

MICHAEL J. JARJURA
MAYOR



JOSEPH A. GEARY
DIRECTOR OF OPERATIONS

Feb. 13, 2009

OFFICE OF THE MAYOR

THE CITY OF WATERBURY

To: Board of Aldermen CONNECTICUT
From: Steve Gambini
Subject: Waterbury Talmudic Institute

In response to your referral of Jan. 20 the following is an update on the status of current repairs, inspection and conformance to the lease terms and conditions regarding the agreement between the City of Waterbury and the Waterbury Talmudic Institute.

The lease agreement calls for the Institute to maintain and repair the demised premises. On the basis of several site visits conducted between September and November of 2008, the Institute appears to be substantially compliant with those terms.

Several exterior issues, including missing downspouts, fallen limbs and gutter cleaning were identified and repaired as a result of those visits.

Under the agreement, the Institute was required to locate 100 families to the Overlook and Hillside neighborhoods by November 2008. The community has exceeded that overall figure, but 30 percent of the relocated families are not residing in the Hillside Historic Neighborhood.

The lease agreement is silent as to the distribution of families between the two neighborhoods after the period ending November 2008, so this distribution of families is no longer a condition of the agreement.

Members were appointed to the Benedict Miller House Advisory Committee, but since the City of Waterbury does not have its own representative on this group, it is unknown if they decided to meet on their own.

The Institute currently owes the city rent for the quarter that ended Dec. 31, 2008 and was due and payable Jan. 15, 2009. However, the Institute did seek and was granted an extension on this payment until Feb. 19.

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Hillside Historic District Neighborhood Association

Waterbury, Connecticut

FOR IMMEDIATE RELEASE TO WATERBURY REPUBLICAN-AMERICAN
WEDNESDAY, FEBRUARY 18, 2009

THE MEMBERSHIP OF THE HILLSIDE HISTORIC DISTRICT NEIGHBORHOOD ASSOCIATION IS DEEPLY DISAPPOINTED WITH THE CONTENT OF THE FEBRUARY 13 MEMO FROM STEVE GAMBINI TO THE BOARD OF ALDERMEN REGARDING THE CONTRACT BETWEEN THE YESHIVA GADOLAH AND THE CITY OF WATERBURY.

MR. GAMBINI IS NEITHER A LAWYER NOR AN ELECTED OFFICIAL SO, WE CAN ONLY INTERPRET THE MEMO OF FEBRUARY 13TH IS HIS OWN PERSONAL AND INADEQUATE INTERPRETATION OF THE CONTRACT.

SEVERAL CURRENT AND FORMER MEMBERS OF THE HILLSIDE ORGANIZATION WERE PRESENT AND PARTICIPATORY IN THE DEVELOPMENT AND NEGOTIATION OF THE ORIGINAL CONTRACT, AND KNOW FIRST HAND THE NATURE AND INTENT OF THIS CONTRACT, AND HAVE DOCUMENTED THE FACTS THAT THE BASIS AND INTENT OF THE HOUSING REQUIREMENTS SPECIFIC TO HILLSIDE WERE BASED ON THE CONTINUING LONG TERM REPOPULATION, STABILIZATION, AND IMPROVEMENTS TO THE HISTORIC DISTRICT KNOWN AS HILLSIDE WHICH WOULD LAST AND INCREASE THROUGHOUT THE GROWING PRESENCE OF THE YESHIVA AT THE HILLSIDE AVENUE CAMPUS.

WE ARE ULTIMATELY INTERESTED IN THE HARMONIOUS GROWTHS OF BOTH THE YESHIVA AND THE NEIGHBORHOOD, AND EXPRESSED THAT SPECIFIC CONCERN IN A MEETING WITH THE MAYOR LAST YEAR.

WE ARE INTERESTED IN SEEING AN "OFFICIAL" OPINION FROM THE MAYOR OR THE "OFFICIAL" OPINION FROM CORPORATION COUNSEL IN RESPONSE TO THE REQUEST OF THE BOARD OF ALDERMEN WHICH WOULD REPRESENT A CREDIBLE EVALUATION OF THE PROVISIONS OF THE CONTRACT AND SPECIFIC CONDITIONS WHICH AFFECT BOTH OUR CITY AND OUR NEIGHBORHOODS.