

February 3, 2004

A meeting of the Board was held on Tuesday Evening, February 3, 2004 in the Trustees Room of the Old Town Hall.

Present Messrs. Gambacorta, DeAscanis, Quillen, Appleby, Koczak, Wilson, Indellini, Peden, Toner, Viola and Ms. Banks (11) and Andrew P. Taylor, Esq.

The meeting began with a moment of silence.

No additions were made to the calendar.

The minutes of the previous meeting were approved.

The Treasurers report was approved as submitted.

PROPERTY DEVELOPMENT COMMITTEE REPORT: Mr. Indellini reporting.

Centerpoint—Hangar Property:

At the P.D.C. meeting, a Mr. Ken Freemark, President of Delaware Architecture Foundation spoke to the committee regarding the hangar and related property.

Mr. Freemark presented a lengthy report on CAP and is of the opinion that parcel #4 become a part of this discussion.

The committee having heard the report, made a motion to put a hold on parcels # 3 and 4 until May 1, 2004.

PDC are in hope to have a report prior to the May 1st date giving time before the meeting to consider what this Foundation has been able to put together.

Mr. Indellini will contact Mr. P. Gerald White, informing him of the hold on parcel #4.

Ferry Cut-off Property:

PDC has not received any word from Hospice, however, Mr. Taylor has been in contact with their lawyer and reports that they were interested but that the rent would be more than they can afford.

Mr. Indellini reported that he had received an inquiry from a realtor regarding a medical group interested in the property.

Washington Greene: (Good Will Fire Co.)

Mr. Indellini and Mr. Koczak reported that they have been unsuccessful in holding a meeting with the Fire Company, President and Board of Directors, all that the Board has is the request signed by Fire Chief Majewski for the Washington Greene site.

The Board requested the Secretary to write a letter requesting a letter of intent signed by the President and Board of Directors to be received by March 1, 2004. A copy of the proposed lease will be included with the letter.

If letter of intent is not received, the Board will actively pursue the leasing of this parcel.

Basin Road Parcel:

PDC having talked with "Brightfields" at the committee meeting, and awaiting a reply.
Mr. Taylor will follow up with a letter.

326 Associates:

A letter has been sent to Mr. Richard Stat advising him of the trash complaint.

Penn Farm:

A very involved discussion took place on the lease with the Quigley's

The name of David Quigley has been removed from the lease.

The Board approved leaving the rent as is for the 5 years and if there is a profitable year, to ask for tax return and adjust the rent accordingly.

Other:

Officers of the Board were authorized to sign a non-disturbance agreement for 326.

OUTREACH COMMITTEE:

No report.

PROPERTY MAINTENANCE COMMITTEE REPORT: Mr DeAscanis reporting.

The front doors at the Public Library need to be replaced.

Committee will look into painting at the Library. .

FINANCE COMMITTEE REPORT: Mr. Peden reporting.

Mr. Peden reported on the recent Finance Meeting with PNC and Wilmington Trust.

The proposed budget for April 2004 through March 2005 was presented and will be voted on at the March meeting.

The police station payments to begin March 1st.

NOMINATING COMMITTEE REPORT: Mr. Peden reporting.

The proposed officers and committee assignments were presented and to be voted on at the March 2004 meeting.

LIBRARY COMMITTEE:

OPEN SPACE COMMITTEE:

BY-LAW COMMITTEE:

No Reports:

BATTERY PARK COMMITTEE REPORT: Ms. Banks reporting.

Awaiting a price on a new slide.

FIRE STATION COMMITTEE REPORT: Mr. Koczak reporting.

Waiting on a meeting date.
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February 3, 2004

There being no further business, the meeting was adjourned.

M. Anita Banks, Secretary.

May 4, 2004

The meeting of the Board was held on Tuesday Evening, May 4, 2004 in the Trustees Room of the Old Town Hall.

Present Messrs. DeAscanis, Quillen, Appleby, Koczak, Gordon, Wilson, Indellini, Lane, Peden, Toner, Viola and Ms. Banks (12) and Andrew P. Taylor, Esquire.

Due to Mr. Gambacorta being out of town, Mr. Toner chaired the meeting.

Visitors at this meeting were: Councilman Joseph DiAngelo, Mr. John DiMondi, General Francis Ianni and Mr. Kenneth Freemark.

The meeting opened with a moment of silence.

