

VILLAGE OF RIDGEWOOD
 PLANNING BOARD
 WEDNESDAY, MARCH 31, 2010
 COMMENCING AT 7:44 P.M.

.....
 IN THE MATTER OF: :
 VALLEY HOSPITAL : TRANSCRIPT OF
 PRESENTATION ON H-ZONE : PROCEEDINGS

B E F O R E :

VILLAGE OF RIDGEWOOD PLANNING BOARD
 THERE BEING PRESENT:

- DAVID NICHOLSON, CHAIRMAN
- DAVID PFUND, MAYOR
- ANNE ZUSY, COUNCILWOMAN
- MORGAN HURLEY, MEMBER
- CHARLES NALBANTIAN, MEMBER
- NANCY BIGOS, MEMBER
- TOM RICHE, ALTERNATE MEMBER

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I N D E X

S P E A K E R S :

RAYMOND SKORUPA	10, 17
Questions by the Board:	34
LAURENCE W. KELLER, P.E.	13, 28
Questions by the Board:	34

E X H I B I T S

<u>NUMBER</u>	<u>DESCRIPTION</u>	<u>EVID.</u>
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(NO EXHIBITS MARKED)

-01:09 18
 -01:09 19

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201-641-1812

A L S O P R E S E N T :

- BLAIS BRANCHEAU, PP, VILLAGE PLANNER
- CHRIS RUTISHAUSER, PE, VILLAGE ENGINEER
- BARBARA CARLTON, RECORDING SECRETARY
- RAYMOND SKORUPA, Medical Planning and Research International
- LARRY W. KELLER, P.E., Whitestone Associates

A P P E A R A N C E S :

PRICE, MEESE, SHULMAN & D'ARMINIO, P.C.
 BY: GAIL PRICE, ESQ.
 50 Tice Boulevard
 Woodcliff Lake, New Jersey 07677
 Counsel for the Planning Board

CHARLES C. COLLINS, JR., ESQ.
 135 Prospect Street
 Ridgewood, NJ 07450
 Counsel for The Valley Hospital

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

-01:09 1 CHAIRMAN NICHOLSON: I would like to
 -01:09 2 call this Special Meeting of the Ridgewood Planning
 -01:09 3 Board to order.
 -01:11 4 In accordance with the provisions of
 -01:11 5 Section 10-4-8D of the Open Public Meetings Act, the
 -01:11 6 date, location and time of the commencement of this
 -01:11 7 meeting is reflected in a meeting notice, a copy of
 -01:11 8 which schedule has been filed with the Village
 -01:11 9 Manager and the Village Clerk and a copy of which
 -01:11 10 schedule was mailed to The Ridgewood News and The
 -01:11 11 Record, newspapers of general circulation throughout
 -01:11 12 the Village of Ridgewood. And a copy of which
 -01:11 13 schedule was prominently posted on the bulletin board
 -01:11 14 in the entry lobby of the Village Municipal Offices
 -01:11 15 at 131 North Maple Avenue and on the Village website.
 -01:11 16 All of the foregoing notice procedures
 -01:11 17 having been accomplished in accordance with the
 -01:11 18 provisions of the Act.
 -01:11 19 Please rise for the flag salute.
 -01:11 20 (Whereupon, everyone stands for a
 21 recitation of the Pledge of Allegiance.)
 22 CHAIRMAN NICHOLSON: Good Evening,
 23 ladies and gentlemen. First order of business, is a
 24 very pleasant one. We have a new member Nancy Bigos.
 25 Nancy, where are you? Raise your hand.

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201-641-1812

1 So, I am going to turn the microphone over to Gail
 2 Price, our counsel, for the swearing in.
 3 (Whereupon, Nancy Bigos is sworn in as
 4 a Member of the Ridgewood Planning Board.)
 -01:-10 5 CHAIRMAN NICHOLSON: Congratulations,
 -01:-10 6 Nancy.
 -01:-10 7 (Applause).
 -01:-10 8 CHAIRMAN NICHOLSON: Barbara, would you
 -01:-10 9 take the roll please.
 -01:-10 10 MS. CARLTON: Mayor Pfund?
 -01:-10 11 MAYOR PFUND: Yes, here.
 -01:-10 12 MS. CARLTON: Councilwoman Zusy?
 -01:-10 13 COUNCILWOMAN ZUSY: I'm here.
 -01:-10 14 MS. CARLTON: Ms. Bigos?
 -01:-10 15 MS. BIGOS: Here.
 -01:-10 16 MS. CARLTON: Chairman Nicholson?
 -01:-10 17 CHAIRMAN NICHOLSON: Here.
 -01:-10 18 MS. CARLTON: Mr. Nalbantian?
 -01:-10 19 MR. NALBANTIAN: Here.
 -01:-10 20 MS. CARLTON: Mr. Hurley?
 -01:-10 21 MR. HURLEY: Here.
 -01:-10 22 MS. CARLTON: Ms. Ward?
 -01:-10 23 (NO RESPONSE.)
 -01:-10 24 MS. CARLTON: Mr. Pucciarelli?
 -01:-10 25 (NO RESPONSE.)

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201-641-1812

1 ask questions of the gentlemen. And after
 2 questioning and answers, the Board will consider the
 3 reports and what action to take next relative to the
 4 H Zone Master Plan Amendment.
 5 We do have some business after that
 6 that we will take up after a break, so that those of
 7 you who aren't interested in the rest of our agenda
 8 can go home.
 9 Having said that Ray, I'm going to turn
 10 th microphone --
 11 (Whereupon, a sidebar discussion is
 12 held between Ms. Price and Chairman
 13 Nicholson.)
 14 CHAIRMAN NICHOLSON: Just we're going
 15 to start then with a brief presentation by Gail
 16 Price, the Board Counsel, then we'll move to the
 17 presentations.
 18 MS. PRICE: Thank you, Mr. Chairman.
 19 Just before Mr. Skorupa comes up
 20 tonight, as a result of the last meeting, the Board
 21 had asked for a full review of e refinement of
 22 options for consideration in connection with the
 23 Master Plan Amendment. And to that end a
 24 consideration of the feasibility of construction of
 25 those items, taking into consideration both the

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201-641-1812

-01:-10 1 MS. CARLTON: Mr. Tsapatsaris?
 -01:-10 2 (NO RESPONSE.)
 -01:-10 3 MS. CARLTON: Mr. Riche?
 -01:-10 4 MR. RICHE: Here.
 -01:-10 5 CHAIRMAN NICHOLSON: Thank you.
 -01:-10 6 At this point in our agenda we always
 -01:-10 7 do, we ask for comments from the public on items not
 -01:-10 8 listed on tonight's agenda.
 -01:-10 9 Is there anyone here for that purpose?
 -01:-10 10 (NO RESPONSE.)
 -01:-10 11 CHAIRMAN NICHOLSON: Seeing no one,
 -01:-10 12 we'll move on to our primary purpose for tonight.
 13 For those of you who have not been with
 14 us for the past couple of meetings with respect to
 15 the H Zone, the Board has been in an ongoing dialog
 16 with two professionals engaged by the Board to advise
 17 us on issues relative to the H Zone Master Plan.
 18 Ray Skorupa of MPRI and Larry Keller of
 19 Whitestone Associates.
 20 Tonight we are going to hear
 21 presentations from both gentlemen as a follow-up to
 22 the last meeting where they presented an interim
 23 report.
 24 After their presentations, after each
 25 presentation, this Board will have an opportunity to

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

1 hospital functions that would need to be continued
 2 during construction and at the conclusion of
 3 construction, as well as positive and negative
 4 impacts upon the community, both surrounding
 5 neighborhood and then the Village in general.
 6 To that end, the professional team
 7 examined the potential concepts that have been
 8 previously provided to the Board, ruling out some of
 9 those options, honing in on some of the features that
 10 needed to be further analyzed. Requesting more input
 11 from the Valley Hospital team, in terms of drainage
 12 issues and other site plan matters to confirm that
 13 the project, as requested initially, could actually
 14 be built.
 15 Items such as parking and location of
 16 buildings, geotech matters, were all further analyzed
 17 with the hope that this evening the Board could
 18 review the presentations from both the geotech
 19 professional, Mr. Keller, and Mr. Skorupa, and make a
 20 determination as to: A, if the current Master Plan
 21 Amendment that's pending is satisfactory or does it
 22 need to be changed; and B, at the end-of-the-day, is
 23 there an answer that satisfies both the renewal --
 24 the goals of the renewal and in a manner that would
 25 also take into account the request by the community

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

1 for larger setbacks in consideration for the
2 migration of construction time and other potential
3 negative impacts, noise, and the other items that we
4 heard during public hearings.

5 So to that end, there are interim
6 reports that the Board has received that discusses
7 the three options that we are going to be talking
8 about this evening.

9 Option 1, being the same as the Master
10 Plan Amendment that the Board has already reviewed
11 and that we had initial public hearings on and Ray is
12 going to take us through options 5 and 6, which is
-01-04 13 how they've been labeled. These options have been
14 discussed with the Valley Hospital professional team
15 to ensure, I think at the Board's request, that this
16 was not an exercise in futility in terms of getting
17 to a point that the Board would review something and
18 then the site could not be built out.

19 And to that end I believe that it's our
20 understanding that after you hear everything that
21 Option 6 is probably the option that most accurately
22 reflects the hospital operations and at the same time
23 preserves the neighborhood benefits and lack of
24 detriments. In terms of a professional meetings that
25 occurred, of course the Board needs to review options

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

-01-03 1 So, tonight what we're going to do is
-01-03 2 very quickly look at three options as Gail said.
-01-02 3 We're going to try to give you, we hope, a very
-01-02 4 objective and evenhanded evaluation of those. And
-01-02 5 then we'll certainly answer questions that the Board
-01-02 6 has.

-01-02 7 Since the last meeting, which was about
-01-02 8 a month or so ago, what we've done is we've had a
-01-02 9 number of work session with Valley Hospital
-01-02 10 professional group. We've, together, tried to listen
-01-02 11 to each other in terms of issues that were important
-01-02 12 to us. And I think the options that we're showing
-01-02 13 tonight, I think, is really the best effort of the
-01-02 14 group in terms of trying to address both the concerns
-01-02 15 that the Hospital has, in terms of its future; the
-01-02 16 community has in terms of this major institution
-01-02 17 being in the midst of a residential community; and
-01-02 18 the Board, in terms of its diligence to do something
-01-02 19 that positions Ridgewood for the future. Because
-01-01 20 we're looking at really a 40, 50-year life span for
-01-01 21 the things that we're looking at today.

-01-01 22 We've refined to options. And we've
-01-01 23 evaluated those options. And we're going to share
-01-01 24 those with you tonight.

-01-01 25 In brief, there are three options:
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201-641-1812

-01-04 1 1, 5 and 6 and needs to look at the zoning issues
2 that are raised and that would be in greater detail
-01-04 3 with Ray's review as well as Larry's. Larry is going
-01-04 4 to address issues of excavation, dewatering,
-01-03 5 construction time, truck traffic. And Ray will talk
-01-03 6 globally about the design itself.

-01-03 7 But I just wanted to address that a
-01-03 8 little bit more. And I can answer any questions as
-01-03 9 we go through in terms of the process.

-01-03 10 CHAIRMAN NICHOLSON: Thank you, Gail.
-01-03 11 The presentation is going to be on the
-01-03 12 screen behind us, Board Members, so I recommend we
-01-03 13 move to the auditorium chairs.

-01-03 14 And, Ray, turn the microphone over to
-01-03 15 you.

-01-03 16 MR. SKORUPA: Let me say it's good to
-01-03 17 be in -- is this on? Yeah.

-01-03 18 It's good to be in Ridgewood. And it's
-01-03 19 good to be in Ridgewood when there's no rain.

-01-03 20 The last meeting was canceled because
-01-03 21 of -- I think it was really a hurricane that came
-01-03 22 through, and we were beginning to wonder if there was
-01-03 23 some harbinger or omen that was telling us something
-01-03 24 about what we're undertaking, but I think that's not
-01-03 25 the case.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

-01-01 1 Option 1, is the original option that was submitted
-01-01 2 as part of the amendment to the Master Plan; Option
-01-01 3 5, is the option that we think embodies some of the
-01-01 4 principles that were embodied, mainly in putting more
-01-01 5 things underground; and then Option 6, is a result of
-01-01 6 the effort between ourselves, the consulting team to
-01-01 7 the Planning Board and the Valley Hospital.

-01-01 8 And we think that options 5 and 6 are
-01-01 9 both good options. And choosing of either one of
-01-01 10 those, we think would be satisfactory, as we see it,
-01-00 11 for the community.

-01-00 12 We have been asked by the Board not to
-01-00 13 make a recommendation for those, but to try to give
-01-00 14 them and evenhanded objective evaluation, so that
-01-00 15 they, in turn, can make the very complicated and
-01-00 16 complex decision as what's best for the community and
-01-00 17 what's best for the Hospital.

-01-00 18 So, what I'm going to do next is at the
-01-00 19 end of this -- I'm going to come back to this
-01-00 20 evaluation matrix, which we've taken the three
-01-00 21 options as you can see and we've assigned them a
-01-00 22 yellow, a green and red color, and we'll come back
-01-00 23 and talk about each of those because we think that is
-01-00 24 sort of the centerpiece of looking at the three
-01-00 25 options and helping the Board to determine which of

