissonniere seconded by Councilwoman Carlson to take resolution off table as Attorney Grande arrived at meeting. All voted Aye.

Manager Hoover explained that this calendar year, the town has no more authorization to borrow from the Clean Water agency. Passage of this resolution will give us authorization, if we need it, after the first of the year. Attorney Grande, bond counsel, explained that if the town wants to borrow for wastewater purposes, the state has a revolving loan fund. It provides low interest loans for wastewater projects, payable only from the sewer fund, if needed.

A motion was made by Vice-President McGee seconded by Councilman Jendzejec to approve resolution. All voted Aye.

9. Discussion and resulting action on relieving the Coventry Tax Collector of collecting \$70,635.88 for specific accounts containing tangible and motor vehicle taxes outstanding from 2004 to 2012 and uncollectable motor vehicle taxes from 2001 to 2003

Tax Collector Monique Houle explained the reason for the request, as these are old collectable taxes that should be written off the books; however, if the tax payers should return and try to register a car, they will encounter a "stop" at the registry and will be required to pay off any past due amount.

A motion was made by Councilman Laboissonniere seconded by Vice-President McGee to approve request. All voted aye.

10. Discussion and resulting action on authorizing the Town of Coventry's annual contribution of \$5,000 to the Pawtuxet River Authority

A motion was made by Councilman Laboissonniere seconded by Councilman Jendzejec to approve annual contribution. All voted Aye.

11. Discussion and resulting action on the award of a contract to Peter Scotti for Summary Appraisal Report services adjacent to Central Coventry Park at a cost of \$6,500 in Fair Share Development Fees and as required by the National Park Service

Recreation Director Guy Lefebvre explained the need for the appraisal, which was based on the matter of a prior conversion of park land to other uses, in this case, a cell tower and one an access road. The town is obligated to replace any land that is converted and must provide equal value and opportunity with anything accepted in exchange for land. This appraisal will include all three parcels.

A motion was made by Councilman Jendzejec seconded by Vice-President McGee to approve resolution. All voted Aye.

12. Discussion and resulting action on the award of a contract to Crossman Engineering for a Phase 1 Environmental Assessment adjacent to Central Coventry Park at a cost of \$1,800

in Fair Share Development Fees and as required by the National Park Service

Mr. Lefebvre said this is the same type situation as the previous resolution and we need to prove to the National Park Service that this is a “clean” piece of property.

A motion was made by Councilwoman Carlson seconded by Councilman Jendzejec to approve award of contract. All voted aye.

13. Discussion and resulting action on authorizing the Town Manager to execute a grant agreement with the Rhode Island Department of Behavioral Healthcare, Developmental Disabilities and Hospitals of \$26,043 for services provided to the Coventry Substance Abuse Task Force

Motion was made by Councilwoman Carlson seconded by Vice-President McGee to approve resolution. All voted Aye.

14. Discussion and resulting action on renewal of the telephone service contract with Cox Communication, Inc.

IT Director Ed Warzycha advised Council that he is requesting an extension of the existing five year contract that we have with Cox Communications, which provides all telecommunication links between our various town buildings. We have highly reliable underground lines, the quality of service is phenomenal and I recommend renewal of this contract without interruption.

A motion was made by Vice-President McGee seconded by Councilwoman Carlson to approve resolution. All voted Aye

15. Discussion and resulting action on the construction of a Town of Coventry Dog Park

Councilman Jendzejec believes there is an important social aspect here as well as being a great project for the town, which allows the town to give back to the taxpayers. Councilman Jendzejec is requesting that the Town Council approve this resolution. The dog park association has agreed to maintain the park at no cost. Councilwoman Carlson asked what the cost is for the fencing and Manager Hoover explained that we will go through the bidding process. Nothing will be done or finalized without council approval.

Councilman Jendzejec added that dog park maintenance will be done by the association. The town's only involvement is to allow the association to use the property and put up the fencing.

Councilman Laboissonniere asked about the size of the park and what would happen if this dog park association falls apart after the town has invested money into the project. Manager Hoover responded that the park is about 270' x 120' with a division to keep the small dogs apart from the large dogs. President Cote responded that if the association fell apart, the park would have to be shut down.

A motion was made by Councilman Jendzejec seconded by Councilman McGee to approve resolution. All voted Aye.

16. Discussion and resulting action on authorizing the Town Council President to execute a Purchase and Sale Agreement for the Woodland Sewage System

Solicitor Tobin explained that we have been working hard to get the contract language correct; however, we do need to close on this sewer line by the end of the year. Vice-President McGee added that this is a win/win situation for the town.