Mr. Toner then acknowledged Mr. DiMondi, who had written a letter to the Board.
SEE EXHIBIT 'A'

Since no one of the Board had a question on the letter, Mr. DiMondi did not wish to speak.

Mr. Toner then acknowledged Councilman DiAngelo who commented on there not being a formal request for funds from the City.

Mr. DiAngelo did comment on the letter seeking funds for the wharf railing. The matter was tabled until word is received from a new insurance carrier for the City.

General Ianni and Mr. Kenneth Freemark were acknowledged. All of the Board had received the report booklet prepared by "Friends of Bellanca", which was to be received at the May meeting.

A motion was made and passed that the application for demolition of the hangar , applied for in January 2003, be withdrawn.

A discussion was held on proposed standard lease with "Friends of Bellanca" so that they could go ahead with plans which are laid out in the report.

"Friends of Bellanca" are applying for non-profit status, be it understood that if the project should fail, everything would revert back to the Trustees.

The business meeting was then called to order.

There were no changes on the monthly calendar.

The minutes of the previous meeting were approved.

The Treasurers report was accepted as submitted.

PROPERTY DEVELOPMENT COMMITTEE REPORT: Mr. Indellini reporting.

“Hangar Property”:

Motion made and approved to continue dialogue through the summer with “Friends of Bellanca” for the terms of a lease.

Ferry Cut-Off Property:

Information has been received from VanDemark & Lynch regarding entrance location. It appears that the entrance would have to go closer to the Bank with a turn lane , getting it away from the Sixth & Chestnut Street intersection. Traffic study to be done by VanDemark and Lynch.

Continue to proceed with a lease with Dr. Kamar T. Adeleke.

Third Street—Vic. Sailing Club:

A very involved discussion took place over this piece of property. Mr. Shoemaker of Brosius-Eliason is refusing to pay for any survey.

It is now suggested that the Trust, the City and Brosius-Eliason all go over the plans in an attempt to finalize the problem to the satisfaction of all.

Bright Fields—Basin Road Property:

We are still talking with BrightFields (Ms. Young) on the Basin Road property. Trying to work out if the Trust leases the land and builds the building or if we lease the land and they build the building.

326 Associates:

Mr. Stat has been in touch regarding the re-design of the parking lot at the Farmers Market and cleaning up the entrance area off of Route 273.

Penn Farm—(Quigley's)

Mr. Taylor reported that David Quigley's name has been removed from the lease.

The Quigley's still have not signed the lease, it being held up on the repairs, maintenance issues. The Board has agreed to replace the roof on the house but still needs to gain entrance into the house to see what other major repairs are needed.

Any arrangements made on repairs would be for the remaining time on the current lease.

OUTREACH COMMITTEE:

No report.

PROPERTY MAINTENANCE COMMITTEE REPORT: Mr. Gordon reporting.

The maintenance committee is ready to go ahead with the roof at the Penn Farm house.

FINANCE COMMITTEE REPORT: Mr. Peden reporting.

The Finance Committee had their meeting with the Banks on April 28th and they expect a raise in the prime rate, a 4% growth over the year and our investments are back to the 1999 level.

LIBRARY COMMITTEE REPORT: Mr. Viola reporting.

Mr. Viola read the letter presented to Ms. Sally Brown for her 19 years of service to the community on Sunday, May 2nd at the reception held in the Library.

SEE EXHIBIT 'B'

The reception was attended by about 60 people and paid for by the Trust.

OPEN SPACE COMMITTEE:

No report.

BY-LAWS COMMITTEE:

No report.

BUILDING RESTORATION COMMITTEE REPORT: Mr. Lane reporting.

Restoration work at the Old Library is finished except for some lighting. It however, will be ready for the opening of the exhibit on May 14th "Remembering Bellanca", presented by "Friends of Bellanca" and the New Castle Historical Society.

BATTERY PARK COMMITTEE REPORT: Ms. Banks reporting.

The safety "ground cover" has been expanded around the playground equipment.

GOOD WILL FIRE STATION:

No report.

COMMUNICATIONS:

Letter received from the University of Delaware inviting a Trustee to participate in a workshop, Tuesday May 18th in Munroe Hall. Subject to be "Archaeological Preservation".

Mr. Appleby, having just recently met with Fulbright Scholars, volunteered to participate in this workshop.

A letter from City Administrator Robert W. Martin on the possibility of re-locating the Buttonwood Park from its current location to the area adjacent to the Old Buttonwood School.

