



MEMORANDUM

To: Hartford Parking Authority Commissioners

From: William R. Breetz, Committee Chair
Mark K. McGovern, Chief Executive Officer

Re: Property Management Report/Minutes

Date: November 9, 2012

The Property Management Committee met on October 23th. Committee Chair Bill Breetz, Brian Yeakel, Carey Redd and Mark McGovern were in attendance. The following was discussed:

Church Street Garage

- Restoration Project: Phase 3 and 4 are to begin demolition the week of 11/2. Miscellaneous crack chasing is happening on levels 3-4. Construction remains to be completed January 30, 2013 and is still within budget. Change orders are being processed, as needed, within authorized amounts.
- Natural Gas Conversion: HPA reached out to Connecticut Natural Gas regarding the feasibility and available incentives for transitioning from oil to gas at the facility. There is potential and the opportunity will be pursued.

Morgan Street Garage

- The State is still evaluating nearby real estate for office operations that could impact MSG.

MAT Garage

- The RFR for the repairs needed at the MAT stair towers is into Corp Counsel for review. Release is scheduled for 10/26.

M & T Lot

- Staff continues to work with the Development Services Department regarding the future use of the lot. They are considering a RFP for parking operations for multiple city owned lots in the Downtown North area in advance of redevelopment.

Green Initiatives

- MSG Solar Power – A straw poll will be conducted to seek approval to join the Connecticut Conference of Municipalities and execute a participation agreement in order to utilize their solar program to determine the financial feasibility of a solar installation on the Morgan Street Garage rooftop. If approved, ratification will be sought at the November board meeting.*

Planned Activities

- Development Services is currently reviewing the draft ordinance that would transfer the oversight of city owned surface lots to the HPA from Licenses and Inspections.
- The Conditions Assessments, prepared by Desman and Associates, is due to the HPA the end of October.

*On 10/23 an email was sent to all commissioners seeking approval to execute the above reference participation agreement and five yeas were received on the same day.