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201-641-1812

00:00 1 those is best for the community and for the Hospital.
 00:00 2 So, next, I'm going to turn this over
 00:00 3 to Larry to talk a little bit about the under -- the
 00:59 4 subsurface conditions because as we explored the
 00:59 5 problems that the team faced, the underground
 00:59 6 excavation, water and so forth became very important
 00:59 7 issues, in terms of feasibility. So, Larry's going
 00:59 8 to talk about those and then I'm going to -- we think
 00:59 9 that's an appropriate background, so that people can
 00:59 10 understand those issues, so when we look at the three
 00:59 11 options, this is really good background information
 00:59 12 for better understanding of those.
 00:59 13 MR. KELLER: Thank you, Ray.
 00:59 14 Good evening, everybody.
 00:59 15 This is going to be a little bit a
 00:59 16 review from some of the previous work sessions that
 00:59 17 we've had. And I just want to go back and reiterate
 00:59 18 some of the points that we've discussed. Ray, will
 00:59 19 talk again about some of the options. And I'll be up
 00:59 20 against talking about some of the impacts of rock
 00:59 21 excavation and the amount of excavation and so forth.
 00:58 22 The first slide that we have is the
 00:58 23 bedrock contour map. And what you see are four
 00:58 24 different colors. You'll see -- hopefully you'll see
 00:58 25 four different colors. It's the -- the shading's a
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:57 1 next slide, which is showing a hypothetical
 00:57 2 cross-section of the north building with a bottom of
 00:57 3 mat elevation of 69.
 00:57 4 What the blue represents, and it's
 00:57 5 tough to see with the scale of this, but what the
 00:57 6 blue represents is the height of the water above the
 00:57 7 bottom of the building.
 00:57 8 What this map is showing is a 17-foot
 00:57 9 difference between the water level and the bottom of
 00:56 10 the map.
 00:56 11 So, at the end of the day what we will
 00:56 12 end up having to discuss are dewatering, how the
 00:56 13 water is dewatered, how where the dewater is
 00:56 14 discharged to, where the water is drawn from, et
 00:56 15 cetera.
 00:56 16 Finally, this was another subsurface
 00:56 17 item that we wanted to discuss, which is a shoring
 00:56 18 system. And this, again, is a typical section or a
 00:56 19 theoretical section of the North Building. What we
 00:56 20 see in the center of the page is a dark vertical
 00:56 21 line, which represents the property line
 00:56 22 (indicating).
 00:56 23 The skewed lines are the soil anchors
 00:56 24 or the tiebacks that are used to support the
 00:56 25 excavation phase.
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:58 1 little bit difficult on this map, but the green
 00:58 2 represents a rock depth of elevation 70 and below.
 00:58 3 Yellow is 70 to 75. There's an orange color that
 00:58 4 goes 75 to 80. And the red is above 80.
 00:58 5 So, what you can see is the map is
 00:58 6 oriented so that north is to the right.
 00:58 7 Along Van Dien, which is the western
 00:58 8 portion the site, rock it at the highest elevation.
 00:58 9 It's about 86.
 00:58 10 A lot of the finished floor elevations
 00:58 11 that have been discussed are looking at bottom of
 00:58 12 foundation elevations near 81 on the western side of
 00:58 13 the site.
 00:58 14 On the northern side of the site,
 00:57 15 bottom of foundation elevations are looking closer to
 00:57 16 69 or so.
 00:57 17 And what the means is there's a little
 00:57 18 bit of excavation; of rock excavation that is, on the
 00:57 19 western portion the site where you see the red.
 00:57 20 And then where you see the yellow in
 00:57 21 the northern portion of the site, or to the right of
 00:57 22 the page, there would also be rock excavation as
 00:57 23 well.
 00:57 24 The second subsurface condition that we
 00:57 25 discussed that affects feasibility is shown on this
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:56 1 And the item of interest here or what I
 00:56 2 want to point out to you, is that when you get close
 00:56 3 to the property line, when you have an excavation at
 00:55 4 say 25, 35 feet deep, near the property line, the
 00:55 5 conventional construction methods would look to have
 00:55 6 these tiebacks put in place. Well, these tiebacks
 00:55 7 can infringe or infringe on property, the adjacent
 00:55 8 properties, and you may have to consider easements.
 00:55 9 Now, some of the schemes or some of the
 00:55 10 concepts that are being considered try to avoid this
 00:55 11 by moving the building line further away from the
 00:55 12 property line. They try to avoid tiebacks by making
 00:55 13 the actual section with the tiebacks a little shorter
 00:55 14 and sloping back the top of the excavation.
 00:55 15 But as a brief recap, that's what these
 00:55 16 three slides here were meant to represent to you and
 00:55 17 to call back to your attention are the excavation,
 00:55 18 the rock excavation associated with that, the
 00:55 19 dewatering which is associated with this site and
 00:55 20 excavation support.
 00:55 21 And there is a little bit more to
 00:54 22 discuss from an excavation support, which is not
 00:54 23 necessarily just supporting excavations, but it's
 00:54 24 also supporting existing buildings that are in place
 00:54 25 when excavations are put in place next to the
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-54 1 building.
 00:-54 2 With that, I'll turn it back over to
 00:-54 3 Ray. Ray will go through some of the matrixes and
 00:-54 4 discuss the options a little bit more in detail and
 00:-54 5 then I will be back again to discuss how the
 00:-54 6 different options are impacted in terms of these
 00:-54 7 subsurface conditions we just discussed.
 00:-54 8 MR. SKORUPA: Okay. Thank you, Larry.
 00:-54 9 The three options, as we mentioned, are
 00:-54 10 options 1, 5 and 6. This is a site plan of option
 00:-54 11 number one. And Option 1, in general, has four
 00:-54 12 stories of proposed hospital construction with one
 00:-54 13 level of mechanical. It envisions a new North
 00:-54 14 Building along the Ben Franklin edge of the property
 00:-53 15 in the first phase with a new atrium. The Cheel
 00:-53 16 Building is retained in Phase I and the existing
 00:-53 17 Bergen Building is retained in Phase I.
 00:-53 18 In Phase II the Bergen Building is
 00:-53 19 replaced with a new West Building, which is along Van
 00:-53 20 Dien. Parking is handled, for the most part, by use
 00:-53 21 of the existing Linwood parking structure, two levels
 00:-53 22 are proposed to be added on top of that in Phase I.
 00:-53 23 And then a new Phillips parking
 00:-53 24 structure in the footprint of the current Phillips
 00:-53 25 Building.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-51 1 somewhat different, but in terms of area, they're
 00:-51 2 very similar, both options 1, 5 and 6. In our view
 00:-51 3 the Hospital needs about a million square feet of
 00:-51 4 hospital space for a 545 bed hospital. So that it
 00:-51 5 can be a state-of-the-art facility, you know, for the
 00:-51 6 21st Century.
 00:-51 7 The main differences though are how it
 00:-51 8 handles parking. And in this one you can see that
 00:-51 9 parking -- there are no parking structures
 00:-51 10 above-grade. The parking structures are below-grade,
 00:-51 11 either along Van Dien to the north of the campus and
 00:-51 12 then to the south.
 00:-51 13 The second major difference between
 00:-51 14 Option 1 and 5 is that on the Stielen Avenue, one
 00:-51 15 means of mitigating the service and emergency traffic
 00:-50 16 is the proposed covering of the roof and the
 00:-50 17 maneuvering areas both for the service area in the
 00:-50 18 northeast corner. Then roof areas in Phase II for
 00:-50 19 the relocated emergency room, which would move into
 00:-50 20 level one of the Bergen Building -- I'm sorry -- the
 00:-50 21 Cheel Building, not Bergen.
 00:-50 22 This is an aerial view at the end of
 00:-50 23 Phase I. It shows the new North Building.
 00:-50 24 Another difference which I failed to
 00:-50 25 mention was that both options 5 and 6 are one story

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-53 1 This is an aerial view, a
 00:-53 2 bird's-eye-view of Phase I. Looking to the north,
 00:-53 3 you can see the North Building along Ben Franklin,
 00:-53 4 the new atrium. The Bergen Building still in place.
 00:-53 5 The new entry off of Van Dien, in front of the new
 00:-52 6 atrium, North Atrium Building. The Bergen Building
 00:-52 7 still being used.
 00:-52 8 And then to the southern part the
 00:-52 9 Phillips structure showing parking above-grade, three
 00:-52 10 levels of structure and parking on the roof. And
 00:-52 11 then an extension to the existing Linwood of one
 00:-52 12 level and rooftop parking on top of that.
 00:-52 13 And this is, at the end of Phase II,
 00:-52 14 the Bergen Building has been replaced by the new West
 00:-52 15 Building, South Buildings, two building that would
 00:-52 16 replace those functions. And the entry is moved
 00:-52 17 further to the south, sort of in the notch between
 00:-52 18 the South Building and the Phillips parking which was
 00:-52 19 built in Phase I.
 00:-52 20 This is Option 5. Option 5 envisions
 00:-52 21 many of the similar elements in Option 1 and 6. It
 00:-52 22 has a new North Building shown in red. Then a new
 00:-51 23 West Building shown in blue. And then a new South
 00:-51 24 Building in magenta.

As you can see the shape of these are
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201-641-1812

00:-50 1 higher, but the tradeoff is that the buildings are
 00:-50 2 moved further back from the property edges. And we
 00:-50 3 think that is a very good move for benefit of
 00:-50 4 mitigating the impact on the community.
 00:-50 5 And this shows then the Bergen Building
 00:-50 6 still being operational at the end of Phase I. And
 00:-49 7 on-grade parking atop Linwood at the south end of the
 00:-49 8 campus.
 00:-49 9 At the end of Phase II, this would be
 00:-49 10 the configuration. North Building, the West Building
 00:-49 11 in green and then the South Building.
 00:-49 12 And again the major difference is that
 00:-49 13 this scheme proposes putting all the parking
 00:-49 14 below-grade so that essentially we have two
 00:-49 15 differences between Option 1 and 5. Parking is along
 00:-49 16 Van Dien, if you look closely you can see the
 00:-49 17 entrances that go down in front of the North
 00:-49 18 Building. And then reuse of the existing entries
 00:-49 19 into the Linwood parking area. And then up in the
 00:-49 20 northeast corner there is a covered area in two
 00:-49 21 phases covering both the maneuvering area for service
 00:-49 22 and the covered areas for the ED.
 00:-49 23 The proposal also is to create as much
 00:-49 24 green roof as we can on new buildings. So, these are
 00:-49 25 shown as green roofs and hence the color of the roofs

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:48 1 on top of the North, the West and the South Building.
 00:48 2 This is the site plan for Option 6.
 00:48 3 Option 6 is very similar to 1 and 5 in the sense that
 00:48 4 it proposes the same three buildings at the end of
 00:48 5 Phase II.
 00:48 6 At the end of Phase I, it proposes
 00:48 7 reuse of the Bergen Building. It's similar to Option
 00:48 8 6 in the sense that it's five stories plus
 00:48 9 mechanical.
 00:48 10 MR. RICHE: He shut the breaker off.
 00:48 11 CHAIRMAN NICHOLSON: I think we lost
 00:48 12 power here.
 00:48 13 We need help here in terms of the
 00:48 14 projection screen.
 00:48 15 MR. RICHE: Ray turned the wrong
 00:48 16 breaker off.
 00:47 17 CHAIRMAN NICHOLSON: All right. Bear
 00:47 18 with us everybody.
 00:47 19 MR. SKORUPA: We take requests, the
 00:47 20 requests for songs or other things that we could do
 00:47 21 in the meantime.
 00:47 22 (Whereupon, a brief recess is held.)
 00:44 23 MR. SKORUPA: So, picking up, this is
 00:44 24 the site plan for Option 6.
 00:44 25 North Building, eventually a West

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:43 1 new South Building. And new South Building parking
 00:43 2 which you can see, I hope, which is the green roof
 00:43 3 around the South Building, two levels of parking
 00:43 4 below-grade there.
 00:43 5 So, that's a quick overview of the
 00:43 6 three options in term of the basic elements. Option
 00:43 7 1 is four stories, plus mechanical, setbacks have
 00:43 8 come much closer to the street. Parking to the south
 00:42 9 in -- either on top of the Linwood existing with
 00:42 10 expansion or in the new Phillips garage.
 00:42 11 Option 5 is very similar in terms of
 00:42 12 configuration, except it has five story plus
 00:42 13 mechanical. Parking for the most part is
 00:42 14 below-grade, either along Van Dien or in parking
 00:42 15 structures around the future South Building.
 00:42 16 And then Option 6 is similar to five,
 00:42 17 in the sense it's five stories, mechanical on top,
 00:42 18 with parking either in Phillips, a new Phillips
 00:42 19 garage in the footprint of the Phillips, reuse of the
 00:42 20 existing Linwood, greater setbacks along Van Dien.
 00:42 21 And then in Phase II more parking underground in the
 00:42 22 South Building parking structure.
 00:42 23 I'm not going to go through each of
 00:42 24 these, but I want to point out I think the major
 00:42 25 differences between the three option.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:44 1 Building, South Building and a renovated Cheel
 00:44 2 Building (indicating). Parking to the south with a
 00:44 3 new Phillips parking.
 00:44 4 And then in Phase II, underground
 00:44 5 parking called the South parking, which is in the
 00:44 6 general area of the Bergen Building once it's been
 00:44 7 torn down.
 00:44 8 About half of the -- there's 500
 00:44 9 parking spaces in the South Building two level
 00:44 10 structure.
 00:44 11 This is an aerial view at the end of
 00:44 12 Phase I. The North Building, the North Building
 00:44 13 Atrium, the Cheel Building, the reuse of the Bergen
 00:44 14 Building (indicating). And then the Phillips garage,
 00:44 15 which has three levels of parking above-grade, two
 00:44 16 levels below-grade, and reuse of the Linwood parking
 00:43 17 in its current configuration with a pull back in the
 00:43 18 increase in the buffer along Linwood. And then
 00:43 19 entries off of the Van Dien in front of the new North
 00:43 20 Atrium, and then miscellaneous parking and so forth
 00:43 21 along the west face and front of the Bergen Building.
 00:43 22 And access into the Linwood and Phillips garages at
 00:43 23 the south end.
 00:43 24 And then in Phase II Bergen Building
 00:43 25 has come down, replaced by a new West Building and a

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:41 1 As you can see Option 1, has some poor
 00:41 2 -- green equals better, yellow is good and red is not
 00:41 3 so good.
 00:41 4 And, so, in Option 1, can you see that
 00:41 5 it has a number of red features and mainly those have
 00:41 6 to do with extent of the setbacks, the buffering
 00:41 7 along the Stielen edge and the extent of the green
 00:41 8 roofs.
 00:41 9 In Option 5, there are also poor
 00:41 10 performance areas. And I think these are generally
 00:41 11 having to do with the issues about putting more
 00:41 12 things below-grade.
 00:41 13 I mean, I think the basic difference
 00:41 14 between one and five has to do with the extent of
 00:41 15 parking underground and the impact that that has
 00:41 16 either in terms of excavation, the additional
 00:41 17 excavation that's required, the additional cost that
 00:41 18 would it have.
 00:40 19 And in some cases, we have a long
 00:40 20 conversation with the Valley Hospital team about the
 00:40 21 impact, their fears about the impact of placing park
 00:40 22 in the north end and the potential reduction and
 00:40 23 flexibility that the Hospital has in future growth
 00:40 24 and expansion.
 00:40 25 Option 6, has green and yellow. It

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-40 1 does have setbacks which are significantly better
 00:-40 2 than Option 1. It has more parking underground than
 00:-40 3 Option 1, has less than Option 5. But in the view of
 00:-40 4 the team as we looked at this, I think the major
 00:-40 5 differences are that it does increase the cost for
 00:-40 6 moving things below-grade is more expensive than what
 00:-40 7 was proposed in Option 1.

00:-40 8 It does minimize excavation, because
 00:-40 9 there is less parking underground. And because of
 00:-39 10 both of those things there is less dewatering.

00:-39 11 And Larry is going to speak a little
 00:-39 12 bit more about the excavation quantities and the
 00:-39 13 dewatering.

00:-39 14 Another issue that Option 6, relative
 00:-39 15 to Option 5, because we had suggested putting parking
 00:-39 16 along Van Dien at the edge of the property, it does
 00:-39 17 require more tiebacks and complicates the excavation
 00:-39 18 process because we're building up very close to the
 00:-39 19 edge of the Van Dien property. And we probably
 00:-39 20 require tiebacks into the street on the city property
 00:-39 21 -- on the Village property.

00:-39 22 I'm not going to go through more of
 00:-39 23 this because I think that sort of establishes the
 00:-39 24 overall framework in terms of the differences.

00:-39 25 Certainly, when we go to the question
Laura A. Carucci, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-37 1 parking above-grade.

00:-37 2 In terms of buffers, we think that
 00:-37 3 options 5 and 6 certainly give us more buffering
 00:-37 4 around the edge of the property.

00:-37 5 One issue with Option 5 is because
 00:-37 6 we're proposing parking along Van Dien, and the fact
 00:-37 7 that the underground water and drop conditions
 00:-37 8 indicated that we would probably keep them closer to
 00:-37 9 the surface then we would probably have liked if we
 00:-37 10 had other situations, it means that the soil and
 00:-36 11 conditions on top of those green roofs would not be
 00:-36 12 the same in terms of if there were no structure
 00:-36 13 underneath. That is, for example the green roofs on
 00:-36 14 top of the parking structures could have landscaping
 00:-36 15 and shrubbery, but probably not have large trees
 00:-36 16 because the facts there is no enough soil to cover
 00:-36 17 and support those.

00:-36 18 The third slide that we looked at had
 00:-36 19 to do with some issues relative to buffering the
 00:-36 20 conditions along Stielen Avenue. Option 1, was the
 00:-36 21 poorest performer in these in terms of the setbacks
 00:-36 22 and the buffering that was proposed.

00:-36 23 Option 5 called for covering things
 00:-36 24 over with a green roof. And, in turn, this presented
 00:-36 25 both a cost issue and also a question of getting
Laura A. Carucci, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-39 1 and answer, we can come back to any of these that we
 00:-39 2 think are appropriate.

00:-38 3 The next series of slides have to do
 00:-38 4 with things that we think of quantifiable. I believe
 00:-38 5 the previous slide was a little bit more of a
 00:-38 6 qualitative or a judgemental issue. And the next
 00:-38 7 four slides have to do with things that are clearly
 00:-38 8 quantifiable. And they have to do for example, with
 00:-38 9 what are the setbacks vis-a-vis the current zoning,
 00:-38 10 which is the first column. And we looked at each of
 00:-38 11 the options relative to the setback for hospital
 00:-38 12 functions, noting the differences between the three
 00:-38 13 options.