Mr. Taylor will communicate with the City's attorney, reminding him that we are in litigation over the Buttonwood School property.

SEE EXHIBIT 'C'

ELECTION COMMITTEE:

Since Mr. Koczak 12 year term is up on May 9th 2004, and does not wish to seek re-election, the Election Committee proposes an election be held on June 19th, 2004.

SEE EXHIBIT 'D'

After some discussion, the Board declared a vacancy on the Board and authorized the Committee to go forward with an election.

OTHER NOTES:

It was noted that Mr. Koczak retired from the U. S. Post Office this past week and will be missed by the many people he served. The Board applauded his retirement.

Mr. Koczak was congratulated on his 12 years of service on the Board.

Mr. Koczak in turn thanked all of the Board members for their help and spoke of how he enjoyed the 12 years.

Being no further business, the meeting was adjourned to an executive session to discuss the Buttonwood litigation.

M. ANITA BANKS, SECRETARY.

EXECUTIVE SESSION

UPDATE ON BUTTONWOOD SUIT

Mr. Taylor spoke to the Board regarding the status of the Buttonwood Suit in Court of Chancery, and suggested setting up a mediation session with another mediator, possibly a retired vice-chancellor to advise us if depositions are needed.

Mr. Taylor has already submitted the interrogatories for the Civic Association to answer.

MEETING RESUMED:

The Board approved the outline given by Mr. Taylor and voted to follow his advise.

If Trustees are needed to answer in Court, Messrs. Appleby, Gambacorta, Indellini and Viola would represent the Board.

THERE BEING NO FURTHER BUSINESS, THE MEETING ADJOURNED.

M. ANITA BANKS, SECRETARY.

June 1, 2004

The meeting of the Board was held on Tuesday Evening, June 1, 2004 in the Trustees Room of the Old Town Hall.

Present, Messrs: Gambacorta, DeAscanis, Quillen, Appleby, Gordon, Wilson, Indellini, Lane, Peden, Toner, Viola and Ms. Banks (12).

Visitor at this meeting was Ms. Susan K. McLaughlin.

The meeting opened with a moment of silence.

There were no additions to the monthly calendar.

The minutes of the previous meeting were corrected to reflect that the motion made and passed to withdraw the demolition application for the Old Hangar was made after the meeting was called to order.

The Treasurers report was accepted as submitted.

PROPERTY DEVELOPMENT COMMITTEE REPORT: Mr. Indellini reporting.

Getty Lease:

A "Dunkin Donut Sign" has appeared at the corner of Routes 141 and 273.

Mr. Indellini reported that he had spoken to the manager of the Getty station and he explained that they were only adding a counter to sell coffee and donuts brought in. TNCC is awaiting official word from Getty's attorney as to what they are actually doing.

Ferry Cut-off:

Awaiting mylars from VanDemark & Lynch so they can be presented to planning commission asking for a sub-division.

West Third Street—(Sailing Club):

A discussion took place once again regarding this property and since Brosius-Eliason refuses to absorb any costs, Mr. Indellini was authorized to contact the City Solicitor and work toward a solution without calling a special meeting during the summer.

Brightfields:

A temporary hold has been put on any negotiations for the Basin Road piece of property.

326 Associates:

We have been forwarded copies of a “ground lessor estoppel and agreement” regarding a pending financial transaction of 326 Associates.

This agreement was approved, but signatures withheld until the entrance way at Trader Lane and Route 273 is cleaned up. The mounds of dirt and old tires have been there now for several years.

OUTREACH COMMITTEE:

No report.

PROPERTY MAINTENANCE COMMITTEE REPORT: Mr. Gordon reporting.

New Castle Public Library:

New roof estimate from Francis Pollinger and Son has been received. \$80,000.00 is in the 2004-05 budget. Cost not to exceed \$95,000.00.

Good Will Fire House:

Bid has been received from “Three Little Builders” for the roof overhang over the outside stairs. Work to begin in Mid-June.

Penn Farm:

The lease has now been signed by Joseph & Elaine Quigley and Board will proceed with the new roof. Accepted quote from Francis Pollinger & Son, Inc.

FINANCE COMMITTEE REPORT: Mr. Peden reporting.

Mr. Peden reported that due to the increased checking account balance, a money market account may be opened at Wilmington Trust Company.

LIBRARY COMMITTEE REPORT: Mr. Viola reporting.