President Cote advised that Coventry already has the financing for this through the Clean Water Financing Agency. This will also afford the town an opportunity to expand a commercial district within the town, allowing business owners a sewer they can tie into.

A motion was made by Vice-President McGee seconded by Councilman Jendzejec to approve execution of the purchase and sales agreement for Woodland Sewage system. All voted Aye.

17. Discussion and resulting action on authorizing the Town Manager to enter into an Economic Development Incentive Agreement with Sherwood Development, LLC for the development of Tiffany Village at New London Turnpike in the Town of Coventry

Mr. Steve Cardi of Sherwood Development was present. Manager Hoover gave brief overview, stating that currently the assessed value of this property is \$300,000. Sherwood Development proposes 168 dwelling units in eight buildings. Impact fees would normally be about \$7,600 per unit, but we recommend that in lieu of those impact fees, we charge \$2,500 for a one bedroom unit; \$4000.00 for two bedroom units, and \$5,500 for any three bedroom units. We ask Sherwood Development to pay \$3,500 per unit for the sewer assessment. Fifty-one units will be low-moderate housing. In addition, it is illegal to collect impact fees on low/mod housing. Currently, this property is assessed at \$300,000; once complete and built out, the value would be about \$28 million.

Manager Hoover added that this development has received full Planning Board approval. It is a similar situation to the mills, as property is being greatly improved.

President Cote remarked that when the project is complete, we will collect taxes on \$28 million. Tiffany Road is in deplorable condition, and Sherwood Development, wanting to be good neighbors, has agreed to repave curb to curb the length of Tiffany Road, which is the district I represent. It will remain one-way.

Vice-President McGee asked when construction would begin and Mr. Cardi replied probably in the spring. Councilman Laboissonniere asked about an expected occupancy date and whether it will be five years before we see any taxes. Solicitor Tobin responded that as with the mills, we won't get the full value until 2017, as part of the economic incentive to get them to go ahead with project and make it worthwhile. Mr. Cardi predicts first occupancy 18-24 months, maybe the middle of 2016. Councilman Laboissonniere was also concerned about what the impact would be on schools and Planning Director Sprague said that typically, about 5%, which would be approximately ten students.

Councilman Laboissonniere asked about how the proposed taxes would break down and Mr. Sprague estimated \$634,218 in property taxes; \$32,928 in motor vehicle taxes; \$538,000 in sewer taxes and \$376,000 in lieu of impact fees.

A motion was made by Councilwoman Carlson seconded by Vice-President McGee to approve resolution. Vote taken: Four approve; President Cote abstains.

## ORDINANCES

1. Regulations governing the use of public and private sewers and drains, private sewage disposal, the installation and connection of building sewers, and the discharge of waters and waste into the public sewer system, and providing penalties for violations thereof; in the Town of Coventry, State of Rhode Island, and Providence Plantations

A motion was made by Councilman Jendzejec seconded by Councilwoman Carlson to waive reading. All voted Aye.

A motion was made by Vice-President McGee seconded by Councilwoman Carlson for advertisement. All voted Aye

## PUBLIC COMMENT

James Sullivan, Chairman of the Republican Town Committee, commented that he did not receive written notification asking for names to be submitted for the Board of Canvassers. Manager Hoover replied that his office requested a list from Mr. Sullivan and in addition Mr. Sullivan was contacted by a member of the Board of Canvassers asking for a list. Thirty days passed and we did not receive a list. Manager Hoover believes that Mr. Sullivan needed to be "contacted"; the law does not specifically state by a letter.

Ken Jackson, Harkney Hill Road, disagrees with the town's hiring practices. He requested that job descriptions and resumes are published. In addition, there should be public comment before the public votes on issues. He also believes that the dog park is a liability.

Cindy Fagan, Phillips Hill Road, thinks a dog park is asinine and creates a liability. What if there is a dog attack? Manager Hoover told her that this would be covered by insurance policies on both sides.

Ron Gizzarelli, 50 Harrington Road thinks the public should be able to comment on any issue on the agenda. With regard to Tiffany Village, he wants to make sure Tiffany Cove is protected and is concerned about traffic safety for people who would be entering and leaving

the complex on New London Turnpike. That should be taken into consideration and maybe could be accomplished with a third lane.

Lisa Finneran, 4717 Flat River Road, thanked the Council for their help with the dog park.

Ray Budziak, 429 Fairview Ave., asked if the town will notify people before going out and cutting tall grass; President Cote responded that they will.

A motion was made by Vice-President McGee seconded by Councilwoman Carlson to adjourn meeting. All voted Aye.

---

Town Clerk