00:-38 14 In general, options 5 and 6 are further
 00:-38 15 back from all edges of the property than Option 1.
 00:-38 16 And in general, the tradeoff is that options 5 or 6
 00:-38 17 are one story higher than Option 1.

00:-38 18 Slide two has to do with parking. And
 00:-38 19 we looked at the same issues in terms of setbacks and
 00:-37 20 requirements for parking. Not going to go through
 00:-37 21 the details of that, but in general to say that
 00:-37 22 Option 1 has the most parking above-grade. Option 5
 00:-37 23 has the most parking below-grade. And Option 6 is
 00:-37 24 sort of in between the two in terms of substantial
 00:-37 25 parking underground, but also a fair amount of

Laura A. Carucci, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-35 1 access to some of the things that might necessarily
 00:-35 2 be located underneath those roofs and maintaining
 00:-35 3 those roofs.

00:-35 4 Then Option 6 was a situation which
 00:-35 5 greater buffering was proposed in terms of trees and
 00:-35 6 walls to get better protection to the service and ED
 00:-35 7 functions along that edge, and also to cover parts of
 00:-35 8 the service area. For example, in terms of covering
 00:-35 9 those things that would be truck or other vehicular
 00:-35 10 or service access.

00:-35 11 The next slide has the do with the
 00:-35 12 underground situation. Larry, I think, I'll let you
 00:-35 13 walk through these next two. And I think with those
 00:-35 14 two slides, it's going -- we'll go to question and
 00:-35 15 answer.

00:-35 16 MR. KELLER: Sure.

00:-35 17 MR. SKORUPA: Okay.

00:-35 18 MR. KELLER: What this slide is showing
 00:-34 19 is the -- first off, the difference in the number of
 00:-34 20 trucks that would leave the site that it would be
 00:-34 21 associated with excavation, concrete and let me just
 00:-34 22 read some of the numbers. It may be a little
 00:-34 23 difficult for you at this point.

00:-34 24 MR. SKORUPA: Maybe this.

00:-34 25 MR. KELLER: Yes, there you go.

Laura A. Carucci, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-34 1 The total estimated -- the total
 00:-34 2 estimated earthwork volume to come off the site for
 00:-34 3 Option 1 and Option 6 are somewhat similar. You're
 00:-34 4 looking at roughly 260,000 cubic yards for Option 1;
 00:-34 5 and 330,000 cubic yards for Option 6.
 00:-34 6 Whereas, in Option 5 where you most of
 00:-34 7 the parking underground the number climbs to
 00:-34 8 approximately 450,000 cubic yards.
 00:-34 9 Now, what does that mean in terms of
 00:-33 10 the number of trucks that you would see? You have to
 00:-33 11 make some estimates along the way about how much a
 00:-33 12 truck can hold and so forth and how thick the walls
 00:-33 13 are for the basements.
 00:-33 14 I'm going to refer to my presentation,
 00:-33 15 it's a little easier to view I think.
 00:-33 16 In terms of the total estimated number
 00:-33 17 of trucks, when I look at Option 1 and Option 6,
 00:-33 18 Option 1 is -- is about 22,000 trucks. Option 6
 00:-33 19 about 27,000 trucks. Option 5, again, with the
 00:-33 20 parking underground, you're looking at about 37,000
 00:-33 21 trucks. There's a difference between five and six of
 00:-33 22 10,000 trucks. And between five and one of about
 00:-32 23 15,000 trucks, plus or minus.
 00:-32 24 It's further broken down between Phase
 00:-32 25 I and Phase II, however the ratios are somewhat

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-31 1 When the basement elevations were raised to roughly
 00:-31 2 81 feet above mean sea level most of the rock
 00:-31 3 excavation was avoided. There may be 1,000 to
 00:-31 4 3,000 cubic yards of rock associated with the
 00:-31 5 excavations by maintaining only two levels
 00:-31 6 below-grade.
 00:-30 7 One of the main concerns with the
 00:-30 8 excavation below-grade goes back to the slide that I
 00:-30 9 showed you on the dewatering aspect. We've had some
 00:-30 10 discussions with the Valley professionals about the
 00:-30 11 dewatering program. The estimates that have been
 00:-30 12 discussed are about 4,000 -- 400 -- excuse me -- 400
 00:-30 13 to 500 gallons per minute to dewater, for instance,
 00:-30 14 the North Building excavation, to get to the
 00:-30 15 basement.
 00:-30 16 What that translates to, I know that's
 00:-30 17 tough to put a finger on, but it's roughly about
 00:-30 18 576,000 gallons per day of water that would have to
 00:-30 19 be removed from, for instance, the North Building
 00:-30 20 excavation.
 00:-30 21 MS. PRICE: Larry, can I just interrupt
 00:-30 22 you on this? Can you hear me?
 00:-30 23 Just for the people who are in
 00:-30 24 attendance who may not have been at prior meetings,
 00:-29 25 can you just explain the phrase "dewatering" and what

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-32 1 similar.
 00:-32 2 When you look at Phase I, both options
 00:-32 3 1 and 6 are about 16,000 trucks, whereas Option 5 is
 00:-32 4 about 23,000. And the remainder is picked up in the
 00:-32 5 Phase II development.
 00:-32 6 The next numbers that I took a look at
 00:-32 7 were with the duration of construction for
 00:-32 8 below-grade. And to do that, what I looked at was
 00:-32 9 the excavation that would take place. The shoring
 00:-32 10 that would take place. I had to make an estimate on
 00:-32 11 the amount of concrete that would be in the
 00:-32 12 below-grade portion of the building. And also assume
 00:-32 13 some of the underpinning of the existing buildings.
 00:-32 14 Based on that, what I looked at for
 00:-31 15 Option 1 was duration of about 2.1 years; Option 6 at
 00:-31 16 2.6; and Option 5 at 3.3.
 00:-31 17 Now, that doesn't necessarily mean that
 00:-31 18 there's trucks leaving the site during that entire
 00:-31 19 period because of the shoring that needs to go in
 00:-31 20 place and the concrete that's -- that's in place.
 00:-31 21 And the concrete had some concrete trucks associated
 00:-31 22 with it, but not to the extent that you would
 00:-31 23 necessarily see during an excavation process.
 00:-31 24 So those were the key factors, I think,
 00:-31 25 that we looked at from an excavation standpoint.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-29 1 that means in connection with the construction?
 00:-29 2 MR. KELLER: Well, to construct below
 00:-29 3 the groundwater table, you obviously can't -- you
 00:-29 4 wouldn't construct below the physical water table
 00:-29 5 elevation. So, if the water table is ten feet down
 00:-29 6 and you want to dig to 30 feet, you have to remove
 00:-29 7 any water that would enter that excavation.
 00:-29 8 I hope that answers the question or
 00:-29 9 explains it a little better for everybody.
 00:-29 10 So, as you dig, water enters the
 00:-29 11 excavation, you typically would get rid of it by
 00:-29 12 pumping it. And you have to pump it to a discharge
 00:-29 13 location. Whether that's reinjecting it to the site,
 00:-29 14 sending to it to the Village's stormwater system, et
 00:-29 15 cetera. But at the end of the day that amount of
 00:-29 16 water needs to be handled.
 00:-29 17 So, there's two sides to that too.
 00:-29 18 There's the side of it what do you with all this
 00:-28 19 water. And the thought is, as I just said, reinject
 00:-28 20 it or send it into the storm system. I think there
 00:-28 21 has been some discussion of being able to send it to
 00:-28 22 the local treatment plant as well.
 00:-28 23 The other side is you're also drawing
 00:-28 24 water from somewhere. And the ways of influence of
 00:-28 25 these types of dewatering operations, it can run from

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-28 1 four or 500 feet to almost 1500 feet from the point
 00:-28 2 of where you're dewatering.
 00:-28 3 So, the impacts to that also are
 00:-28 4 important in the overall dewatering scheme.
 00:-28 5 And then this next slide is really just
 00:-28 6 a bar chart comparison of the number of trucks for
 00:-28 7 soil, rock and concrete. I really went through them
 00:-28 8 before previously, but this is broken down by phase
 00:-28 9 with the light blue being Phase I and the darker
 00:-27 10 green, I guess we'll call it, being Phase II.
 00:-27 11 But the ratios are similar between
 00:-27 12 Option 1 and Option 6 with Option 5 having the most
 00:-27 13 trucks when you take into account the soil that would
 00:-27 14 be excavated, the rock that would be excavated and
 00:-27 15 the concrete that would be delivered to the site for
 00:-27 16 foundation construction and below-grade walls and
 00:-27 17 such.
 00:-27 18 From that standpoint those were the
 00:-27 19 highlights that we wanted to hit tonight. I think
 00:-27 20 these are some of the items that we have been
 00:-27 21 discussing for sometime, but with that I will open it
 00:-27 22 up if there are any questions for myself or Ray that
 00:-27 23 we can respond to at this time.
 00:-27 24 CHAIRMAN NICHOLSON: Well, questions
 00:-27 25 why don't we take it one at a time and I suggest that
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-27 1 we start with questions from Blais and we'd be at the
 00:-27 2 table?
 00:-27 3 MS. PRICE: Yes. Yes.
 00:-26 4 CHAIRMAN NICHOLSON: Let's go back.
 00:-26 5 MS. PRICE: Yes.
 00:-26 6 CHAIRMAN NICHOLSON: We will come back
 00:-25 7 to it.
 00:-25 8 MR. BRANCHEAU: Larry, I'm going to
 00:-25 9 start with your report and then I'll ask Ray some
 00:-25 10 questions about his.
 00:-25 11 The issues, as I understand it, with
 00:-25 12 the subsurface excavation, are related to not just --
 00:-25 13 well, let me try to just recap them just so everyone
 00:-25 14 has a clearer idea on it and then you can confirm
 00:-25 15 whether that's the case. We're dealing with time and
 00:-25 16 construction which obviously affects people living in
 00:-25 17 the area. We're dealing with the amount of trucks
 00:-25 18 related to that construction, which similarly affects
 00:-25 19 not just the immediate area, but further afield as
 00:-25 20 those trucks have to travel through Village streets.
 00:-25 21 We're dealing with the volume of dewatering. And as
 00:-24 22 I understand it, the deeper you go and the more that
 00:-24 23 you excavate, the more dewatering that has to occur?
 00:-24 24 MR. KELLER: Yes, the elevations are
 00:-24 25 roughly the same for the subsurface construction, but
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-24 1 it's the amount of time. So, the more excavation you
 00:-24 2 have, the longer you're going to be dewatering. So
 00:-24 3 that the volume would increase.
 00:-24 4 MR. BRANCHEAU: All right. So, what
 00:-24 5 your table is listed gallons as day --
 00:-24 6 MR. KELLER: That's consistent, because
 00:-24 7 that's a function of the soils and how much -- in the
 00:-24 8 site if you want to -- want to use the word, the term
 00:-24 9 "aquifer", how much water the aquifer would generate.
 00:-24 10 MR. BRANCHEAU: All right. So -- but
 00:-24 11 it would be done for a longer period?
 00:-24 12 MR. KELLER: Right.
 00:-24 13 MR. BRANCHEAU: So, that would key back
 00:-24 14 then to the -- is there any -- is the time frames the
 00:-24 15 critical path relate to the dewatering at all or is
 00:-24 16 that a separate issue?
 00:-24 17 MR. KELLER: Yeah, dewatering wouldn't
 00:-24 18 necessarily be a critical path, because dewatering
 00:-24 19 would be -- it would support a critical path item
 00:-23 20 such as the time it takes to create the excavation.
 00:-23 21 MR. BRANCHEAU: All right. So how
 00:-23 22 would, say, the community be affected by dewatering
 00:-23 23 operations?
 00:-23 24 I think one of you inferred before was
 00:-23 25 the potential impact upon Village wells. But, that's
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-23 1 an unknown as of this point.
 00:-23 2 MR. KELLER: Yes, that's correct. I
 00:-23 3 mean it -- there would be a source of where the water
 00:-23 4 would generated from, right, which is the
 00:-23 5 groundwater. And how that translates to where the
 00:-23 6 community wells are right now would have to be
 00:-23 7 addressed. There would have to be a mechanism put in
 00:-23 8 place that you pull water from somewhere that you
 00:-23 9 didn't need to pull water.
 00:-23 10 MR. BRANCHEAU: All right. But, again,
 00:-23 11 that's as of this moment an unknown?
 00:-23 12 MR. KELLER: It is an unknown. I mean
 00:-23 13 I have seen a map of some of the community wells.
 00:-22 14 They're generally 1500 to 2000 feet from the
 00:-22 15 Hospital.
 00:-22 16 But, again there hasn't been a specific
 00:-22 17 hydrological study completed for this site. And at
 00:-22 18 the end of the day that would need be addressed.
 00:-22 19 MR. BRANCHEAU: For purposes of
 00:-22 20 comparing the options though, do the options have
 00:-22 21 differing impacts upon the groundwater systems or are
 00:-22 22 they basically equivalent?
 00:-22 23 MR. KELLER: They're basically
 00:-22 24 equivalent from the standpoint that the excavation
 00:-22 25 and options 1 and 6 are similar. When you take a
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-22 1 look at Option 5, there's additional -- all the
 00:-22 2 parking is below-grade. So, there's additional
 00:-22 3 subsurface excavation. The groundwater would be
 00:-22 4 dewatered for a longer period of time.
 00:-22 5 I would assume that there would be, at
 00:-22 6 some point, the groundwater dewatering process would
 00:-22 7 reach a steady state condition. So, that there is a
 00:-21 8 point that -- there is a point -- I don't know what
 00:-21 9 that point is right now as I stand here, but there is
 00:-21 10 a point that once you start dewatering, you reach a
 00:-21 11 steady state condition. So, what you pull and what
 00:-21 12 you dry isn't going to change if you went from 6
 00:-21 13 months to 12 months or I don't know if that's the
 00:-21 14 case, but from -- there's a point in time where it
 00:-21 15 doesn't expand.
 00:-21 16 MR. BRANCHEAU: Leaving aside the
 00:-21 17 question of the community wells and if there would or
 00:-21 18 would not be any impact on those wells, are there any
 00:-21 19 other issues that would affect the community as far
 00:-21 20 as the dewatering operations?
 00:-21 21 MR. KELLER: There is potential when
 00:-21 22 you lower the water table to create settlement within
 00:-21 23 that cone of influence. In other words, when you
 00:-21 24 start to pull water, you draw the water table down.
 00:-21 25 Soil that used to float -- all right, if you can

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-21 1 think of it this way, soil that used to float is now
 00:-21 2 saturated and heavy and not floating. It's
 00:-21 3 waterlogged, but the water's not there to help keep
 00:-20 4 give it buoyant effect. That can induce settlements,
 00:-20 5 you'd see it more in a different type of geology, a
 00:-20 6 different type of soils, not as much in sandier soils
 00:-20 7 as you have in this site. But there is potential for
 00:-20 8 that.
 00:-20 9 MR. BRANCHEAU: And as far as, again,
 00:-20 10 comparing that between the options, that doesn't
 00:-20 11 really vary between the options?
 00:-20 12 MR. KELLER: It wouldn't because from
 00:-20 13 the standpoint of -- unless -- the only way I could
 00:-20 14 see that it would -- it would change it, if the
 00:-20 15 entire, for instance, if Option 5, the entire
 00:-20 16 subsurface construction was all excavated at once at
 00:-20 17 the same time. There would be a bigger excavation,
 00:-20 18 you would have to dewater a little bit more. You'd
 00:-20 19 have more pumps pulling water. All right?
 00:-20 20 But given that the Hospital has
 00:-20 21 operations going on and they're probably only going
 00:-20 22 to be working sections at a time, so from the
 00:-20 23 standpoint of Option 5 pulling more water and
 00:-19 24 creating more settlement, as compared to Option 6 or
 00:-19 25 Option 1, I don't think that is going to be the case,

