

TOWN COUNCIL MEETING
Monday, April 1, 2024
5:00 P.M.

I. ROLL CALL

A regular meeting of the Jamestown Town Council was held on April 1, 2024. Town Council Members present were as follows: Nancy A. Beye, Mary Meagher, Michael G. White, Randy White, and Erik Brine

Also, in attendance: Town Administrator Edward A. Mello, Solicitor Peter Ruggiero, Finance Director Christina Collins, Chief Jamie Campbell, Public Works Director Michael Gray, Town Planner Lisa Bryer, and Town Clerk Roberta Fagan.

II. CALL TO ORDER, PLEDGE OF ALLEGIANCE

Town Council President Beye called the meeting of the Jamestown Town Council to order at 5:04 p.m. in the Jamestown Town Hall Rosamond A. Tefft Council Chambers at 93 Narragansett Avenue and led the Pledge of Allegiance.

President Beye asked for a moment of silence in memory of retired Police Chief James Pimental.

A motion was made by Vice President Meagher with a second by Councilor M. White to convene as the Town Council Sitting as the Board of Water and Sewer. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

III. TOWN COUNCIL SITTING AS THE BOARD OF WATER AND SEWER COMMISSIONERS

- A) Unfinished Business:
 - 1) Review, Discussion and/or Action and/or Vote on the Water Supply System Management Plan-5 Year Update prepared by Pare Corporation, continued from February 20, 2024 and March 6, 2024.
 - a) Review of the draft Water District Build-out Analysis prepared by Pare Corporation.

A presentation was made by Pare Corporation representatives Jason Anderson (attached).

A motion was made by Vice President Meagher with a second by Councilor M. White to adjourn from sitting as the Board of Water And Sewer Commissioners. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

The Town Council Adjourns from sitting as the Board of Water and Sewer Commissioners

IV. OPEN FORUM

- A) Scheduled request to address: none
- B) Non-scheduled request to address

Bob Plain, 18 Calvert Place, addressed the Town Council with his concerns regarding reduced funding in the FY2024/2025 proposed budget for Affordable Housing. He made the request to the Town Council to consider increase funding to the same level as appropriated for the FY2023/2024 Budget.

V. ACKNOWLEDGEMENTS, ANNOUNCEMENTS, PRESENTATIONS, RESOLUTIONS, AND PROCLAMATIONS

A) Presentations

- 1) The Village Common of Rhode Island, a community-based nonprofit that provides practical assistance and social/cultural activities, to present to the Town Council, communities of mutual support program benefits.

Executive Director of the Village Common Caroline Dillon addressed the Town Council and gave an overview of the proposed communities of mutual support program "Village". A "Village" is a theoretical place composed of volunteers who agree to support older adults to age in their homes and community. Assistance may consist of rides to appointments, help with technology, running errands, and friendly phone calls. Membership dues are a "pay what you can" model, but income should not deter an individual from joining. Suggested dues are \$40 per month but the average for members has been in the low \$20s per month. Fees pay for insurance, bookkeeping, background checks, and back office software. The program would be complementary to what the Senior Center offers and would provide those services that are currently unavailable.

Vice President Meagher stated she is a member of the Community Outreach and Support Team (COAST), which provides medical outreach and also complements the Senior Center programs services.

Senior Service Director Molly Conlon agreed that the two programs would be beneficial and would remove barriers to providing support for Jamestown residents.

- 2) Union Studios 6 West Street conceptual plan and construction estimate(s) presentation to the Town Council.

Don Powers of Union Studios and a resident of Jamestown, made a presentation to the Town Council on the results of the initial effort to define the scope of work at the 6 West Street (Senior Center). Mr. Powers asserts the current first rough estimate has come in high. Renovation of a building typically is more expensive than constructing a new building, he stated. Prevailing wages drive construction costs.

Town Administrator Mello suggested to the Town Council to allow staff to continue collaboration with Union Studios, and report back to the Town Council at the next scheduled meeting.

VI. PUBLIC HEARINGS, LICENSES, AND PERMITS

- A) **Public Hearing:** Review, Discussion, and/or Action and/or Vote: Proposed Amendments to Chapter 66- Taxation and Finance., duly advertised in the Jamestown Press.

A motion was made by Vice President Meagher with a second by Councilor M. White to open the Public Hearing. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

Town Administrator Mello provided a summary of the proposed amendments to Chapter 66- Taxation and Finance. The recommendation would be to incrementally “smooth” the credits in, the first-year members would be funded at 50% and full implementation in 2025.