The Library Committee has received 10 applications for the position of Library Director. No decision has been made at this time.

ELECTION COMMITTEE REPORT: Ms. Banks reporting.

There are two candidates who have filed:

Michael J. Alfree, Sr.

Susan K. McLaughlin.

Open registration is available at the office and on Saturday June 12th between 1 and 6 p.m. and on Tuesday Evening, June 15th between 6 and 9 p.m. both at the Good Will Fire House.

A form will be available for voters not having proper identification to sign.

Election will be on Saturday, June 19th, 2004 between the hours of 10:00 a.m. and 6:00 p.m. at the Good Will Fire House.

OPEN SPACE COMMITTEE:

No report.

BY-LAWS COMMITTEE:

No report.

BUILDING RESTORATION COMMITTEE REPORT: .

Messrs. Lane and Gordon reporting.

The Old Library is nearly completed, except for some special lighting.

The Open House on May 14th sponsored by The Friends of Bellanca was very well attended.

BATTERY PARK COMMITTEE:

No report.

GOOD WILL FIRE HOUSE COMMITTEE:

No report.

COMMUNICATIONS:

None.

There being no further business, the meeting was adjourned.

M. Anita Banks, Secretary

September 14, 2004

The meeting of the Board was held on Tuesday evening, September 14, 2004 in the Trustees Room of the Old Town Hall.

Present, Messrs: Gambacorta, DeAscanis, Quillen, Appleby, Gordon, Wilson, Indellini, Peden, Toner, Viola, and Alfree (11).

Visitors at this meeting were Mr. Mark S. Zitz, Mr. Chandler H. Gebhart IV, and family members of Mr. Michael J. Alfree, Sr.

ELECTION COMMITTEE REPORT AND OATH OF OFFICE TO NEW TRUSTEE:

Mr. Quillen reported the results of the Trustee's election on June 19, 2004. This was held to replace Mr. Lawrence D. Kozak, whose 12-year term had expired. Including the absentee ballots, Mr. Michael J. Alfree, Sr. received 269 votes and Ms. Susan K. McLaughlin received 209 votes. Mr. Alfree was then unanimously elected and recognized by the Board. Mr. Gambacorta administered the oath of office. Mr. Alfree's family departed after he received the oath of office.

The meeting opened with a moment of silence.

There were no additions to the monthly calendar.

The minutes of the previous meeting were accepted as submitted.

With the exception of the budget versus actual results on the monthly drawdown report, the Treasurers report was accepted as submitted. The drawdown report will be corrected for the next meeting of the Board.

PROPERTY DEVELOPMENT COMMITTEE REPORT: Mr. Indellini reporting.

Ferry Cut-off:

There is a possible realignment of the Ferry Cut-off entrance by the City. Specifically, the City is considering changing the section the Trustees lease to New Castle Family Care. One department of the City has approved the redesign of the entrance, but another has not. Vandemark & Lynch proposed a solution by altering the City plan. Mr. Indellini is seeking aid from elected leaders.

Brightfields:

Mr. Barthel has requested clearance to construct mini-storage units on the Basin Road property. Of the total 4.9 acres, 1.9 acres are available for use. This will require a zoning change. Mr. Indellini made a motion to commence negotiations with Mr. Barthel, and this was accepted by the Board.

326 Associates:

The Board is withholding appraisal approval pending receipt of a redesign plan in 90 days (November). The on-site trailer has been moved inside the fenced area, and the dumpster has been removed. Mr. Wilson reported that the flea market clean-up is sporadic and taking 2 or 3 days to complete following weekends. This deteriorates the appearance of the town. Mr. Gambacorta requested Mr. Indellini to write a letter to the tenant regarding timelier clean-up.

Penn Mart:

Notification of arbitration over the appraisal of the small parcel (with the Route 13 entrance) was submitted. The tenant used an MAI-certified appraiser, so the Board will need to engage an MAI-certified appraiser for the arbitration, preferably a professional familiar with ground lease appraisals. Mr. Taylor recommended that the appraisal be completed as 1.) stand-alone and 2.) for the additional value it adds to the parking center. Mr. Appleby volunteered to make some contacts for written proposals.

Bellanca Hangar:

The Board will have to negotiate a lease with the Friends of Bellanca, who in turn, will negotiate a lease with CAP. The Board will offer its standard lease for this effort. By October, the Property Development Committee will propose a lease. There needs to be a specified time limit for performance. CAP's insurance coverage is for individual liability, vehicles, and \$100K damage to the Trustees, so this will not relieve the Trustees' need for coverage. Mr. Taylor has a draft agreement for CAP.