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-19 1 because once you drop the water -- it's the cone of
 00:-19 2 influence that you're concerned of from the
 00:-19 3 settlement standpoint. It's how far does the cone
 00:-19 4 go. Where is the water table now? Where is the
 00:-19 5 water table when y.
 00:-19 6 MR. BRANCHEAU: Ou start pumping? How
 00:-19 7 much have you lowered it? How much heavier have you
 00:-19 8 made soil where the water table used to be.
 00:-19 9 I hope that answers your question.
 00:-19 10 MR. BRANCHEAU: Well, yes, I think I
 00:-19 11 have at least a conceptual understanding. To recap,
 00:-19 12 you're saying that if Option 5 were to involve a
 00:-19 13 greater amount of excavation at one time, that it
 00:-19 14 could have a potentially greater area of influence on
 00:-19 15 the groundwater and with that a potentially greater
 00:-19 16 impact on possibly settling or the community wells.
 00:-19 17 MR. KELLER: Correct.
 00:-19 18 MR. BRANCHEAU: But as far -- other
 00:-18 19 than that the three options are --
 00:-18 20 MR. KELLER: I think they're somewhat
 00:-18 21 similar, right.
 00:-18 22 MR. BRANCHEAU: -- straightforward.
 00:-18 23 MR. KELLER: Yes.
 00:-18 24 MR. BRANCHEAU: As far as getting rid
 00:-18 25 of all that water, you mentioned injection, which

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-18 1 seems to me is just recirculating it.
 00:-18 2 MR. KELLER: Uh-huh.
 00:-18 3 MR. BRANCHEAU: Because obviously once
 00:-18 4 you reinject it it's going to seek its level again.
 00:-18 5 And then now you've got to dewater what you've
 00:-18 6 reinjected.
 00:-18 7 MR. KELLER: That's true.
 00:-18 8 MR. BRANCHEAU: So, it's just slowing
 00:-18 9 down the rate of dewatering that -- or the amount of
 00:-18 10 inflow of water that would be coming back in that you
 00:-18 11 now have to re-pump again.
 00:-18 12 The only other option then is to put it
 00:-18 13 into the Village's either storm system or the
 00:-18 14 sanitary system.
 00:-18 15 Are there any issues related to that,
 00:-18 16 such as the capacity of either the treatment plant to
 00:-18 17 handle the water or the capacity of the storm system
 00:-18 18 to handle that volume of water or the quality of the
 00:-18 19 water as far as putting it in the stormwater system?
 00:-17 20 MR. KELLER: Well, the stormwater
 00:-17 21 system, I would suspect, and I think everybody's
 00:-17 22 familiar with the recent rain and the flooding that's
 00:-17 23 been caused, i would suspect that there could be some
 00:-17 24 issues with putting it in the storm system.
 00:-17 25 As far as the sanitary system and the

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-17 1 treatment plant, it's my understanding after
 00:-17 2 discussions with Chris that there is capacity there.
 00:-17 3 I would defer that -- the actual answer to the
 00:-17 4 sanitary system to the Village Engineer to comment
 00:-17 5 further.
 00:-17 6 MR. BRANCHEAU: All right. The other
 00:-17 7 issue, as I understand it, the main issue related to
 00:-17 8 the excavation is the shoring and stabilization
 00:-17 9 activities.
 00:-17 10 And I see in your table -- I know you
 00:-17 11 mention it in your report, but in this table there's
 00:-17 12 really nothing that I see regarding that.
 00:-17 13 How would you compare the three options
 00:-17 14 as far as the shoring and stabilization issues and
 00:-16 15 how each one addresses those.
 00:-16 16 MR. KELLER: Well, from a shoring
 00:-16 17 standpoint, again Option 1 and Option 6 are similar.
 00:-16 18 There are some pinch-points that would depend on the
 00:-16 19 final footprint of the North Building location; such
 00:-16 20 as in the northeastern portion of the property, the
 00:-16 21 shoring could encroach the properties on Stielen
 00:-16 22 Avenue. There's been some discussions with the
 00:-16 23 Valley professionals that they would be able to slope
 00:-16 24 the excavation so as they wouldn't need as high a
 00:-16 25 shoring. And they felt that they could keep the
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-16 1 shoring on the Stielen Avenue side within their
 00:-16 2 property lines. Same with on the northern portion of
 00:-16 3 the property along Ben Franklin.
 00:-16 4 So, from one and six standpoint it
 00:-16 5 could be handled. From Option 5, I think, where you
 00:-16 6 have parking along Van Dien below-grade, which is
 00:-16 7 basically right up to the property line, if you went
 00:-15 8 with a conventional tieback shoring method you would
 00:-15 9 need some type of permanent easement probably from
 00:-15 10 the Village. If not -- certainly a temporary
 00:-15 11 easement within the Van Dien right-of-way, at least.
 00:-15 12 Now, if you didn't go with the tieback
 00:-15 13 method, you would go with breakers that support the
 00:-15 14 excavation support system from the inside of the
 00:-15 15 excavation. It will slowdown construction, you have
 00:-15 16 the work around the breakers, it would make -- it
 00:-15 17 would make waterproofing difficult and so forth.
 00:-15 18 MR. BRANCHEAU: So, the time frames
 00:-15 19 that you've cited in this table, are they based upon
 00:-15 20 tiebacks or breakers.
 00:-15 21 MR. KELLER: They're based upon the
 00:-15 22 tiebacks.
 00:-15 23 MR. BRANCHEAU: They're based upon the
 00:-15 24 tiebacks. So, if breakers, these timetables would
 00:-15 25 change.
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-15 1 MR. KELLER: Sure, they'd increase.
 00:-15 2 MS. PRICE: Blais, can I just ask you a
 00:-15 3 tiebacks question?
 00:-15 4 MR. BRANCHEAU: Sure.
 00:-14 5 MS. PRICE: On the issue of tiebacks on
 00:-14 6 Option 5, Larry, have you had an opportunity to look
 00:-14 7 at how far that potential encroachment into the
 00:-14 8 right-of-way a tieback would need to be in order to
 00:-14 9 support the underground structure?
 00:-14 10 MR. KELLER: Yes, a safe range is 40 to
 00:-14 11 50 feet.
 00:-14 12 I think, we've decreased the excavation
 00:-14 13 to two floors along Van Dien, which means you're
 00:-14 14 looking at about a 20-25-foot cut. So, you may get
 00:-14 15 into that 30, 40 foot range from the property line,
 00:-14 16 beyond the property line.
 00:-14 17 MS. PRICE: And, if it had to go
 00:-14 18 40 feet into Van Dien for that, what would the level
 00:-14 19 of disruption on Van Dien be for that installation?
 00:-14 20 MR. KELLER: Well, the concern would be
 00:-14 21 along Van Dien, that you didn't impact any of the
 00:-14 22 utilities that are currently there. I know there's a
 00:-14 23 six-inches gas line in the roadway. There's a water
 00:-14 24 line. You have a slew of utilities that you'd have
 00:-13 25 to go below.
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-13 1 Other than that, I don't know that an
 00:-13 2 impact would be felt from Van Dien unless you had to
 00:-13 3 go back in and fix a storm drain line, we'd have to
 00:-13 4 be careful that you didn't -- that the tiebacks were
 00:-13 5 below the storm drain line or below the sanitary
 00:-13 6 line. But from that standpoint, you wouldn't
 00:-13 7 necessarily -- anybody who's standing on the street
 00:-13 8 or anybody wouldn't necessarily see it.
 00:-13 9 MR. BRANCHEAU: The last question,
 00:-13 10 Larry, on this is on any of these different
 00:-13 11 scenarios, other than what would be occurring with
 00:-13 12 any scenario, do you foresee any long term closures
 00:-13 13 of roadways under one scenario that you wouldn't see
 00:-13 14 under another?
 00:-13 15 MR. KELLER: I don't see a long term
 00:-13 16 closure of the roadway from the standpoint of could
 00:-13 17 the tiebacks be installed along Van Dien with the
 00:-12 18 roadway open? I think, it could be. I think they
 00:-12 19 could be. Could the building be constructed right to
 00:-12 20 the property line and could you install waterproofing
 00:-12 21 and so forth, that may be a challenge. And that
 00:-12 22 might require either some creative form work or
 00:-12 23 having a small easement during construction to
 00:-12 24 actually construct the walls.
 00:-12 25 MR. BRANCHEAU: Okay, just one more
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-12 1 question to cap that I missed before, a number of
 00:-12 2 these rows in your table only deal with Phase I
 00:-12 3 calculations.
 00:-12 4 MR. KELLER: Yes.
 00:-12 5 MR. BRANCHEAU: Phase II has been
 00:-12 6 omitted just to be clear because it's too conjectural
 00:-12 7 at this point? Is that the reason?
 00:-12 8 MR. KELLER: That's partly the reason,
 00:-12 9 sure. The Phase II, there is some discussion of a
 00:-12 10 south parking garage and, so forth, but the timeframe
 00:-11 11 on that is, I think, things could change down the
 00:-11 12 road.
 00:-11 13 MR. BRANCHEAU: I have a few questions
 00:-11 14 for Ray as well on this.
 00:-11 15 Ray, I'm going to focus on the red,
 00:-11 16 green and yellow table, the option comparison. And I
 00:-11 17 know in the title of that it says "at end of Phase
 00:-11 18 II".
 00:-11 19 If Phase I were all that were built or
 00:-11 20 if Phase I were all that were built for a
 00:-11 21 considerable period of time, how would that affect
 00:-11 22 the representations in this table?
 00:-11 23 MR. SKORUPA: In general, it would
 00:-11 24 affect the quantity of excavation. I believe, what
 00:-10 25 we have looked at in Phase I, for what I'll call the
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-09 1 at both Phase I and II. And I don't think there
 00:-09 2 would be any substantial change between the -- you
 00:-09 3 know, the way we would rate them if we had the Phase
 00:-09 4 I chart versus a Phase I plus II chart.
 00:-09 5 MR. BRANCHEAU: The same thing with the
 00:-09 6 more detailed calculations later, some of those
 00:-09 7 calculations might change if you were only looking at
 00:-09 8 Phase I. But, in general, you don't feel that they
 00:-09 9 would affect the overall representation as far as
 00:-09 10 comparing one option versus another?
 00:-09 11 MR. SKORUPA: No.
 00:-09 12 As I said earlier I think if you look
 00:-08 13 at Phase II of options five and six, for example, I
 00:-08 14 think they would be very similar, but when you put
 00:-08 15 the two phases together, I think the way we
 00:-08 16 represented it is a fairly accurate way of looking at
 00:-08 17 the total project, yes.
 00:-08 18 Have I answered your question?
 00:-08 19 MR. BRANCHEAU: I think so.
 00:-08 20 The only other question that I have is
 00:-08 21 in translating this into a Master Plan document, all
 00:-08 22 right which --
 00:-08 23 MR. SKORUPA: That's going to be your
 00:-08 24 job.
 00:-08 25 MR. BRANCHEAU: Yes.
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-10 1 Van Dien parking structures, below-grade, it's about
 00:-10 2 250,000 square feet of parking that would be involved
 00:-10 3 in that.
 00:-10 4 For Phase II, the south parking, when
 00:-10 5 we looked at it, it was about 520 cars which would be
 00:-10 6 somewhere in the range of about less than
 00:-10 7 200,000 square feet of parking for that.
 00:-10 8 So I think the major difficulties for
 00:-10 9 when you look at just Phase I versus Phase II is that
 00:-10 10 much of the differences between options five and six
 00:-10 11 occur in Phase I, not in Phase II.
 00:-10 12 I think options five and six are
 00:-10 13 actually quite similar in terms of the quantity of
 00:-10 14 excavation, where the buildings are located, et
 00:-10 15 cetera.
 00:-10 16 So, the differences, Blais, I think are
 00:-09 17 really in Option 1 where excavation -- you know the
 00:-09 18 underground that Larry talked about would be most
 00:-09 19 prevalent in that phase.
 00:-09 20 MR. BRANCHEAU: So you feel that the
 00:-09 21 representations wouldn't change significantly, if all
 00:-09 22 we saw were Phase I.
 00:-09 23 MR. SKORUPA: No, you're right. Yes, I
 00:-09 24 think that's true. I think the way we've tried to
 00:-09 25 characterize it. I think what is appropriate to look
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-08 1 Are there any areas of this that you
 00:-08 2 foresee any difficulty in putting into sort of a
 00:-08 3 policy representation, without extensive further
 00:-08 4 study.
 00:-08 5 MR. SKORUPA: No, I don't think so.
 00:-08 6 The only issue that comes to mind would be, for
 00:-07 7 example, we've had some discussion about the quantity
 00:-07 8 of clinical space that we proposed.
 00:-07 9 And in our report we said that we
 00:-07 10 thought it should be around a million square feet of
 00:-07 11 hospital space.
 00:-07 12 One of the things that, in our
 00:-07 13 discussions with the Hospital and I think you've been
 00:-07 14 party to some of those, we think there is an element
 00:-07 15 of public amenities that hospitals these days need to
 00:-07 16 provide, for example, atriums, public spaces and
 00:-07 17 things like that. And we think that the regulations
 00:-07 18 ought to be written in such a way that a hospital is
 00:-07 19 not penalized for these public amenities at the
 00:-07 20 expenses of clinical functions.
 00:-07 21 So, I think that would be one area that
 00:-07 22 I would be very interested in structuring the
 00:-07 23 language so there's some incentive for the Hospital
 00:-07 24 to make some of these amenities available.
 00:-07 25 The other thing that comes to mind
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:07 1 would be the question of how parking relates to the
00:07 2 overall build up on the campus and making sure that
00:06 3 when parking goes below-grade that there is no
00:06 4 penalty to the institution for doing that, but maybe
00:06 5 there's some benefits. Those would be the two areas,
00:06 6 Blais, that I would want to look at the language to
00:06 7 make sure that we're offering proper incentives for
00:06 8 the institution to do those things.

00:06 9 MR. BRANCHEAU: All right. On the
00:06 10 issue of, you mentioned a couple of times on the
00:06 11 million square feet.

00:06 12 MR. SKORUPA: Yes.

00:06 13 MR. BRANCHEAU: I'm assuming that is
00:06 14 just a rough number, you know, because some of the
00:06 15 options, it goes almost to 1.2 million on two of
00:06 16 them, and it's closer to 1 million on Option 5.

00:06 17 MR. SKORUPA: Right.

00:06 18 MR. BRANCHEAU: So, is that -- you're
00:06 19 just throwing 1 million as a ball park figure?

00:06 20 MR. SKORUPA: Yes, I mean, the million
00:06 21 that I was using was saying that that's really for
00:06 22 clinical functions.

00:06 23 And, for example, if you look at both
00:06 24 options five -- one, five and six, there's -- don't
00:06 25 know quote me on the number, but there's a fair

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:04 1 one of the first meetings that we had, there was a
00:04 2 long discussion about, you know, what's counted and
00:04 3 what's not counted. We said, let's eliminate the
00:04 4 zoningese, the zoning language and speak in sort of
00:04 5 common language and that's where we couched the
00:04 6 phrase "a million square feet" which would include
00:04 7 all clinical functions, including support, mechanical
00:04 8 and things that would be enclosed.

00:04 9 So, yes, it would include, for example,
00:04 10 mechanical penthouse which were enclosed upon the
00:04 11 roof. It would include pump rooms and emergency
00:04 12 generator spaces, you know, in lower parts the
00:04 13 building.

00:04 14 So, the number was meant to be
00:04 15 comprehensive for a total hospital that could
00:04 16 function with those necessary mechanical and other
00:04 17 support spaces.

00:04 18 MR. BRANCHEAU: And obviously that
00:04 19 doesn't include things like parking decks.

00:04 20 MR. SKORUPA: Does not. And we made
00:04 21 distinction also because the way the current code,
00:04 22 your code counts parking, for example, if parking's
00:03 23 on the roof versus parking on the grade.

00:03 24 So, we tried also to put that into sort
00:03 25 of standard English, so that if there was a parking

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:05 1 amount of space that is dedicated to a public atrium.
00:05 2 And I think that should be excluded from the million
00:05 3 square feet, in terms of what is permitted on the
00:05 4 campus. That was what I referred to in my earlier
00:05 5 comment.

