

**PARKING AUTHORITY OF THE CITY OF LANCASTER
MINUTES**

For the Regular Board Meeting held

November 8, 2007

The Parking Authority of the City of Lancaster held its regularly scheduled meeting on Thursday, November 8, 2007 in the Authority Office at 111 North Prince Street, Lancaster, PA.

Members present were: Mark Vergenes, Chairman; Chip Kirchner, and Lisa Riggs, Assistant Secretary/Treasurer.

Also present were: Thomas Matthews, Executive Director; Grant Hummer, ELA Group, Inc.; John Kenneff, Goodman & Kenneff; and Mary Dougherty, Financial Manager.

Absent were: Dino Mandros, Treasurer, and Cindy Stewart, Secretary

The Lancaster Parking Authority Board Meeting was called to order at 4:29 P.M. by Mr. Vergenes, Chairman.

The minutes from October 11, 2007 were approved without objections. Motion by Mr. Kirchner and seconded by Ms. Riggs.

Public Comments

- There were no public comments.

Reports of Committees

Personnel, Wage & Salary Committee

- The Committee had no report.

Finance Committee

- The Committee had no report.

Marketing Committee

- Ms. Riggs reported to the board that the presentations for the rate increase went well. Two public meetings were held, the one Ms. Riggs attend, no attendance. The meeting Mr. Matthews attend, 3 people present.
- Ms. Riggs and Mr. Matthews sent request to update grant proposal to change from mural to fiber optic lights on helix located at the Prince Street Garage. Also, Mr. Matthews reported that there is a lot of excitement about the fiber optic lights. He has heard a lot of positive response.

Facilities & Security Committee

- Mr. Matthews reported that on Friday, November 2, 2007, a person attempted to jump from the Prince Street Garage. The person was talked down from the ledge.
- Mr. Matthews reported that Bill Anaskis is working at the King Street Garage lower level. Mr. Anaskis is taking great precautions to help monthly parkers with keeping the dust off of their cars. He did an excellent job at sealing the helix at the Prince Street Garage.
- Carl Walker is caulking the joints at all of the garages. The work is to be completed by mid-December.

Other Business Items

Executive Director's Report

- Mr. Matthews reported that the new King Street Garage is within budget, but the electrical bid was higher than budgeted. The discount on the land in the amount of \$140,000.00 helped offset the overage. There is \$864,000 remaining in the construction. The balance will com from contingency.
- Mr. Matthews reported that ELK Environmental removed contaminated soil and the soil was sent to Detroit, Michigan to be cleaned and put in a land fill. At this point we do not know the total cost of this process. Mr. Matthews stated that he is working with three environmentalists: EHC Environmental, ELK Environmental and Eric Slavin, Earth Resources Associates, Inc., who periodically performs work for the DEP and has a good relationship with the department. He is preparing a safety plan for when the caissons are drilled. Will need to install monitoring wells to measure any contaminates in the water.

- Mr. Matthews also reported the bids for the new garage were opened today before the meeting. The General Contractor bids were:

Triple H:	\$2.8 million	Wickersham:	\$3.4 million
Wolsen:	\$3.1 million	Warfel:	\$3.2 million

The Plumbing bids were:

TMI:	\$278,000	Leo Cobb:	\$342,000
Tomko:	\$353,000	SAS	\$341,000
CMC:	\$394,000		

The Mechanical bids were:

Frey Lutz	\$21,250	TMI	\$22,150
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The Electrical bids were:

R. S. Reidenbaugh	\$844,000	SAS	\$685,000
Garden Spot	\$744,000		

Mr. Matthews stated that the electrical bids came in well over the budgeted \$500,000.

References will be checked on TMI and SAS. Friday, November 16, 2007, at 3 pm was set for special meeting to approve motion to accept bids.

- Mr. Matthews, Mr. Vergenes, Mr. Hummer and Mr. Hartley had a meeting with Reynolds Construction to discuss Vine Street ramp repairs as a result of the removal of the ramp.
- Mr. Matthews had a meeting with Mr. Josh Novak from the Lancaster Co. Convention Center on parking rates. Ms. Riggs suggested a follow-up call with Mr. Josh Novak that the concern of the board is that other special events are charged \$3.00/per transaction and this should be the rate for the Convention Center. The Board was in favor of instituting the \$3.00 event rate for the Convention Center trade shows at this time.

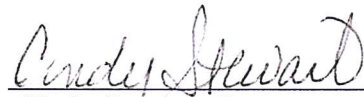
Miscellaneous Business

A motion was made by Mr. Vergenes to adjourn the Public Board meeting at 5:25 PM to go into Executive Session to discuss the purchase of real estate matters.

Motions:

The Board reconvened at 5:35 PM. Ms. Riggs informed the board that the RFP for museum parking garage has been made public. The Lancaster Parking Authority will operate this new garage. A motion was made to adjourn by Ms. Riggs and seconded by Mr. Kirchner.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Cindy Stewart", is written over a horizontal line.

Cindy Stewart, Secretary