

Master Plan Steering Committee

Monday, May 15, 2023

1pm-2pm

Rye Town Hall

***Members Present:* Chair Rob Wright, Rob Patten, Kathryn Garcia, Joe Persechino, Ann Fox, Howie Lazeroich, Gregg Mikolaities and ad-hoc member Pat Losik.**

***Also Present:* Planning Administrator Kim Reed**

[Stream Video - Town Hall Streams](#)

Call to Order

Chair Wright calls the meeting to order, pledge of allegiance and says that we are not going with a numbering, and we will have a discussion of the two proposals for Build Out and two proposals for the Master Plan and go around and have each give their analysis.

Gregg starts by saying that LIBRA he does not know a lot about them they appear to be a start up, most of their work in RI, went on their website and google them but did not find a lot. FB Environmental has been around they have a Dover and Portland Office. They do a lot of work for the town, a consultant in good standing. Favor FB know entity, local and one concern with LIBRA know process of startup.

Rob Patten, echo some of what Gregg said, feel same way about FB they are known entity and know their work in town. Favor FB over LIBRA for build out.

Ann agrees, FB proposal was clear, good examples and she unsure LIBRA that one biologist if he was doing the work, not clear whereas FB had good experience and staff. Concern if only one person doing research.

Chair Wright agrees with FB having been able to look at the work they have done, NRI and their location, whereas LIBRA impressive CV's these were economically par, select FB.

Kathryn agreed with everything said and follow up with what Ann said that FB had so much more staff and bring to breath and depth the work they could do and have done. Concerning LIBRA staff only 4 and the academic, The Biologist that he was collecting data and his experience academia is wonderful but concern work for us.

Joe definitely FB Environmental for him, they have detailed well thought out proposal and staff and work in Rye NH. Unclear LIBRA work. Go with FB.

Pat feels same as rest that FB Environmental is strong. Like pull in resources with Resilience, help Master Plan Steering Committee with BOA the strategic steps for the alternatives. They are using Robert Pryne from RPC. Mapping best place.

Howie look at separate build out from master plan look out 10,000 feet, observation build out and design, FB history with town and local work. They have 8 people on their team whereas LIBRA had 4. Lead time extra time, more diligent. Go with FB.

Gregg questions price. Recognize price but based on qualifications.

Discussion on the price. FB right on task with the 23K as per the RFP and the request to the budget was 22K the additional 1K will come out of the Planning Board consulting budget.

Motion by Joe to make a recommendation to the Planning Board to approve FB Environmental Associates for the Build Out analysis based on their strong proposal and qualifications, we acknowledge the price is more than the other consultant for similar product, we feel based on the qualifications they are our choice for the Build Out Analysis. Second by Ann. All in favor. Unanimous.

The Master Plan same protocol.

Howie believes Resilience has a lot of things going for them, again they did Hampton, Bar Harbor and Wells; outline indicates how much experience they have and love they were looking for public outreach, that is very important and gave us hints how to do that. They gave him comfort lead time and their chart when it would be accomplished and feel very comfortable with their relationship with RPC, they seem to dot all the I's and cross all the t's. I would be in favor of Resilience.

Chair Wright says this is a three (3) member consortium that we are responding to. (Resilience, FB and RPC)

Gregg favors the consortium based on their experience. Their references were fantastic and agree with Howie, similar projects in similar seasonal communities, it was by far the qualifications overwhelmed LIBRA. LIBRA, I saw one master plan in there.

Rob Patten felt both proposals had a lot of effort put into them, well thought out but a couple things one is past performances is always best in favor for future success. I felt Resilience had more relevant projects although LIBRA had a nice project in Newport. I felt work Resilience much more relevant and closer to home. Secondly, re-read several times that LIBRA only once said Thematic whereas it was more stated in Resilience.

Ann re-read LIBRA's three (3) times, liked their projects, loved that there was an architect, thought really important they added something to our draft vision statement which I thought was a huge value their suggest mentioning guidance for coastal development and character. That I thought was important to consider. They had more architect suggestions. Their projects won awards for those reasons. Love that. Looked for more information on specific Master Plan update experience and did not find any and for that reason Resilience more qualified, their proposal, did not have to search. They gave examples. Love they pull in children, older and felt like they had more specific experience in addition to a very experienced staff.

Chair Wright also appreciated the fact that at LIBRA a good deal of educational background in some things that would transcend the brick and mortar, mapping, etc. add a layer of refinement, things beyond consideration. I liked their background. That said, really like so many people in the consortium group who have backgrounds in hydrology and ecology, physical sciences. When layer on the fact that Resilience has produced, as Rob said a product for us a product widely appreciated. They are my hands down favorite. I Thought the synergy of those three firms together are superior, where one may have a gap the other may pick up.

Kathryn will also go with Resilience and would like to piggyback on what Ann had to say, in terms of public outreach they reach out to populations sometimes excluded from these municipal planning projects and that to me, outreach is most important. Impressed with that piece.

Joe hands down Resilience and the consortium. I like their approach and experience; they clearly have a record of success. As Gregg mentioned, small acknowledgment in there that printing is not included in the final budget and LIBRA included a small budget for printing. Think we discussed this.

Chair Wright there is some funding for printing matter.

Ms. Reed said in the CIP she put in for 40K in 2024 for printing.

Joe regardless of price, hands down for him, Resilience.

Pat, states that Resilience, FB and RPC got this engagement relevant to her through the length longer 18 months whereas LIBRA 10 and it is another 40% in hours where LIBRA is committing around 650. Professionals coming to us from 3 firms understand the scope. They repeated the history of coming in on time and on budget. Noted in LIBRA space where they let us know various points for a various fee they would work with the Master Plan Committee, that gave her concern. She liked the fact that they are committed to a visually engaging master plan.

Ms. Reed was very similar and also highlighted LIBRA additional fees. I am impressed with LIBRA. I like the team approach Resilience and they mention they will be pulling in from the Build Out and pulling in the Housing Needs Assessment, they are right on what Rye is already doing and pulling it all together. I also picked up the 18months versus the 16-month engagement and liked how Resilience buy-in on the monthly meetings. Agree wholeheartedly consortium, going with Resilience.

Ms. Reed stated Kara Campbell could not join the group, she filled out her matrix ahead of time and a copy is available for each committee member and also the references for all the firms are also available.

Kathryn makes a motion to recommend to the Planning Board, Resilience Planning & Design for the update to the Master Plan based on qualifications and seconded by Rob Patten. All in favor.

Next Meeting. June 6, 2023, at 1pm. Since July 4th falls on the first Tuesday the July meeting will be July 11, 2023 at 1pm.

Chair Wright, assuming the Planning Board accepts the recommendations.

Ms. Reed asked Janice to put on the Select Board May 22, 2023 Agenda to accept the recommendations for the Master Plan and Build Out.

Chair Wright wants to drive the bus and discussion keep first Tuesday of the month at 1pm.

Pat Losik talks about the NHHOP grants, Phase I, Phase II and Phase III.

Talk to the Consultants about their first meetings.

Kathryn talks about resident fatigue about surveys with all these projects coming together.

Motion to Adjourn.

Adjourn

Respectfully Submitted,
Kimberly Reed