00:05 6 MR. BRANCHEAU: Okay.

00:05 7 MR. SKORUPA: So, in Option 5, I think
00:05 8 we had maybe 40,000 square feet, maybe not quite as
00:05 9 big. And I think when I did sort of rough
00:05 10 calculation of Option 1, which is the only option we
00:05 11 had plans for, I think it was somewhere in the range
00:05 12 of maybe 70 to 80,000 square feet.

00:05 13 So, that accounts for some of the
00:05 14 differences, I think, in terms of the gross area
00:05 15 that's -- on the three options.

00:05 16 I think Option 1 was a 1,000,070,
00:05 17 Option 5, is 1,000,035 and Option 6, I think, was
00:05 18 1,000,180. So, some of that, I think, has to do with
00:05 19 public amenities.

00:05 20 MR. BRANCHEAU: Right.

00:05 21 And as far as mechanical areas, this --
00:05 22 I'm assuming does this include like the penthouse
00:05 23 mechanicals or does it include other mechanical
00:05 24 spaces for the Hospital that are going to be built.

00:04 25 MR. SKORUPA: This was -- if you recall
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:03 1 structure it was considered one-way. If it was on
00:03 2 grade, it was another way. And I think those are the
00:03 3 things that we would want to work with you in terms
00:03 4 of making sure -- because just as an aside, I mean
00:03 5 parking is extremely important for institutions these
00:03 6 days. And having adequate parking is -- I'm not
00:03 7 going to say is as important as having ORs, but it is
00:03 8 certainly an important ingredient in making
00:03 9 institutions work, you know, for the 21st Century.

00:03 10 So, yes, that would be something --
00:03 11 that would be an area that we would want to make sure
00:03 12 that the zoning language recognized what's needed and
00:03 13 doesn't penalize the institution for those things.

00:03 14 And also protects the interests of the
00:03 15 community in terms of shielding and underground
00:03 16 parking and things of that sort.

00:03 17 MR. BRANCHEAU: Thank you.

00:03 18 CHAIRMAN NICHOLSON: Anything else,
00:03 19 Blais?

00:03 20 MR. BRANCHEAU: That's all.

00:02 21 CHAIRMAN NICHOLSON: Chris?

00:02 22 MR. RUTISHAUSER: Yes, I just have a
00:02 23 couple of questions for Larry if I may please.

00:02 24 Getting back to the dewatering that may
00:02 25 be required by the various options. Given the site

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-02 1 geotechnical conditions, is there any way to minimize
 00:-02 2 the anticipated dewatering quantities by say sealing
 00:-02 3 the excavation site, a slurry cut off wall or any
 00:-02 4 other means that you may know of?
 00:-02 5 MR. KELLER: You could -- yes, you
 00:-02 6 could use a slurry cut off wall. You can work
 00:-02 7 smaller sections.
 00:-02 8 It makes waterproofing difficult, but
 00:-02 9 -- in pouring the bottom floor slab, very difficult,
 00:-02 10 but you could work the building in sections and use
 00:-02 11 mitigation methods like you spoke of a slurry wall or
 00:-02 12 something along those lines.
 00:-02 13 MR. RUTISHAUSER: And going down that
 00:-02 14 route you could probably -- the work could possibly
 00:-02 15 reduce the quantity of dewatering significantly?
 00:-01 16 MR. KELLER: That's correct.
 00:-01 17 MR. RUTISHAUSER: Would it be feasible
 00:-01 18 for the Hospital to consider that financially?
 00:-01 19 MR. KELLER: That's -- that's a tough
 00:-01 20 question because what I -- from a cost perspective, I
 00:-01 21 don't know what's feasible for them or not. I
 00:-01 22 couldn't say one way or another.
 00:-01 23 Are slurry walls expensive? Yeah, I
 00:-01 24 think they're expensive.
 00:-01 25 Is it relatively expensive? I don't

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:00 1 MR. RUTISHAUSER: Nothing further.
 00:00 2 Thank you.
 00:00 3 CHAIRMAN NICHOLSON: Thank you, Chris.
 00:00 4 Gail?
 00:00 5 MS. PRICE: I have a couple of
 00:00 6 questions for Ray.
 00:00 7 Ray, I think that the tables were a
 00:00 8 little difficult maybe to read, just in terms of the
 00:00 9 distance and the font. So, I'd like to just take you
 00:00 10 through a couple of questions that may clarify a
 00:00 11 couple of the items that were talked about.
 00:00 12 I think you're going to may be need
 00:00 13 your notes, I don't know. You know maybe need your
 00:00 14 notes because I just want to talk about the different
 00:00 15 options.
 00:00 16 It's my understanding that the
 00:00 17 difference between Option 1, which was the original
 00:00 18 option, and options five and six, in terms of
 00:00 19 building height, is one story of usable floor area
 00:00 20 for hospital space, not counting the mechanical
 00:00 21 space; is that correct?
 00:00 22 MR. SKORUPA: Yes, that's correct.
 00:00 23 MS. PRICE: And that additional height
 00:00 24 differential is 14 feet?
 00:00 25 MR. SKORUPA: Yes, I think in both

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:-01 1 know.
 00:-01 2 MR. RUTISHAUSER: Do the site
 00:-01 3 conditions lend themselves well to a slurry cut off
 00:-01 4 wall?
 00:-01 5 MR. KELLER: Yeah, I mean basically
 00:-01 6 what's -- that's where a slurry walls is put into
 00:-01 7 place where you're excavating below the groundwater
 00:-01 8 table. And the slurry just -- the way a slurry wall
 00:-01 9 is typically installed is you dig a trench, you fill
 00:-01 10 the trench with slurry, the slurry displaces the
 00:-01 11 water or the other soil and you create a wall,
 00:-01 12 basically, out of that slurry. It can harden. It
 00:-01 13 can become a concrete wall or it can just stay a
 00:00 14 slurry and reroute the groundwater.
 00:00 15 MR. RUTISHAUSER: If Valley Hospital
 00:00 16 were to go with a slurry wall, do you foresee any
 00:00 17 drawbacks to the community at large?
 00:00 18 MR. KELLER: Maybe a few more trucks to
 00:00 19 dispose of the slurry when you're finished.
 00:00 20 MR. RUTISHAUSER: The slurry would have
 00:00 21 to be removed or it could --
 00:00 22 MR. KELLER: Not necessarily.
 00:00 23 MR. RUTISHAUSER: -- it could left?
 00:00 24 MR. KELLER: No, it could be left in
 00:00 25 place, too.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:00 1 options five and six we were using 14 feet as the
 00:00 2 proposed North Wing and presumably future West Wing
 00:00 3 and South Wing as the floor to floor height.
 00:00 4 And, I believe, we used 24 for the
 00:01 5 mechanicals? Yeah. Okay.
 00:01 6 MS. PRICE: So, the maximum
 00:01 7 differential, I'm just trying to get a handle on, if
 00:01 8 we're going from a four story consideration to a five
 00:01 9 story, the height differential both under five and
 00:01 10 six is 14 feet?
 00:01 11 MR. SKORUPA: Right. Yes, right.
 00:01 12 MS. PRICE: Okay.
 00:01 13 And the setback that we were talking
 00:01 14 about originally under Option 1 --
 00:01 15 MR. SKORUPA: Yeah, I don't think I
 00:01 16 have to look at my notes, I dream about this.
 00:01 17 MS. PRICE: Okay. All right. Thank
 00:01 18 God --
 00:01 19 MR. SKORUPA: I had a nightmare the
 00:01 20 other night.
 00:01 21 MS. PRICE: Thank God I'm not dreaming
 00:01 22 about it.
 00:01 23 The setback along Van Dien under Option
 00:01 24 1 was 47?
 00:01 25 MR. SKORUPA: Right.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:01 1 MS. PRICE: So, when --
 00:01 2 MR. SKORUPA: Current zoning is 40.
 00:01 3 MS. PRICE: Okay. So, 40 current, 47
 00:01 4 Option 1.
 00:01 5 MR. SKORUPA: Right.
 00:01 6 MS. PRICE: And Option 5?
 00:01 7 MR. SKORUPA: Option 5 is 125 feet.
 00:01 8 MS. PRICE: And Option 6 is 120?
 00:01 9 MR. SKORUPA: Is 120 for the North
 00:01 10 Building and a hundred for the future West Building.
 00:02 11 MS. PRICE: Okay.
 00:02 12 MR. SKORUPA: Am I correct?
 00:02 13 MS. PRICE: Yes.
 00:02 14 MR. SKORUPA: Okay. Good.
 00:02 15 MS. PRICE: Okay.
 00:02 16 MR. SKORUPA: I'm going to ask the
 00:02 17 Valley team if they are going to give me cues as to
 00:02 18 what to say so...
 00:02 19 MS. PRICE: The height of the above
 00:02 20 grade parking deck under Option 1, my notes reflect
 00:02 21 that the original parking deck on Option 1 was
 00:02 22 40 feet to the top of parapet and under Option 6 it's
 00:02 23 proposed at 45.
 00:02 24 MR. SKORUPA: Yes.
 00:02 25 MS. PRICE: And Option 5 doesn't have

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:03 1 It would make the building look a
 00:03 2 little lower, cause we had looked at whether or not
 00:04 3 one puts a roof on top of that and to -- to cover the
 00:04 4 parking.
 00:04 5 And in our discussion with Valley, I
 00:04 6 think we agreed with them that keeping the parking
 00:04 7 with a -- keeping the parking above-grade, two levels
 00:04 8 that would be enclosed, one level that would be open,
 00:04 9 but with a higher parapet would be a better option
 00:04 10 than going higher and putting a roof on it.
 00:04 11 We would also put in indirect
 00:04 12 mitigation elements, in terms of treating the facade
 00:04 13 of the building, so that it looked more like a
 00:04 14 building than a parking structure.
 00:04 15 We would mitigate the affect of
 00:04 16 lighting that would be needed in terms of their
 00:04 17 reflective patterns. So that, for example, at
 00:04 18 nighttime residents who live nearby would be less
 00:04 19 influenced by that.
 00:04 20 And we also, I think, discussed having
 00:04 21 acoustic treatment on upper level in terms of
 00:05 22 mitigating noise, you know, horns and things like
 00:05 23 that.
 00:05 24 I can't remember if we put -- I think
 00:05 25 we also put an operational one in, in terms of "no

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:02 1 one, because your -- that concept has everything
 00:02 2 below.
 00:02 3 MR. SKORUPA: Yes, right.
 00:02 4 MS. PRICE: I'm just going to take ask
 00:02 5 to you talk a minute about whether there's any
 00:02 6 differential design proposed in Option 6 for the
 00:02 7 parking deck treatment for Phillips then there was on
 00:02 8 the original Phillips, in terms of the aesthetes and
 00:03 9 the building and the treatment of that.
 00:03 10 MR. SKORUPA: Yes, there was.
 00:03 11 The major difference in terms of
 00:03 12 parking for 1 to 6 had to do with two areas: One,
 00:03 13 was the Phillips, which was your question; and,
 00:03 14 secondly, there was elimination of the addition on
 00:03 15 top of the existing Linwood. So, there were two
 00:03 16 levels, one structured and one on the roof. So, we
 00:03 17 think that was a significant improvement, in terms of
 00:03 18 one to six.
 00:03 19 What was proposed in Option 6 relative
 00:03 20 to Phillips' was two levels of parking underground,
 00:03 21 which is the same for both one and six, but then
 00:03 22 above-grade was three levels of structured parking
 00:03 23 and one level of rooftop parking, but with some
 00:03 24 mitigation elements in terms of a higher parapet so
 00:03 25 that the parking would be concealed.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:05 1 parking after hours". So, after darkness, right?
 00:05 2 MS. PRICE: I think that was a concern.
 00:05 3 MR. SKORUPA: So those are -- so those
 00:05 4 the half a dozen or so things that we thought were
 00:05 5 improvements in terms of making the Phillips below
 00:05 6 and above-grade structure better than what was
 00:05 7 proposed in Option 1.
 00:05 8 MS. PRICE: Okay. And with regard to
 00:05 9 the parking spaces that -- I know did an analysis in
 00:05 10 terms of where we were with above-grade versus
 00:05 11 above-grade overall.
 00:05 12 When we first started out I believe
 00:05 13 Option 1 had not equal, but it had close to 50
 00:05 14 percent at or above-grade parking with 30 something
 00:05 15 percent below-grade; with a small percentage, about 6
 00:06 16 percent permanently off-site.
 00:06 17 MR. SKORUPA: Right.
 00:06 18 MS. PRICE: Those numbers under Option
 00:06 19 5 and Option 6 are changing?
 00:06 20 MR. SKORUPA: Yes. Right.
 00:06 21 MS. PRICE: Okay. Can you just review
 00:06 22 those?
 00:06 23 MR. SKORUPA: I think I will need to
 00:06 24 look at my note for this.
 00:06 25 MS. PRICE: Aha.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:06 1 MAYOR PFUND: What page are you on?
 00:06 2 MS. PRICE: I'm on Page 21. If you
 00:06 3 want to use mine?
 00:06 4 MAYOR PFUND: It has it right here.
 00:06 5 MS. PRICE: Here this is it. It has it
 00:06 6 right here (indicating).
 00:06 7 MR. SKORUPA: Okay. Thank you.
 00:06 8 MS. PRICE: Let me see that for a
 00:06 9 second. I just want to make sure I take him through.
 00:06 10 MR. SKORUPA: When you -- when you look
 00:06 11 at Option 1, Option 1 had 42 percent parking
 00:06 12 above-grade; 17 percent at grade. So, that meant
 00:06 13 that about 60 percent of the parking was either at
 00:06 14 grade or above grade. And then 41 percent -- 35
 00:07 15 percent below grade and 6 percent off.
 00:07 16 Option 6 had -- Option 5 had 6 percent
 00:07 17 at-grade, none above-grade, and 94 percent of parking
 00:07 18 below-grade.
 00:07 19 So, essentially, it was parking for the
 00:07 20 most part is below-grade.
 00:07 21 And then Option 6 had 40 percent above
 00:07 22 grade; 25 in structures above grade, 15 at grade and
 00:07 23 60 percent below grade.
 00:07 24 So, my reading from Option 1 to six
 00:07 25 there was about a quarter improvement, a quarter of

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:08 1 MR. SKORUPA: Yes. Right.
 00:08 2 As we said earlier, I think we were
 00:08 3 reluctant to speculate about Phase II, because the
 00:08 4 details of that are really not well-known. So, we
 00:08 5 avoided that and focussed mainly on Option 1.
 00:08 6 MS. PRICE: Okay. And that --
 00:08 7 MR. SKORUPA: Phase I, I'm sorry.
 00:08 8 MS. PRICE: The other thing I just
 00:08 9 wanted to discuss briefly was that the buffer
 00:09 10 situation starting on the eastern-end of the site
 00:09 11 along Stielen, and you can review the different --
 00:09 12 the different elements.
 00:09 13 Option 1, well, existing zoning just
 00:09 14 provides for hedges and fencing, correct?
 00:09 15 MR. SKORUPA: Yes, right.
 00:09 16 MS. PRICE: And the original Option 1
 00:09 17 had 12 foot minimums on Van Dien and Ben Franklin
 00:09 18 with a 20 foot minimum with a sound barrier proposal
 00:09 19 in a certain section; is that correct?
 00:09 20 MR. SKORUPA: Yes. Right.
 00:09 21 MS. PRICE: Okay.
 00:09 22 Option 5 involves somewhat of a
 00:09 23 modification of that with the green roof that you
 00:09 24 discussed.
 00:09 25 MR. SKORUPA: Right. Option 5 was a