Nancy Bye, recused herself and left the dais.

Paul Walter, 108 Watson Avenue, requested that the Life Member (June 30, 2023 or earlier) tax credit be increased to \$1000 in line with new fire department members.

Ken Froberg, N. Main Road, also requested to increase the credit amount to at least \$1000.

Bob Plain, Calvert Place, questioned why tax credits are not offered to blind individuals, Peace Corp members and/or Non-profits.

Fire Chief Howie Tighe provided a historical background. Fire and EMS were merged in 2011. There are eight firefighters left as Life Members. The original abatements started in 1998 thru 2005. It only benefited members who owned property in Jamestown. It was determined to be inequitable. The credits and qualifications were redefined to incentivize volunteer members, both Jamestown residents and non-residents.

A motion was made by Councilor Brine with a second by Councilor M. White to approve the proposed amendments to Chapter 66- Taxation and Finance, with an additional amendment to the Life Member (June 30, 2023 or earlier) to \$1000, including phasing in at 50% in 2024, and look into Consumer Price Index (CPI) increases for future consideration. Vote: Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

President Beye rejoined the meeting and returned to the dais at 6:59 p.m.

A motion was made by Vice President Meagher with a second by Councilor M. White to convene as the Town Council sitting as the Alcohol Beverage Licensing Board. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

B) **Town Council Sitting as the Alcohol Beverage Licensing Board**

- 1) Pursuant to RIGL §3-7-14, the following license application has been received under said Act for a one-day license on September 8, 2024:

CLASS F (NON-PROFIT)

Jamestown Community Farm

231 East Short Road

Jamestown, RI 02835

- b) Review, Discussion, and/or Action and/or Vote for Approval of the one-

day CLASS F (NON-PROFIT) LIQUOR LICENSE

A motion was made by Vice President Meagher with a second by Councilor M. White to approve the Jamestown Community Farm One-Day Class F Liquor License scheduled for September 8, 2024 taking place at 231 East Shore Road. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

- 2) Pursuant to RIGL §3-7-14, the following license application has been received under said Act for a one-day license on April 20, 2024:

CLASS F (NON-PROFIT)

Jamestown Arts Center

18 Valley Street

Jamestown, RI 02835

- c) Review, Discussion, and/or Action and/or Vote for Approval of the one-day CLASS F (NON-PROFIT) LIQUOR LICENSE

A motion was made by Vice President Meagher with a second by Councilor M. White to approve the Jamestown Arts Center One-Day Class F Liquor License scheduled for April 20, 2024 taking place at 18 Valley Street. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

A motion was made by Vice President Meagher with a second by Councilor M. White to adjourn from sitting as the Alcohol Beverage Licensing Board. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

The Town Council adjourns from sitting as the Alcohol Beverage Licensing Board

VII. COUNCIL, ADMINISTRATOR, SOLICITOR, COMMISSION/COMMITTEE COMMENTS & REPORTS

Please Note the Following Items are Status Reports and Matters of Interest to the Council and are for Informational Purposes unless Indicated Otherwise:

- A) Town Administrator's Report: Edward A. Mello
1) December/January Storm Event update

The Federal Emergency Management Agency (FEMA) has made a determination on the three recent storm events. They did not declare Newport County to be eligible for disaster funding. As such, any expenses related to the response and repairs as a result of the storm would not be eligible for reimbursement.

Mackerel Cove Beach sustained significant damage and loss to the dunes and parking lot along with fencing. To date, the Town has spent nearly \$20,000 in material to reconstruct the parking lot area. This along with significant staff time will not be reimbursed by FEMA or the Trust. We are processing a claim with the Trust for the damaged fence with an estimate of \$10,000.

Ft Getty Pier sustained significant damage. FEMA will not cover any cost associated with the repair/ rebuild of the pier. To date, the Town has spent \$15,000 in engineering related fees. This work is not yet completed. We are processing a claim with the Trust for damage to the pier but expect this coverage to be minimal.

Future Mitigation Funding. FEMA did indicate that they would make every county eligible for any future mitigation funding. This amount is undetermined. This requires an approved Local Hazard Mitigation Plan to be in place which is currently in process.

