

**Vaughan Mall Blue Ribbon Committee**  
**Meeting Notes**  
**August 13, 2019**

**Members Present:** Doug Roberts, City Councilor; Nancy Pearson, City Councilor; Ned Reynolds, City Councilor; Sam Winebaum; Bryan Murphy; Ellen Fineberg

**Excused:** Peter Vandermark

**Staff:** Nancy Carmer, Economic Development Manager; Jacob Levenson, Solid Waste Sustainability Coordinator

Roll call – all members were present except Peter Vandermark.

Review/acceptance of July 12, 2019 meeting notes

On a motion by City Councilor Nancy Pearson, seconded by Ellen Fineberg, the draft meeting notes of July 12, 2019 were unanimously approved.

Discussion of impacts of Fleet St. Roadway Reconstruction Engineering Project on Vaughan Mall infrastructure

City Engineer Terry Desmarais and City Arborist Corin Hallowell presented an overview of the Fleet St. Roadway Reconstruction project. Mr. Desmarais distributed a map which portrayed the downtown project boundaries. This area was identified for sewer separation as part of the City's Long Term Control Plan to minimize combined sewer overflows and is required to be completed through a Supplemental Compliance Plan and the City's Consent Decree with the Environmental Protection Agency by October 2023. The City intends to incorporate full utility and roadway reconstruction as part of the project. The scope of work for the project involves developing the sizing and alignment for sewer separation in the combined sewer area with consideration/design for other utilities and streetscape improvements.

Previous work in the Mall has shown that the sewer beneath the Mall is made of un-reinforced concrete that is collapsing. Remedying this condition will require excavating well below the surface. He noted that complicated stormwater management features in the Vaughan Mall such as flat roofs and the web-like network of utilities below the surface will be a challenge.

The City received six proposals for the work and hopes to have a signed contract within the next 1.5 months with the initial survey work completed before winter. In response to questions about the feasibility of installing temporary rain gardens that require shallow removal of concrete, Mr. Desmarais cautioned that such features are more complicated than they appear because they involve complex stormwater capture designs and he discouraged such features in the short term. Instead he suggests modular elements.

City Arborist Hallowell described the existing Locust trees in Vaughan Mall as some of the oldest and largest trees in the City's downtown and therefore require special care. He also spoke about the need to remove the lighting that currently exists in the trees and perhaps come up with an alternate light feature such as the new lights in the trees at the entrance to Ceres St. His suggestion is to improve and embellish the landscaping that exists there now. Other potential elements discussed include tree benches, 3D sidewalk art and the reviving the sculpture in the tree bed at the Congress Street entrance to the Mall.

Discussion of project statement for short-term project

Ms. Fineberg distributed an edited version of the statement for discussion at the next committee meeting. A brief discussion ensued about mechanisms for implementing the suggested improvements including soliciting individual quotes for each element and installing them piecemeal or a RFQ/RFP process. Mr. Murphy advocated for procuring limited professional design services from a landscape architect to develop

a simple plan that includes the short term improvements discussed. He believes this would be a good investment of resources to get a thoughtful design with real impact. These options will be further discussed following a site walk scheduled for the next committee meeting.

Next meeting – September 20, 2019 at 8 AM at Vaughan Mall for a site walk and discussion of options.

Adjournment – A motion to adjourn was made by City Councilor Pearson, seconded by Sam Winebaum. The motion carried unanimously. The meeting ended at 9:20 AM.