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:07 1 the parking moved underground, which I think is a
 00:07 2 substantial improvement.
 00:07 3 MS. PRICE: And I may have missed
 00:07 4 this --
 00:07 5 MR. SKORUPA: When I read this the
 00:07 6 questions -- the answers are a lot easier. I can see
 00:07 7 it.
 00:07 8 MS. PRICE: Okay.
 00:07 9 I may have missed it, but did you
 00:07 10 review the length of construction? I know that Larry
 00:07 11 talked about the length of construction in terms of
 00:07 12 excavation, but I don't know if we actually reviewed
 00:07 13 the length of overall construction; differential
 00:07 14 between the three options, which was something, I
 00:08 15 believe, that you reviewed.
 00:08 16 MR. SKORUPA: Right.
 00:08 17 Length of construction for Option 1 is
 00:08 18 6 3/4 years. For Option 5 is 9 years and for Option
 00:08 19 6 is 6.83 years, which I guess is 7 months, 8 months.
 00:08 20 So, a little bit longer than Option 1.
 00:08 21 MR. RICHE: Was that Phase II?
 00:08 22 MR. SKORUPA: No, this was Phase I only
 00:08 23 I believe.
 00:08 24 Is that correct?
 00:08 25 MR. KELLER: Yes.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:10 1 combination of two things, and it changed over the
 00:10 2 course of looking at some of functional and
 00:10 3 operational issues.
 00:10 4 What we ended up with was a proposal to
 00:10 5 cover the surface parking and maneuvering area at the
 00:10 6 north end, the northeast corner.
 00:10 7 And then in Phase II, some sort of
 00:10 8 cover for the emergency drop-off and parking.
 00:10 9 And then to the south end of that,
 00:10 10 buffer consisting of trees and wall -- not greatly
 00:10 11 specified, but because the mitigation conditions were
 00:10 12 less there, then less of a mitigation condition.
 00:10 13 In Option 6, Option 6 used a
 00:10 14 combination of things in the North Wing there was a
 00:10 15 partial covering of the maneuvering area, moving most
 00:10 16 of the fixed equipment, for example, dumpsters and
 00:10 17 compactors and the actual loading dock undercover,
 00:10 18 but leaving the maneuvering area open, but enhancing
 00:11 19 the buffer area on the northeast corner adjacent to
 00:11 20 Stielen, and as it turns the corner along Ben
 00:11 21 Franklin. We had discussed with the team for Phase
 00:11 22 II a similar use of some covering, for example, at
 00:11 23 the -- because the idea would be that the emergency
 00:11 24 room would move from the Bergen Building, first level
 00:11 25 Bergen Building, to the first level of the Cheel

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:11 1 Building in renovated space. And that in doing so,
00:11 2 then there would be more mitigation, by covering, of
00:11 3 the drop-off, maybe even some of the parking. And
00:11 4 also more shields in terms of protecting the Stielen
00:11 5 Avenue residents from the noise and the light and
00:11 6 things like that.

00:11 7 And then in that zone next to Stielen
00:11 8 at the edge of the property, more trees, more -- not
00:11 9 specified specifically, but an enhanced buffering so
00:11 10 that we could mitigate some of those condition.

00:11 11 And then as you a move further south
00:12 12 towards Linwood, the conditions are less because, for
00:12 13 example, service is now there. It's moving to the
00:12 14 north.

00:12 15 So, it's really mainly traffic so
00:12 16 whether it would be continuation of buffer, but the
00:12 17 need would not be as great because the disturbances
00:12 18 had been moved to the north end of the site.

00:12 19 I think that's a pretty general, but
00:12 20 also specific, discussion about what we had with the
00:12 21 team in terms of the buffering.

00:12 22 MS. PRICE: So, there would be a
00:12 23 combination of items that could be utilized --

00:12 24 MR. SKORUPA: Yes.

00:12 25 MS. PRICE: -- for the mitigation of --

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:13 1 MR. KELLER: It's my understanding that
00:13 2 the Valley professionals are performing pump tests to
00:13 3 obtain some of that data and they've installed wells
00:13 4 recently to gauge water levels, and my understanding
00:13 5 is to perform the pump test as well. So, I think
00:13 6 that study is underway.

00:13 7 MR. NALBANTIN: From previous
00:13 8 construction there's no data that --

00:13 9 MR. KELLER: Not that I'm aware of.

00:13 10 MR. NALBANTIN: Okay. I notice also
00:13 11 that there a "TBD" comment relative to permanent
00:13 12 dewatering.

00:13 13 Can you comment on what permanent
00:14 14 dewatering is and --

00:14 15 MR. KELLER: Well, it would depend upon
00:14 16 the final design of the buildings and the garages.

00:14 17 You had a couple of options. One
00:14 18 option would be to waterproof the buildings, you
00:14 19 would not need permanent dewatering.

00:14 20 The second option would be to have
00:14 21 permanent -- to permanently lower the water table in
00:14 22 the vicinity of the building, which means you would
00:14 23 pump constantly. And you would have backup pumps.
00:14 24 You'd have a primary pumping system and a backup
00:14 25 pumping system.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:12 1 MR. SKORUPA: Right.

00:12 2 MS. PRICE: -- neighborhood concerns?

00:12 3 MR. SKORUPA: Right.

00:12 4 MS. PRICE: Okay.

00:12 5 David, I think I hit the items.

00:12 6 CHAIRMAN NICHOLSON: Fine.

00:12 7 Members of the Board, if you don't
00:12 8 mind, I'm going to start on my left and work our way
00:12 9 down.

00:12 10 So, Charles, you're up.

00:12 11 MR. NALBANTIAN: I have a couple of
00:12 12 questions for Larry.

00:12 13 This is, again, referring to
00:12 14 dewatering. And I'll start with the temporary
00:13 15 dewatering comment following up from Blais and Chris'
00:13 16 comments.

00:13 17 MR. KELLER: Okay.

00:13 18 MR. NALBANTIAN: Given the uncertainty
00:13 19 of the impact, I think you commented that they're not
00:13 20 really sure what the impact might be on the
00:13 21 surrounding areas, is there any data that might be
00:13 22 available from previous construction on the site?

00:13 23 Have you looked at it? Would it be
00:13 24 worthwhile looking at that to predict what kind of
00:13 25 impact might occur?

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:14 1 This is -- we're in the planning stages
00:14 2 of the zoning amendment. So, there really isn't a
00:14 3 lot of detailed building design evaluation that's
00:14 4 going on.

00:14 5 MR. NALBANTIN: Yes, the reason I was
00:14 6 asking the question is, is there any correlation then
00:14 7 between the volume of underground parking spaces and
00:14 8 permanent structures underground to the potential
00:14 9 need of permanent dewatering for a site such as that?

00:14 10 MR. KELLER: There's potential.
00:14 11 Obviously, the more underground that you have, if
00:14 12 your choice to permanently dewater from a mechanical
00:15 13 pumping standpoint throughout the life of the
00:15 14 structure, surely, there would be more dewatering,
00:15 15 for instance, in Option 5, where you had more parking
00:15 16 underground.

00:15 17 If the choice was to just waterproof
00:15 18 the buildings, then it wouldn't make a difference.

00:15 19 MR. NALBANTIAN: Is there any impact on
00:15 20 a long term basis by having more structures
00:15 21 underground that could have a long term impact on the
00:15 22 saturation of water or aquifers on neighboring
00:15 23 properties?

00:15 24 In other words, is there any
00:15 25 correlation on what will happen to that water based

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:15 1 on larger, greater construction underground,
 00:15 2 permanent structures underground?
 00:15 3 MR. KELLER: From the standpoint --
 00:15 4 again, it goes back to what is the permanent way of
 00:15 5 handling the below grade structure? Dewatering, is
 00:15 6 it waterproofing or is it pumping?
 00:15 7 If you're permanently pumping, as I was
 00:15 8 discussing previously, I think at some point you're
 00:15 9 going to reach a steady state condition.
 00:16 10 So I don't know that the longer -- the
 00:16 11 longer that you're pumping, you're going to have
 00:16 12 greater impacts at some point it's going to hit a
 00:16 13 point diminishing impacts.
 00:16 14 MR. NALBANTIN: Okay. So the sheer
 00:16 15 mass doesn't have an impact on surrounding areas once
 00:16 16 it's stabilized.
 00:16 17 MR. KELLER: No, if it's stabilized and
 00:16 18 the buildings are waterproofed and there's no
 00:16 19 pumping, obviously -- no, in my opinion it wouldn't
 00:16 20 be.
 00:16 21 MR. NALBANTIN: Okay. Thank you, very
 00:16 22 much.
 00:16 23 MR. KELLER: Sure.
 00:16 24 CHAIRMAN NICHOLSON: Anne?
 00:16 25 COUNCILWOMAN ZUSY: Ray, we have been

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:16 1 dealing with a lot of technical issues tonight. And
 00:16 2 we've kind of skirted around this in terms of talking
 00:16 3 about parking.
 00:16 4 Could you please explain why this green
 00:16 5 space atop the parking is so important at this point
 00:16 6 in time? What does it do for the overall aesthetic?
 00:16 7 What does it do for whatever?
 00:16 8 MR. SKORUPA: Well, the -- I think
 00:16 9 there are two things that happen, one is -- maybe
 00:16 10 three.
 00:16 11 The first thing that it does is it
 00:17 12 certainly would become a green area. It would be
 00:17 13 landscaped. And I think through creative and
 00:17 14 judicious placement of -- because there's going to be
 00:17 15 a structure underneath this, for example, one could
 00:17 16 by berming and other creative ways, I think, add a
 00:17 17 very rich landscape on top of the parking structure.
 00:17 18 Certainly, we would not have the flexibility, for
 00:17 19 example, if there was nothing underneath it, because
 00:17 20 then you're not limited by depth of soil or by the
 00:17 21 weight of the soil and things like that.
 00:17 22 So, that -- so, the first thing would
 00:17 23 be you could have a landscaped area, but you would
 00:17 24 have to intelligently and judiciously do that, so
 00:17 25 that you get the benefits of having the landscape.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:17 1 Two, is that you would obviously move
 00:17 2 things back further from property edge. We think
 00:18 3 that's an important feature for Ridgewood because we
 00:18 4 think that's one of the characteristics of Linwood
 00:18 5 Avenue and Van Dien is preserving the setback.
 00:18 6 A third factor, and this is true for
 00:18 7 all of them, we're building a substantial mass of
 00:18 8 building on the site. And so we think pulling those
 00:18 9 back from the edge is a benefit in all of those
 00:18 10 cases.
 00:18 11 The fourth thing I think could happen
 00:18 12 would be that the green roofs can be used in terms of
 00:18 13 retention of stormwater. If one were to look at it
 00:18 14 in terms of -- and I'm not an expert in this, by the
 00:18 15 way, but if one were to look at the affect of one the
 00:18 16 reasons to create a green roof is that you can retain
 00:18 17 water. You can release it slower. And then, in
 00:18 18 turn, it has the retention impact of retention basin
 00:18 19 or some other mechanism for collecting water and
 00:18 20 releasing it slowly into the stormwater system.
 00:19 21 So, those would be the things I think
 00:19 22 would be the benefits that one could accrue to having
 00:19 23 a green roof.
 00:19 24 We also suggested putting green roofs
 00:19 25 on other parts the building too, you know, because we

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:19 1 think -- you know a green roof, for example, in an
 00:19 2 habited has much more impact in terms of mitigation
 00:19 3 of heat gain and things like that then it does, for
 00:19 4 example, on top of a parking structure. So, we don't
 00:19 5 get full benefit of some of the things that you would
 00:19 6 get if you had a green roof on top of a hospital
 00:19 7 building or some other occupied building.
 00:19 8 COUNCILWOMAN ZUSY: Okay. My second
 00:19 9 question, I guess, really is for you, Ray, and for
 00:19 10 you, Dave.
 00:19 11 MR. RICHE: We can't hear you.
 00:19 12 COUNCILWOMAN ZUSY: Is this -- to make
 00:19 13 sure that everybody knows before we leave tonight
 00:19 14 that these kinds of questions that specifics be
 00:19 15 directed at both Larry and Ray, are going to be --
 00:19 16 we're going to be able to give the public the
 00:20 17 opportunity to make these kinds of questions and
 00:20 18 queries and statements.
 00:20 19 CHAIRMAN NICHOLSON: Well, that's a
 00:20 20 good question and I want to -- first of all I want to
 00:20 21 apologize for members of the audience. The
 00:20 22 presentation tonight was not very legible, I know
 00:20 23 that. And it must have something to do with the new
 00:20 24 projection, the new back projection equipment that we
 00:20 25 have.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:20 1 I want you to know that the Board has
 00:20 2 paper copies of all the presentations. So, we have
 00:20 3 had the benefit of all of the information. And when
 00:20 4 the Board adopts Ray and Larry's report as an
 00:20 5 official part of the record, which, in fact, I hope
 00:20 6 will be very, very shortly, that all will be made
 00:20 7 public and available on the website as we've done
 00:20 8 other items of record in this particular matter.
 00:20 9 So, the answer is yes.
 00:21 10 COUNCILWOMAN ZUSY: Good.
 00:21 11 I just want everybody out there to know
 00:21 12 it will be a part of this.
 00:21 13 CHAIRMAN NICHOLSON: Anything else,
 00:21 14 Anne?
 00:21 15 COUNCILWOMAN ZUSY: No.
 00:21 16 CHAIRMAN NICHOLSON: All right. I am
 00:21 17 going to skip over me and, Mayor?
 00:21 18 MAYOR PFUND: Most of my questions were
 00:21 19 asked. And I am concerned about of the water as far
 00:21 20 as what our own systems can handle and the aquifers
 00:21 21 if it would have any effect on that, but I think
 00:21 22 that's for a later date to be answered as far as any
 00:21 23 movement in that regard.
 00:21 24 But, Ray, I do have one question for
 00:21 25 you. We've had a lot of discussions about setbacks,
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:23 1 smaller than if it were -- you know, if it were
 00:23 2 simply a question of the simple height of the
 00:23 3 building or maybe another way to put this would be if
 00:23 4 we had two buildings set back 100 feet from the edge
 00:23 5 of the property and one was four stories and one was
 00:23 6 five stories, I think impact would be very minor in
 00:23 7 that regard.
 00:23 8 So, to me pulling the building back,
 00:23 9 making it higher, was sort of getting the best of
 00:23 10 both. You got the benefit of the distance and that
 00:23 11 the impact of the height, I think, was minimal in
 00:23 12 that regard.
 00:23 13 You know we didn't look at going
 00:23 14 higher. We thought the five stories, plus mechanical
 00:23 15 was the limit, in terms of its location, so that was
 00:23 16 where we stopped.
 00:23 17 MAYOR PFUND: Thank you, very much.
 00:23 18 CHAIRMAN NICHOLSON: Anything else,
 00:23 19 Dave?
 00:23 20 MAYOR PFUND: No, that's it for now.
 00:23 21 CHAIRMAN NICHOLSON: Nancy?
 00:23 22 MS. BIGOS: No questions, Mr. Chairman.
 00:24 23 CHAIRMAN NICHOLSON: Morgan?
 00:24 24 MR. HURLEY: Yes.
 00:24 25 I'd just like to thank Larry and Ray
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:21 1 such as height, things of that nature.
 00:21 2 Could you to me in laymen's terms, if
 00:21 3 there is an answer, the visual impact of having extra
 00:21 4 height, with additional depth of the setback, versus
 00:21 5 the lower height and less of a depth?
 00:21 6 I assume you think that there's a
 00:21 7 benefit of the greater setback? Could you explain
 00:21 8 that to me?
 00:21 9 MR. SKORUPA: Yes. I think if you look
 00:22 10 at the characteristics of, in my view, what impact a
 00:22 11 building has on an individual, in my view the thing
 00:22 12 that is probably the most important would be the
 00:22 13 distance from the building.
 00:22 14 For example, I'm standing on Van Dien
 00:22 15 looking towards the property, and the building is
 00:22 16 40 feet versus 100 feet.
 00:22 17 To me that's a significant benefit to
 00:22 18 have that space, you know, in a residential
 00:22 19 community.
 00:22 20 On the other hand, if you were to -- if
 00:22 21 I'm standing on Van Dien looking towards Stielen and
 00:22 22 we have a 76-foot building versus 100-foot building,
 00:22 23 and it's 40 feet away and at 70 some feet and a 100
 00:22 24 feet or a 120 feet, at 100 to me, I think the height
 00:23 25 -- the height of the building is somewhat -- is much
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:24 1 for your efforts tonight. I don't have further
 00:24 2 questions right now.
 00:24 3 CHAIRMAN NICHOLSON: Tom?
 00:24 4 MR. RICHE: Yes, I just need a little
 00:24 5 help with this chart, with the trucks and the --
 00:24 6 MR. SKORUPA: That's Larry's question.
 00:24 7 MR. RICHE: A little clarification.
 00:24 8 I'm reading this chart here, and you
 00:24 9 talk about Phase I estimated trucks for at -- we'll
 00:24 10 take Option 6, for example, 16,299.
 00:24 11 MR. KELLER: Right.
 00:24 12 MR. RICHE: And then estimated trucks
 00:24 13 for Phase II.
 00:24 14 Is that all the trucks? Or is that
 00:24 15 just excavation? Is that demolition? Is that
 00:24 16 building materials on-site? What exactly does that
 00:24 17 relate to?
 00:24 18 MR. KELLER: No, it relates to what I
 00:24 19 call the primary components, which would be soil,
 00:24 20 rock and concrete.
 00:24 21 MR. RICHE: Okay.
 00:24 22 MR. KELLER: Correct, it would be some
 00:24 23 demo. It would be some materials delivered to the
 00:24 24 site and so forth.
 00:24 25 MR. RICHE: So, what is the 2.6
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:25 1 duration of primary below, what does that 2.6 relate
 00:25 2 to?
 00:25 3 MR. KELLER: That to me was, that
 00:25 4 relates to the installation of the shoring and
 00:25 5 underpinning.
 00:25 6 MR. RICHE: Right.
 00:25 7 MR. KELLER: It relates to the
 00:25 8 excavation --
 00:25 9 MR. RICHE: Okay.
 00:25 10 MR. KELLER: -- and it relates to the
 00:25 11 delivery of the construction of the below-grade
 00:25 12 concrete.
 00:25 13 MR. RICHE: So, is it, I don't want to
 00:25 14 draw any conclusion here, but I -- so, is it fair to
 00:25 15 assume that I could take those 16,299 truckloads,
 00:25 16 divide it into those 2.6 years --
 00:25 17 MR. KELLER: Uh-huh.
 00:25 18 MR. RICHE: -- and I did the number
 00:25 19 real quick, it's about 25 truckloads a day?
 00:25 20 MR. KELLER: No, no, no.
 00:25 21 MR. RICHE: Okay.
 00:25 22 MR. KELLER: -- because, again, that
 00:25 23 factors in underpinning and shoring, where you
 00:25 24 wouldn't have trucks entering the site during that
 00:25 25 period.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:26 1 MR. RICHE: Correct. Okay.
 00:26 2 MR. SKORUPA: It's 264 actually.
 00:26 3 MR. KELLER: So 264, about 1500 cubic
 00:26 4 yards would be removed per day.
 00:26 5 MR. RICHE: Okay.
 00:26 6 MR. KELLER: A truck is going to hold
 00:26 7 15 cubic yards, I guess you only needed 264. You
 00:26 8 really just need another -- you have 1500 yards that
 00:26 9 could go off the site per day.
 00:27 10 MR. RICHE: Okay.
 00:27 11 MR. KELLER: You can hold 15 yards per
 00:27 12 truck. That's what? A hundred trucks.
 00:27 13 MR. RICHE: Okay.
 00:27 14 MR. KELLER: Right.
 00:27 15 So, we take 100 trucks, we divide it by
 00:27 16 eight hours, you may not even have full eight hours,
 00:27 17 but -- so, you divide that by eight hours and, you
 00:27 18 know, where in there 20, 25 truck per hour range.
 00:27 19 MR. RICHE: So, it's a more intensive
 00:27 20 use when you're doing the excavation than it would be
 00:27 21 over the period of construction, itself. It's going
 00:27 22 to --
 00:27 23 MR. KELLER: Certainly.
 00:27 24 MR. RICHE: -- sort of diminish over a
 00:27 25 period of time when concrete starts getting delivered