- 2) Ft. Getty Pier additional inspections by Foth Infrastructure & Environment, LLC (Consent Agenda)

Foth engineering has not completed their damage assessment report. We have asked them to further examine the condition of the vertical piles. As previously indicated the condition of those piles is unknown. Requesting consent to execute contract with Foth engineering not to exceed \$25,000. (consent agenda) We expect a detailed report by April 15.

- 3) Eldred Avenue Phase I Site Identification Archaeological Survey (Consent Agenda)

Requesting approval to execute agreement the Public Archeological Laboratory to conduct a Phase I Site Identification Archaeological Survey of Eldred Avenue site in an amount not to exceed \$10,000. (consent agenda)

- 4) 6 West Street Union Studios conceptual plan and construction estimates presentation

Union Studios to present high-level conceptual plan and construction estimates. We have been informed that the Federal FY 24 budget will not include the Town's request for \$2.4 million for a senior center project.

- 5) Golf Course Rental and Parking Proposal (Consent Agenda)

Following recent discussions with Joe Mistowski, we were able to develop a solution that would allow parking for as many as twenty-five vehicles while the second-floor space is being occupied (rented). This will require additional staff. We are seeking approval from the Town Council to include this additional fee in the revised rental agreement. (consent agenda)

VIII. UNFINISHED BUSINESS

- A) Review, Discussion and/or Action and/or Vote: No additional items.

IX. NEW BUSINESS

- A) Review, Discussion and possible action on the FY2024-2025: Town Administrator's Proposed Budget; Possible action to adopt and recommend proposed FY2024-2025 Town Budget of \$29,610,711 for consideration at the Annual Financial Town Meeting on June 3, 2024:
 - 1) Town Administrator's Proposed Town General Fund Budget of \$13,108,257 and the Town Administrator's Proposed School Budget of \$16,502,454

Discussion ensued.

A motion was made by Vice President Meagher with a second by Councilor M. White to approve the adoption of and to recommend the proposed FY2024-2025 Town Budget of \$29,610,711 for consideration at the Annual Financial Town Meeting on June 3, 2024. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

X. ORDINANCES, APPOINTMENTS, VACANCIES, AND EXPIRING TERMS

President Beye recused herself from agenda item A) and left the dais at 7:13 p.m.

A) Appointments, Vacancies, and Expiring Terms; Review, Discussion, and/or Action and/or Vote:

- 1) Review, Discussion, and/or Action and/or Vote: Appointment of President Beye as the Town of Jamestown liaison to the Elections Training and Advisory Committee.

A motion was made by Vice President Meagher with a second by Councilor M. White to approve the appointment of President Beye as the Town of Jamestown liaison to the Elections Training and Advisory Committee. Vote: Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

President Beye rejoined the meeting and returned to the dais at 7:14 p.m.

- 2) Jamestown 250th Commission, Five to Seven (5-7) member vacancy, for a term ending December 1, 2027, duly advertised in the February 15th and 22nd editions of the Jamestown Press:
 - a) Interested Applicant(s)
 - i) Kevin McLaughlin
 - Application received March 25, 2024.
 - Interview to be scheduled and/or vote.

Town Clerk Roberta Fagan was instructed to schedule an interview for Kevin McLaughlin.

- 3) Tick Task Force Ad hoc Committee, Five to Seven (5-7) member vacancy, for an unspecified term, March 14th and 21st editions of the Jamestown Press:
 - a) Interested Applicant(s)
 - ii) Laura Goldstein
 - Application received March 7, 2024.
 - Interview to be scheduled and/or vote.
 - iii) Bernard Maceroni
 - Application received March 22, 2024.
 - Interview to be scheduled and/or vote.

A motion was made by Vice President Meagher with a second by Councilor M. White to appoint Laura Goldstein to the Tick Task Force Ad hoc Committee and to schedule an interview with Bernard Maceroni. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

XI. CONSENT AGENDA

- A) Minutes of Boards/Commissions/Committees
 - 1) Affordable Housing (December 13, 2023)
 - 2) Affordable Housing (February 26, 2024)
 - 3) Planning Commission (March 6, 2024)
 - 4) Zoning Board of Review (February 27, 2024)