West Third Street—(Sailing Club):

Andy will be contacting the City Solicitor. Also, another survey likely would be required. Before incurring this cost, Mr. Toner suggested speaking with the City first. Andy will convene a meeting including Property Development, Brosius Eliason, and the City.

OUTREACH COMMITTEE:

Mr. Quillen indicated that the committee is in need of reorganization, as the leaders have resigned.

There also was discussion regarding Mr. Alfree's committee assignments. Mr. Gambacorta noted that Mr. Alfree should serve on the committees previously occupied by Mr. Kozak. Accordingly, Mr. Alfree is assigned to the Battery Park, Fire Station, and Election Committees. Mr. Indellini offered Mr. Alfree a position on the Open Space Committee, and Mr. Alfree accepted.

PROPERTY MAINTENANCE COMMITTEE REPORT: Mr. Gordon reporting.

New Castle Public Library:

The rail construction is in progress. Receipt of the roof materials and doors is pending. The condenser motor needs to be replaced, and the Library has requested the Trustees to pay \$2,200 for it. The Board approved Mr. Gordon's motion to purchase a new condenser for the Library.

Good Will Fire House:

The roof overhang over the outside stairs has been completed.

Penn Farm:

The new roof has been completed.

Old Library:

UV film is required on the eight windows and the skylight to prevent sun damage of the building contents. This will cost approximately \$3,000 and will be part of the restoration cost. Also, a phone line was required for the fire and burglary alarm system. Approximately \$50K will be recovered from the State.

FINANCE COMMITTEE REPORT: Mr. Peden reporting.

Mr. Peden reported that he met with the financial advisors in July. The Trustees are now investing in short-term bonds to hedge potential interest rate increases. Also, investments are being placed in larger cap stocks again. A 7-day unrestricted \$250,000 CD was opened at PNC Bank, earning approximately 2.25%. The PNC rate is more favorable than Wilmington Trust's.

Mr. Peden recommended changing the Trustees' auditor to Barbacane Thornton & Co. as a measure to save \$4,000 in annual auditing fees. A motion was made and accepted by the Board.

LIBRARY COMMITTEE REPORT: Mr. Viola reporting.

Mike Moskovics and Margaret Hassert resigned from the Library Committee. New members are: Barbara Alfree, Lynn Lambert, and Cynthia Robbins. Ongoing members include Chris Cashman, Phoebe Dill (chair replacing Beverly Flannigan), Kathleen Dunn, Bev Flannigan, Annette Nichol, and Corky Viola.

An offer was made to a new library director, and the announcement is pending acceptance by New Castle County.

OPEN SPACE COMMITTEE REPORT:

No report.

BY-LAWS COMMITTEE REPORT:

No report.

BUILDING RESTORATION COMMITTEE REPORT:

No report.

BATTERY PARK COMMITTEE REPORT: Mr. Quillen reporting.

A new sliding board is on order.

GOOD WILL FIRE HOUSE COMMITTEE: Mr. Toner reporting.

Mr. Toner read a letter from the Fire Company indicating that it wants to redeploy the siren used previously. The siren would be mounted on a 70' pole in the rear of the building; a permit is being pursued. The letter suggested that the Fire Company would

need to move outside the City limits if the siren were not deployed. Mr. Wilson suggested asking what it would cost to upgrade the present pager system, as this might be a better alternative. Mr. Toner will follow up with the Fire Company on this item.

COMMUNICATIONS: Mr. Gambacorta reporting.

Mr. William J. Lane resigned as a Trustee on July 30, 2004. Mr. Gambacorta declared a Trustee vacancy. Mr. Quillen recommended December 4, 2004 as the date of the next election. This date is available at the Fire House. Voting machines are impounded by the State until November 20, 2004, and Thanksgiving is the following weekend. December 4 is the soonest the election can be conducted and allows for ample time. Mr. Gambacorta indicated that Mr. Chandler H. Gebhart IV plans to file for election.

Mr. Wilson reported that Ms. Jan Churchill presented a 104-signature petition to City Council this evening to rezone Bull Hill boat yard as open space. The Council asked Mr. Wilson if the Trustees would consider rezoning the ferry wharf as open space. Mr. Wilson recommended that this matter be addressed by the Open Space Committee.