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:25 1 MR. RICHE: So, then what does the
 00:25 2 16,299 refer to?
 00:25 3 MR. KELLER: I believe I have that in
 00:25 4 the there and that's going to be -- it's a little bit
 00:25 5 lower, it might be about six months, something along
 00:25 6 those lines.
 00:25 7 MR. RICHE: Okay.
 00:25 8 MR. KELLER: When you're looking at the
 00:25 9 number of trucks that would be coming in and out
 00:25 10 during excavation period.
 00:26 11 MR. SKORUPA: Yes. Well, Ray has this
 00:26 12 all committed to memory. I thought did you too.
 00:26 13 MR. KELLER: No, I don't.
 00:26 14 I have that number. I don't it have it
 00:26 15 broken out on this chart.
 00:26 16 MR. RICHE: So, just to -- so, the
 00:26 17 16,299 refers to what period of time on this chart?
 00:26 18 MR. KELLER: The 16,299 trucks?
 00:26 19 MR. RICHE: Yes.
 00:26 20 MR. KELLER: Well, you could look at it
 00:26 21 like this, I would look at it from the standpoint of
 00:26 22 the overall earthwork going.
 00:26 23 MR. RICHE: Okay.
 00:26 24 MR. KELLER: For instance, Option 1 is
 00:26 25 about 240,000 yards, right?

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:27 1 and --
 00:27 2 MR. KELLER: Certainly.
 00:27 3 MR. RICHE: That gives me a better
 00:27 4 sense. Thank you.
 00:27 5 MR. KELLER: Okay.
 00:27 6 MR. RICHE: That's all I have at this
 00:27 7 time, Mr. Chairman.
 00:27 8 CHAIRMAN NICHOLSON: Anything else,
 00:27 9 Tom?
 00:27 10 Larry, don't sit down.
 00:27 11 MR. KELLER: All right.
 00:27 12 CHAIRMAN NICHOLSON: Just a couple of
 00:27 13 things on the dewatering.
 00:27 14 I presume from what you said that we're
 00:27 15 talking about well points. We're not talking about a
 00:27 16 pump thrown in the hole.
 00:27 17 MR. KELLER: Right.
 00:27 18 Well, you're talking about -- right,
 00:27 19 you're talking about well points that would go to a
 00:27 20 collection system, a header collection system.
 00:27 21 And, yes, some -- there would be some
 00:28 22 central pump. It may be six pumps, eight pumps,
 00:28 23 something along those lines, for most of the
 00:28 24 excavations.
 00:28 25 CHAIRMAN NICHOLSON: You had mentioned

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:28 1 that you thought given the aspects of this project
 00:28 2 that we're talking about that prior to the start of
 00:28 3 construction, the hydrological study should be made
 00:28 4 and a comprehensive plan of how to dewater? And all
 00:28 5 its aspects should be developed and monitored -- I
 00:28 6 presumed monitored that's the Village, approved by
 00:28 7 the Village Engineer?
 00:28 8 MR. KELLER: Yeah. I would certainly
 00:28 9 recommend that. I mean that's been one of my items
 00:28 10 that I felt needed to be addressed for some time is
 00:28 11 that, how the -- how much water is actually going to
 00:28 12 come. I mean there's been some discussions. There's
 00:28 13 been some ball park estimates. But I think at the
 00:28 14 end of the day until you have the pump test data, you
 00:28 15 won't have as strong a number and you're guessing
 00:29 16 based on -- it's an educated guess, but you're
 00:29 17 guessing based on the prior knowledge of and so
 00:29 18 forth.
 00:29 19 CHAIRMAN NICHOLSON: So, what kind of
 00:29 20 field data would be required for such a study?
 00:29 21 Would it be sufficient to conduct
 00:29 22 studies on the Hospital's property and the Hospital's
 00:29 23 property only or would it be advantageous to do
 00:29 24 testing wells or whatever further afield?
 00:29 25 MR. KELLER: You may need to, I don't

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:29 1 necessarily feel that you would need to install a
 00:29 2 well somewhere else. And you need to gauge wells
 00:29 3 somewhere else. And gauge what the drawdown may be
 00:29 4 while you do a pump test on the Hospital property.
 00:29 5 CHAIRMAN NICHOLSON: And one last
 00:29 6 question, from the information that you've been given
 00:29 7 by the various sources, do you know which way the
 00:29 8 groundwater flows?
 00:29 9 MR. KELLER: I couldn't answer that
 00:29 10 tonight.
 00:29 11 CHAIRMAN NICHOLSON: Thanks very much,
 00:29 12 Larry.
 00:29 13 MR. KELLER: Right.
 00:29 14 CHAIRMAN NICHOLSON: Ray, I actually --
 00:30 15 I don't have any questions.
 00:30 16 The ones that I had have already been
 00:30 17 asked. So, I won't repeat --
 00:30 18 MR. KELLER: Sorry.
 00:30 19 As far as the groundwater flows it's
 00:30 20 probably -- it's my -- my feeling is that it's
 00:30 21 towards the south. You've got the -- you've got the
 00:30 22 water courses to the east and to the west that are
 00:30 23 generally draining in that direction.
 00:30 24 So, the upper water table would -- in
 00:30 25 my opinion, would probably go in that direction. I

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:30 1 mean we can confirm that, but...
 00:30 2 CHAIRMAN NICHOLSON: Thank you, Larry.
 00:30 3 MR. KELLER: All right.
 00:30 4 CHAIRMAN NICHOLSON: I appreciate that.
 00:30 5 Any other questions?
 00:30 6 One last shot?
 00:30 7 (NO RESPONSE.)
 00:30 8 CHAIRMAN NICHOLSON: Nobody?
 00:30 9 MR. HURLEY: No, thank you.
 00:30 10 CHAIRMAN NICHOLSON: I'd like to --
 00:30 11 first of all, I'd like to thank Ray and Larry for all
 00:30 12 the hard work that you have done on our behalf. I
 00:30 13 think your reports have gone a long way to move this
 00:31 14 process forward to, in my mind, to a satisfactory
 00:31 15 end.
 00:31 16 And, I want you to know that I really
 00:31 17 appreciate it. Not only as the Chairman of this
 00:31 18 Board, but also personally.
 00:31 19 What I'm going to suggest to the Board,
 00:31 20 if we have no further questions of our experts, that
 00:31 21 we ask them to -- well, that we accept their report
 00:31 22 as final and make it part of the record, and ask them
 00:31 23 to formalize it for publication and prepare for a
 00:31 24 presentation in a public hearing session as soon as
 00:31 25 we could possibly schedule it.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:31 1 How does everybody feel about that?
 00:31 2 COUNCILWOMAN ZUSY: I love it.
 00:31 3 MAYOR PFUND: Yes.
 00:31 4 CHAIRMAN NICHOLSON: Can we do that by
 00:31 5 the show of hands?
 00:31 6 MS. PRICE: Yes. Are we doing it with
 00:32 7 an amendment or are we --
 00:32 8 CHAIRMAN NICHOLSON: No, that's -- I
 00:32 9 would say that was going to be the next part which
 00:32 10 I'm sure we want to vote on.
 00:32 11 MS. PRICE: Okay. Yes. That's fine.
 00:32 12 CHAIRMAN NICHOLSON: By a show of
 00:32 13 hands.
 00:32 14 (Whereupon, all Members of the Board
 00:32 15 raise their hands.)
 00:32 16 CHAIRMAN NICHOLSON: Gentlemen, the
 00:32 17 Board accepts your report.
 00:32 18 We will make it part of the official
 00:32 19 record of the proceedings.
 00:32 20 We'll ask you over the next couple of
 00:32 21 days to put it in final form for publication to the
 00:32 22 public. And ask that you also prepare for a final
 00:32 23 presentation, informal public hearing, at some date
 00:32 24 yet to be established.
 00:32 25 I think the Board at this point has to

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:32 1 ask ourselves two important questions, one following
 00:32 2 the other. And that is, do we feel that the
 00:32 3 information gathered over the last several months,
 00:32 4 the reports that we've had from Ray and Larry, do
 00:33 5 they cause us to proceed with our proposed H-Zone
 00:33 6 Amendment, as previously written or do we amend that
 00:33 7 language for further consideration?
 00:33 8 And, I think on the particular
 00:33 9 question.
 00:33 10 MAYOR PFUND: Yes.
 00:33 11 CHAIRMAN NICHOLSON: On the particular
 00:33 12 question, we should have a roll call vote. Okay?
 00:33 13 COUNCILWOMAN ZUSY: The roll call vote
 00:33 14 is on whether or not we amend it?
 00:33 15 CHAIRMAN NICHOLSON: Correct, correct.
 00:33 16 So, let me make a formal motion that we
 00:33 17 take whatever measure is necessary, give instructions
 00:33 18 to Blais as required -- no, sorry. I'll back up.
 00:33 19 Make a motion to -- make a motion to
 00:34 20 modify our existing H-Zone Amendment language for
 00:34 21 further consideration and public hearing.
 00:34 22 Do I have a second?
 00:34 23 COUNCILWOMAN ZUSY: Second.
 00:34 24 MR. NALBANTIAN: Second.
 00:34 25 MR. RICHE: Discussion on the motion?

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:35 1 been in conversation with the Hospital's
 00:35 2 professionals, that that wouldn't be an efficient use
 00:35 3 of time.
 00:36 4 However, I'm certainly open to
 00:36 5 discussion about the matter.
 00:36 6 MR. RICHE: Well, there was a motion on
 00:36 7 the floor, but I just wanted to bring that up as it
 00:36 8 might be a mitigating issue to this motion.
 00:36 9 MR. HURLEY: Yes.
 00:36 10 CHAIRMAN NICHOLSON: Any other thoughts
 00:36 11 about that?
 00:36 12 MAYOR PFUND: Well, certainly we're
 00:36 13 going to take into consideration the thoughts of the
 00:36 14 Hospital as we continue the public hearings.
 00:36 15 So I would think we ought to proceed as
 00:36 16 motion as we proposed to get the impact from all
 00:36 17 concerned to then see if we need to continue on or
 00:36 18 additionally modify, but until we get to the public
 00:36 19 hearing to hear from both sides we won't be in a
 00:36 20 position to do so.
 00:36 21 So, I would like to proceed as outlined
 00:36 22 myself.
 00:36 23 CHAIRMAN NICHOLSON: Any other further
 00:36 24 thoughts before we vote on the motion?
 00:36 25 (NO RESPONSE.)

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:34 1 MS. PRICE: Yes.
 00:34 2 CHAIRMAN NICHOLSON: Go ahead.
 00:34 3 MR. RICHE: I don't know when it might
 00:34 4 be -- are we on?
 00:34 5 I don't know when it might be
 00:34 6 appropriate at what point, but, you know we heard a
 00:34 7 lot of testimony from the experts that were hired.
 00:34 8 We have yet to hear anything from Valley, in terms of
 00:34 9 the presentation that have been made to us.
 00:34 10 At what point do we give them a chance
 00:34 11 to make comments on all of these presentations? And
 00:34 12 should we do -- and should we do that before we ask
 00:34 13 Blais to amend. And I know we're in the middle of a
 00:34 14 roll call right now, but I just want to be clear.
 00:34 15 CHAIRMAN NICHOLSON: Well, it had been
 00:35 16 my presumption that the Board would make that
 00:35 17 decision based on its evaluation of the reports and
 00:35 18 move it -- move modified language to a public hearing
 00:35 19 and start that new round or second round of public
 00:35 20 hearings with a presentation by the Hospital.
 00:35 21 MR. RICHE: So, is it premature to ask
 00:35 22 Blais to start going down the path of modifying the
 00:35 23 language at this point?
 00:35 24 CHAIRMAN NICHOLSON: My sense, and this
 00:35 25 is a sense that I get from our professionals who have

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:36 1 CHAIRMAN NICHOLSON: No.
 00:36 2 MS. PRICE: Can I ask for clarification
 00:36 3 on the motion, the motion is to modify the existing
 00:36 4 Master Plan Amendment as drafted and as we started
 00:37 5 the hearing. Is it to modify with specific
 00:37 6 reference?
 00:37 7 CHAIRMAN NICHOLSON: Well, I thought
 00:37 8 what we'd do would be to entertain a second motion --
 00:37 9 MS. PRICE: Second motion? Okay.
 00:37 10 CHAIRMAN NICHOLSON: -- about specific
 00:37 11 changes.
 00:37 12 MS. PRICE: All right. Okay.
 00:37 13 MR. RICHE: So this is just a motion to
 00:37 14 modify?
 00:37 15 MS. PRICE: Part A.
 00:37 16 CHAIRMAN NICHOLSON: Just to modify.
 00:37 17 MS. PRICE: Part A.
 00:37 18 MR. RICHE: Okay.
 00:37 19 CHAIRMAN NICHOLSON: Okay?
 00:37 20 MS. PRICE: All right.
 00:37 21 CHAIRMAN NICHOLSON: Any further
 00:37 22 discussion?
 00:37 23 Barbara, would you take the roll,
 00:37 24 please.
 00:37 25 MS. CARLTON: Mayor Pfund?