- B) At the recommendation of Town Administrator Mello approval of the addendum agreement between the Town of Jamestown and Foth Infrastructure & Environment, LLC for Scope of Services as described in Phase 2- Additional Inspections at Ft. Getty Pier in an amount not to exceed \$25,000.
- C) At the recommendation of Town Administrator Mello approval of the agreement between the Town of Jamestown and Public Archeological Laboratory to conduct a Phase I Site Identification Archaeological Survey of Eldred Avenue site for an amount not to exceed \$10,000.
- D) At the recommendation of Parks and Recreation Director DeFalco approval of the amended Jamestown Golf Course Clubhouse Function Room agreement.
 - 1) Memorandum from Parks and Recreation Director DeFalco to the Town Council regarding the Golf Course Clubhouse Parking Proposal and updated Function Room agreement.
- E) Ratification of the Administratively approved Short-Term Rental application for the period of January 1, 2024 through December 31, 2024:
 - 1) Andrew Huntley-Robertson, STR-25, 74 Green Lane
 - 2) Josephine Brak, STR-119, 27 Brook Street
 - 3) Gina Fagan, STR-79, 59 Buoy Street
 - 4) Greg Vanasse, STR-98, 41 Top O'The Mark Drive
 - 5) Marcia Sallum, STR-80, 7 High Street
 - 6) Numi Mitchell, STR-71, 70 Southwest Avenue
 - 7) Daniel Rubino, STR-112, 32 Prudence Road
- F) One-Day Event/Entertainment License Applications: All One-Day Event/Entertainment license application approvals are subject to any COVID-19 protocols in effect at the time of the event:
 - 1) Applicant: Jamestown Community Farm (JCF)
Event: JCF Farm-To-Table Dinner
Date: September 8, 2024
Location: 231 East Shore Road
 - 2) Applicant: Jamestown Arts Center (JAC)
Event: JAC Talk: Second Time Around & Fabric of Art History
Date: April 11, 2024
Location: 18 Valley Street
 - 3) Applicant: Jamestown Arts Center (JAC)
Event: JAC OutLoud: Poetry Reading
Date: April 20, 2024
Location: 18 Valley Street
 - 4) Applicant: Jamestown Arts Center (JAC)
Event: JAC Talk: Second Time Around & Fabric of Art History
Date: April 11, 2024
Location: 18 Valley Street

Vice President Meagher read aloud each Short-Term Rental host application name and address, asking those in attendance for any objections or comments to be known.

A motion was made by Vice President Meagher with a second by Councilor M. White to approve the Short-Term Rental applications for licensing as listed on the Consent Agenda. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor R. White, Aye; and Councilor M. White, Aye.

A motion was made by Vice President Meagher with a second by Councilor M. White to accept the Consent Agenda. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor M. White, Aye; Councilor R. White, Aye; and Councilor Brine, Aye.

Communications were acknowledged

XII. COMMUNICATIONS, PETITIONS, AND PROCLAMATIONS AND RESOLUTIONS FROM OTHER RHODE ISLAND CITIES AND TOWNS

A) Communications Received:

- 1) Copy of letter to: ~~Town Council~~
 From: ~~Tyrone C. Sutton~~
 Dated: ~~February 20, 2024~~
 Re: ~~Village Hearth Letter of Endorsement~~
- 2) Copy of letter to: ~~Town Council~~
 From: ~~Doriana Carella and Andrea Colognese~~
 Dated: ~~March 7, 2024~~
 Re: ~~35 Gondola Avenue Short Term Rental Application~~

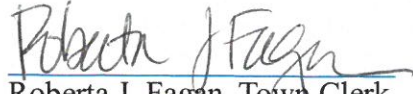
B) Communications and Resolutions from other Rhode Island Cities and Towns:

- 1) Town of Tiverton, Resolution 2024-0004, In Support of Fully Funding State Aid To Libraries To The Full Twenty-Five (25%) Percent Level.
- 2) Town of Warren, A Resolution in Opposition H7983 – An Act To Create An Office of the State Building Commissioners
- 3) Town of Charlestown, A Resolution Supporting House Bill 2024-H74562, Relating to Amendments To the Energy Facility Siting Act.
- 4) Town of Charlestown, A Resolution in Support of House Bill 2024-H7688, An Act Relating to State Affairs and Government Tourism and Development.
- 5) North Smithfield School Committee Resolution, Funding Formula.
- 6) North Smithfield School Committee Resolution, Healthy School Meals for All/Universal Free School Meals.

XIII. ADJOURNMENT

A motion was made by Vice President Meagher with a second by Councilor M. White to adjourn at 7:15 p.m. Vote: President Beye, Aye; Vice President Meagher, Aye; Councilor Brine, Aye; Councilor M. White, Aye; and Councilor R. White, Aye.

Attest:


Roberta J. Fagan, Town Clerk