Mr. Indellini inquired about the cost of the railing for the wharf, and Mr. Peden indicated it is \$32,000.

Mr. Viola asked whether it was appropriate to send thank-you notes to the Library Committee to appreciate them for their service. Mr. Gambacorta stated yes.

Mr. Gambacorta requested Mr. Zitz to ensure that flowers were sent to Ms. Banks at Manor Care.

There being no further business, the meeting was adjourned.

for
M. Anita Banks, Secretary

November 2, 2004

The meeting of the Board was held on Tuesday Evening, November 2, 2004 in the Trustees Room of the Old Town Hall.

Present: Messrs. Gambacorta, DeAscanis, Quillen, Appleby, Gordon, Wilson, Indellini, Peden, Viola, Alfree and Ms. Banks (11) and Andrew P. Taylor, Esq.

The meeting opened with a moment of silence.

IT WAS ANNOUNCED THAT ONE OF OUR MEMBERS HAS SERVED ON THE BOARD FOR 40 YEARS, SO IN RECOGNITION OF THIS, A PLAQUE WAS PRESENTED TO:

**FRANCIS J. DeASCANIS
FOR FORTY YEARS OF
LOYAL AND DEDICATED
SERVICE TO THE
TRUST AND THE COMMUNITY.
1964-2004**

The monthly calendar was updated changing PDC meeting on December 6th until 6:30 p.m. and adding a By-Law meeting on the 11th or 23rd.

The minutes of the last meeting were approved.

The Treasurers report was approved as submitted.

PROPERTY DEVELOPMENT COMMITTEE REPORT: Mr. Indellini reporting.

Ferry Cut-off: Discussion on the Board applying for a sub-division of 2.2 acres to accommodate Dr. Adeleke, reserving a 50' right-of-way next to the Wilmington Trust lease.

Basin Road: Still waiting to hear from Mr. Barthel.

Sailing Club: Meeting had been held with Messrs Shoemaker, Clif Hearn, Jas Weldin, Lew Indellini and Andrew P. Taylor, Esq. The matter is now in the City's hands.

Bellanca: "Friends of Bellanca Airfield" have been given copies of the lease for their review.

Penn Mart: Continue on with Mr. Gary Parker to represent the Board on appraisal.

Gambacorta—Carriage Realty: Del Dot is pushing to have the final coat put on the drive-way.

Miscellaneous Parcels: A discussion took place on the several miscellaneous parcels which are part of the Trust. The parcels discussed were Leon DeAscanis and Michael Haymen, the Board suggested if these parcels are to be sold, they would be at \$35.00 per square foot, survey etc. done at their expense. Mr. DeAscanis abstained and Mr. Wilson voted no.

OUTREACH COMMITTEE REPORT:

Mr. Quillen was elected chairman of the committee.

Little League has requested a meeting.

PROPERTY MAINTENANCE COMMITTEE REPORT; Mr. Gordon reporting.

New roof at the Library is being worked on.

Railing at the New Library is under construction.

Doors at the New Library are on order and should be arriving soon.

Accepting bids for painting, Good Will Fire Station, Old Town Hall and New Castle Public Library.

FINANCE COMMITTEE REPORT: Mr. Peden reporting.

Investments are doing as well as any.

Have received proof of audit and has been given the printed.

ELECTION COMMITTEE REPORT: Ms. Banks reporting.

Have but one candidate, Chandler H. Gebhart, IV, if no contest, registration could be cancelled leaving open registration be continued.

LIBRARY COMMITTEE REPORT: Mr. Viola reporting.

Mr. Dick Waters will be working with committee on the 4th, 5th and 6th of November. The state survey is for 5 to 10 years in the future.

A reception will be held on November 14th from 4 to 6 pm. at the Library to have the public meet Ms. Katie Newell.

OPEN SPACE COMMITTEE REPORT: Mr. Wilson reporting.

Copy of the Bull Hill Park Report having been forwarded with the agenda, was discussed and rezoning to OS&R was referred to P.D.C.

BY-LAW COMMITTEE REPORT; Mr. Wilson reporting.

Meeting to be held on 11th or 23rd to discuss "Conflict of Interest".

BATTERY PARK COMMITTEE REPORT; Ms. Banks reporting.

New slide has been delivered, but not as yet installed.

GOOD WILL FIRE STATION COMMITTEE:

N/R

COMMUNICATIONS:

None

There being no further business, the meeting was adjourned.

M. Anita Banks, Secretary

December 7, 2004

The meeting of the Board was held on Tuesday Evening, December 7, 2004 in the Trustees Room of the Old Town Hall.

Present Messrs: Gambacorta, DeAscanis, Quillen, Appleby, Gordon, Wilson, Indellini, Peden, Toner, Viola, Alfree, Gebhart and Ms. Banks (13) and Andrew P. Taylor, Esquire.

Prior to the business meeting, Good Will Fire Company's Chairman of Board of Directors, David Majewski, Charles Hurd, newly elected President, William Simpson, newly elected Fire Chief and Vic Robinson, member of the Board of Directors appeared before the Board to discuss issues.

The siren only will be blown for testing, once per month, for a funeral of a member, or an emergency within the City.

As to the paging system, the 800 system serves its purpose within our local area, Wilmington Manor, Holloway Terrace, Minquadale, however New Castle County has pending a new paging system

A complete list was given to the Board of the 2005 officers and fire line personnel. Their Board meetings are held on the 3rd Wednesday of each month, 7:00 p.m. and the monthly company meeting the 1st Wednesday of each month.

The Washington Greene Site was put on hold, however, the group presented an "Existing Firehouse Expansion Project" with proposed additions and renovations. This is only a proposal, no cost figures are available at this time and they are not asking for permission at this time.

The Board thanked the group for attending our meeting and supplying information.

The meeting was then called to order and opened with a moment of silence.

ELECTION COMMITTEE REPORT: Ms. Banks reporting.

The certification of election was read:

William R. Emory	33 votes		
Chandler H. Gebhart, IV	348 votes	Total	381

Mr. Gebhart was declared the winner and took the oath of office in the presence of the Board, his wife and his parents.

The monthly calendar was updated, adding an Outreach Committee meeting 7:00 p.m. on December 21st.

The minutes of the previous meeting were approved

The Treasurers report was approved as submitted.

PROPERTY DEVELOPMENT COMMITTEE REPORT: Mr. Indellini reporting.

Ferry Cut-off: Awaiting final approval from DelDot for the entrance.

Basin Road: Have had another inquiry, will follow up on it.

Sailing Club: Mr. Taylor has papers prepared to negotiate the swap of property.

Bellanca : Agreement has been presented. Word has been received from the office of Senator Thomas Carper that a grant through Department of the Interior "Save Americas Treasures" has been applied for in the amount of \$300,000.00

Farmers Market: A plan was presented on the re-design of the parking lot at the Farmers market. The Board approved the plan.

Other: Dempsey's lease—Millie's Diner: Mr. Indellini recommended that an inspection be done of the property.

Motion made and approved to have Mr. Gary Parker do the appraisal on Penn Mart.

OUTREACH COMMITTEE REPORT: Mr. Quillen reporting.

Meeting called for December 21st with Little League.

PROPERTY MAINTENANCE COMMITTEE REPORT: Mr. Gordon reporting.

Roof at Library: Should be finished by end of the year.

Railing at Library: New railing at the rear entrance if finished.

Painting: Quotes have been received on the painting job for:

Fire Hall	Jamestown	\$ 8,880.00
Library	Celli	5,600.00
Town Hall	Peoples	24,650.00

Motion was made and approved to have Property Maintenance Committee contact these vendors and have them put us on the schedule for Spring.

FINANCE COMMITTEE REPORT; Mr. Peden reporting.

Mr. Peden reported that there cannot be anything added to the current operating budget.

LIBRARY COMMITTEE REPORT: Mr. Viola reporting.

Mr. Viola reported that the staff as well as the public are pleased with the new Library Director.

OPEN SPACE COMMITTEE:

N/R

BY-LAW COMMITTEE REPORT: Mr. Wilson reporting.

Reported that a meeting had been held with the committee and our attorney and working on the "conflict of interest".

BATTERY PARK COMMITTEE:

N/R

GOOD WILL FIRE HOUSE COMMITTEE: Mr. Toner reporting.

Mr. Toner commented that the appearance of the officers of the Fire Company showed their willingness to work with the Board.

OTHER:

Mr. Gebhart was asked to serve on committees previously held by Mr. Lane, namely Outreach Committee and Building Restoration Committee.

Ms. Banks was thanked for providing the refreshments for the meeting.

Being no further business was adjourned.

M. Anita Banks, Secretary