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:37 1 MAYOR PFUND: Yes.
 00:37 2 MS. CARLTON: Ms. Bigos?
 00:37 3 MS. BIGOS: Abstain.
 00:37 4 MS. CARLTON: Councilwoman Zusy?
 00:37 5 COUNCILWOMAN ZUSY: Yes.
 00:37 6 MS. CARLTON: Mr. Hurley?
 00:37 7 MR. HURLEY: Yes.
 00:37 8 MS. CARLTON: Chairman Nicholson?
 00:37 9 CHAIRMAN NICHOLSON: Yes.
 00:37 10 MS. CARLTON: Mr. Nalbantin?
 00:37 11 MR. NALBANTIN: Yes.
 00:37 12 MS. CARLTON: Mr. Riche?
 00:37 13 MR. RICHE: Yes.
 00:37 14 CHAIRMAN NICHOLSON: Thank you,
 00:37 15 Barbara.
 00:37 16 Now, with respect to the second topic
 00:37 17 how to modify it.
 00:37 18 And I'm going to jump right in here. I
 00:37 19 think that the ideas, concepts, illustrations that
 00:38 20 Ray has prepared with factoring in all of Larry's
 00:38 21 expert testimony about the geotechnical issues of
 00:38 22 Option 6 represents an excellent melding of a wide
 00:38 23 variety of concerns, requirements, issues and needs
 00:38 24 that have been expressed to this Board by both the
 00:38 25 Hospital and by the neighbors and other members of
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:38 1 the community.
 00:38 2 I think it gives us -- it has great
 00:38 3 improvements over our initial draft with respect to
 00:39 4 setbacks. And what those provide in terms of light
 00:39 5 and air. Their impact on the streetscape.
 00:39 6 It has a great improvement over buffers
 00:39 7 and the noise and dust mitigation from hospital
 00:39 8 operations, as they impact the surrounding streets
 00:39 9 and the houses on the Stielen.
 00:39 10 I think it embodies excellent ideas
 00:39 11 from mitigation of the impact of large parking lots
 00:39 12 and parking structures on the hospital property.
 00:39 13 I think it has advanced issues relative
 00:39 14 to architecture of the parking structures and buffer
 00:39 15 design that were key elements, all of those, in the
 00:39 16 comments that we heard from the citizens' groups,
 00:40 17 individuals and the neighbors and others in the
 00:40 18 community whose primary concern were the negative
 00:40 19 impacts on the community of any construction projects
 00:40 20 and changes on the hospital site.
 00:40 21 So I would advocate that we -- our
 00:40 22 instructions to Blais would be to modify H-Zone
 00:40 23 Amendment to reflect all that's embodied in Option 6.
 00:40 24 Anybody else have any thoughts?
 00:40 25 MAYOR PFUND: No.
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:40 1 COUNCILWOMAN ZUSY: I agree.
 00:40 2 MAYOR PFUND: I agree.
 00:40 3 CHAIRMAN NICHOLSON: I take it, I hope
 00:40 4 that the lack of comment, I think is indicative of
 00:40 5 the fact that we have worked on this for a very, very
 00:41 6 long time and have directed the discussion in a way
 00:41 7 that we felt was going to be a good middle ground.
 00:41 8 So, I'll make my comment into a motion.
 00:41 9 And I ask for a second.
 00:41 10 COUNCILWOMAN ZUSY: I second it.
 00:41 11 MR. NALBANTIAN: Second.
 00:41 12 CHAIRMAN NICHOLSON: Any further
 00:41 13 discussion?
 00:41 14 Barbara, would you take the roll,
 00:41 15 please.
 00:41 16 MS. CARLTON: Mayor Pfund?
 00:41 17 MAYOR PFUND: Yes.
 00:41 18 MS. CARLTON: Ms. Bigos?
 00:41 19 MS. BIGOS: Abstain.
 00:41 20 MS. CARLTON: Councilwoman Zusy?
 00:41 21 COUNCILWOMAN ZUSY: Yes.
 00:41 22 MS. CARLTON: Mr. Hurley?
 00:41 23 MR. HURLEY: Yes.
 00:41 24 MS. CARLTON: Chairman Nicholson?
 00:41 25 CHAIRMAN NICHOLSON: Yes.
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:41 1 MS. CARLTON: Mr. Nalbantin?
 00:41 2 MR. NALBANTIAN: Yes.
 00:41 3 MS. CARLTON: Mr. Riche?
 00:41 4 MR. RICHE: Yes.
 00:41 5 Mr. Chairman?
 00:41 6 CHAIRMAN NICHOLSON: Yes, Tom.
 00:41 7 MR. RICHE: Could you just, for the
 00:41 8 benefit of everybody in the room, just explain
 00:41 9 procedurally what happens from here on in?
 00:41 10 CHAIRMAN NICHOLSON: Good point.
 00:41 11 Here's how I see it going over the next
 00:41 12 month. And Gail will kick me under the table if I
 00:42 13 say something wrong.
 00:42 14 Ray and Larry will put their reports in
 00:42 15 the final published form. And they will be published
 00:42 16 to the web for the perusal of everyone interested,
 00:42 17 the Hospital, the Concerned Residents of Ridgewood
 00:42 18 and others who wish to review it.
 00:42 19 Blais will start a redraft of the
 00:42 20 proposed H-Zone Master Plan Amendment. I had a
 00:42 21 preliminary conversation with Blais before this
 00:42 22 meeting about his schedule. And I am going to shoot
 00:42 23 for a preliminary presentation of his draft before
 00:42 24 this Board at our third -- our second regular
 00:43 25 meeting in April, which is the third Tuesday in
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:43 1 April.
 00:43 2 MR. HURLEY: The 20th.
 00:43 3 CHAIRMAN NICHOLSON: Thank you, the
 00:43 4 20th?
 00:43 5 MR. HURLEY: Yes.
 00:43 6 CHAIRMAN NICHOLSON: And if the Board
 00:43 7 at that night accepts Blais' draft, even with some
 00:43 8 modifications, we will, in the beginning of May,
 00:43 9 publish that on public record 10 days before a public
 00:43 10 hearing date which, given the scenario I just laid
 00:43 11 out, would be in the late first week or second week
 00:43 12 of May.
 00:43 13 And then the public hearing would
 00:43 14 process, as I had briefly mentioned earlier, with the
 00:43 15 Hospital first having an opportunity to address the
 00:44 16 Board with respect to the amendment or whatever
 00:44 17 testimony they wish to present.
 00:44 18 And then allowing the Concerned
 00:44 19 Residents of Ridgewood representatives to do the
 00:44 20 same.
 00:44 21 And then after that, opening it up to
 00:44 22 the general public, picking up on the list --
 00:44 23 remember the list from November. And, of course,
 00:44 24 because we have now amended the document, those of
 00:44 25 you who have spoken before, would be allowed to speak

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:46 1 MR. RICHE: I think you did. Thank
 00:46 2 you, very much. Good job.
 00:46 3 MS. PRICE: No kicking.
 00:46 4 CHAIRMAN NICHOLSON: Yes, not once.
 00:46 5 Mr. Collins?
 00:46 6 MR. COLLINS: Mr. Chairman, I would be
 00:46 7 remiss if I --
 00:46 8 CHAIRMAN NICHOLSON: Hold on one
 00:46 9 second.
 00:46 10 MS. PRICE: We need a motion to open
 00:46 11 the meeting.
 00:46 12 CHAIRMAN NICHOLSON: Mr. Collins, are
 00:46 13 you intending to make a public statement or is it a
 00:46 14 statement to could be made at a later time and place?
 00:46 15 MR. COLLINS: I thought it would be
 00:46 16 very appropriate to make this statement right now,
 00:46 17 this evening, after the exchange of comments from the
 00:46 18 Board Members and your two consultants.
 00:46 19 CHAIRMAN NICHOLSON: Then Members of
 00:46 20 the Board, I would ask your indulgence in
 00:46 21 entertaining your motion to open this meeting to
 00:46 22 comments by Mr. Collins.
 00:46 23 COUNCILWOMAN ZUSY: I so move.
 00:46 24 MR. RICHE: Fine.
 00:46 25 MR. HURLEY: Yes.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:44 1 again, after the first folks have had their
 00:44 2 opportunity to question the Board, its witnesses, and
 00:44 3 members on those changes.
 00:44 4 COUNCILWOMAN ZUSY: May I?
 00:44 5 Could -- because we are now approaching
 00:45 6 the dreaded end of June in terms of our meetings,
 00:45 7 Could we perhaps try to stream-roll this a little bit
 00:45 8 and have the --
 00:45 9 CHAIRMAN NICHOLSON: Yes, we always
 00:45 10 can. Well --
 00:45 11 COUNCILWOMAN ZUSY: Well, what I mean
 00:45 12 is simply have more than the usual number of meetings
 00:45 13 so that we get Valley, we get the Concerned Citizens
 00:45 14 and we get on to the public on all counts and try to
 00:45 15 get something going before we have to pull it --
 00:45 16 CHAIRMAN NICHOLSON: I think that that
 00:45 17 is certainly my goal. And I think the Members of the
 00:45 18 Board would agree with me that having a string of
 00:45 19 special meetings in the months before the end of
 00:45 20 June, when this Board reconstitutes itself, is in the
 00:45 21 Board's, and everybody else's, best interest.
 00:45 22 We have been working on this, I'm sorry
 00:45 23 to say, during my entire tenure as Chairman of this
 00:45 24 body. And I'd like to bring it to a close.
 00:46 25 So, Tom, did I answer your question?

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:46 1 MR. RICHE: How about it?
 00:47 2 CHAIRMAN NICHOLSON: All the in favor?
 00:47 3 (Whereupon, the motion is passed by a
 00:47 4 unanimous vote in favor.)
 00:47 5 CHAIRMAN NICHOLSON: Mr. Collins.
 00:47 6 MR. COLLINS: I would be remiss if I
 00:47 7 didn't commend the Board for two events that occurred
 00:47 8 over the course of your consideration.
 00:47 9 The first, and most immediate, is your
 00:47 10 decision to modify the proposed Master Plan language
 00:47 11 that has been before the Board for some time.
 00:47 12 The second reason for my applauding the
 00:47 13 Board is the efforts of the two consultants that you
 00:47 14 have hired who have worked diligently not only to
 00:47 15 present their own impartial determination as to
 00:47 16 what's appropriate for the Hospital as well as the
 00:47 17 neighbors and the Village at large, but also to work
 00:47 18 with our consultants to see what could be done in
 00:47 19 order to achieve those goals.
 00:47 20 I am not going to comment on which
 00:48 21 option you had Blais put into writing that will occur
 00:48 22 at a later date when we have a public hearing on
 00:48 23 whatever your proposed amendment is.
 00:48 24 But I thought it would be appropriate
 00:48 25 to make these comments tonight, since we may not see

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

00:48 1 these fellows for some time.
 00:48 2 Thank you.
 00:48 3 CHAIRMAN NICHOLSON: Thank you, Chuck.
 00:48 4 MR. HURLEY: Thank you.
 00:48 5 CHAIRMAN NICHOLSON: Thank you very
 00:48 6 much.
 00:48 7 Well, I think that concludes our
 00:48 8 conversation concerning the H-Zone Master Plan
 00:48 9 Amendment tonight.
 00:48 10 Thank you everyone for coming. I know
 00:48 11 that -- well, at least I hope that we will see you
 00:48 12 all again when we reconvene.
 00:48 13 Like I said, I anticipate us next
 00:48 14 considering the matter with Blais' draft on April
 00:48 15 20th. Please watch the Village website for updates
 00:48 16 on that meeting schedule.
 00:48 17 The Board is going to take a five
 00:49 18 minute break, before we resume business.
 00:49 19 I would ask that if you want to have
 00:49 20 conversations with your friends and neighbors and
 00:49 21 colleagues about what transpired tonight or perhaps
 00:49 22 the line on Saturday's basketball game, if you take
 00:49 23 it out in hall so later on we can conduct our
 00:49 24 business.
 00:49 25 Thank you.

LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

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 2
 3 I, LAURA A. CARUCCI, C.C.R., R.P.R., a Notary
 4 Public of the State of New Jersey, Notary ID. #15855,
 5 Certified Court Reporter of the State of New Jersey,
 6 and a Registered Professional Reporter, hereby
 7 certify that the foregoing is a verbatim record of
 8 the testimony provided under oath before any court,
 9 referee, board, commission or other body created by
 10 statute of the State of New Jersey.

11 I am not related to the parties
 12 involved in this action; I have no financial
 13 interest, nor am I related to an agent of or employed
 14 by anyone with a financial interest in the outcome of
 15 this action.

16 This transcript complies with
 17 regulation 13:43-5.9 of the New Jersey Administrative
 18 Code.

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 LAURA A. CARUCCI, C.C.R., R.P.R.
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201-641-1812

1 (Whereupon, a brief recess is taken.)
 2 (Whereupon, this matter will be
 3 continuing at a future date. Time noted 9:45
 4 p.m.)
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C E R T I F I C A T E
LAURA A. CARUCCI, C.S.R., R.P.R., L.L.C.
201-641-1812

#	16,299 [5] - 76:10, 77:15, 78:2, 78:17, 78:18 17 [2] - 3:4, 61:12 17-foot [1] - 15:8	45 [1] - 57:23 450,000 [1] - 29:8 47 [2] - 56:24, 57:3 487-0036 [1] - 1:25	50:12, 74:23 75 [2] - 14:3, 14:4 76-foot [1] - 74:22 7:44 [1] - 1:2	55:23, 74:4 additionally [1] - 87:18 address [4] - 10:4, 10:7, 11:14, 93:15 addressed [3] - 36:7, 36:18, 81:10 addresses [1] - 41:15 adequate [1] - 52:6 adjacent [2] - 16:7, 64:19 Administrative [1] - 99:9 adopts [1] - 73:4 advanced [1] - 90:13 advantageous [1] - 81:23 advise [1] - 6:16 advocate [1] - 90:21 aerial [3] - 18:1, 19:22, 22:11 aesthetes [1] - 58:8 aesthetic [1] - 70:6 affect [6] - 37:19, 45:21, 45:24, 47:9, 59:15, 71:15 affected [1] - 35:22 affects [3] - 14:25, 34:16, 34:18 afield [2] - 34:19, 81:24 agenda [3] - 6:6, 6:8, 7:7 agent [1] - 99:7 ago [1] - 11:8 agree [3] - 91:1, 91:2, 94:18 agreed [1] - 59:6 aha [1] - 60:25 ahead [1] - 86:2 air [1] - 90:5 Allegiance [1] - 4:21 allowed [1] - 93:25 allowing [1] - 93:18 almost [2] - 33:1, 49:15 ALTERNATE [1] - 1:15 amend [3] - 85:6, 85:14, 86:13 amended [1] - 93:24 amendment [5] - 12:2, 68:2, 84:7, 93:16, 96:23 Amendment [10] - 7:4, 7:23, 8:21, 9:10, 85:6, 85:20, 88:4, 90:23, 92:20, 97:9 amenities [4] - 48:15, 48:19, 48:24, 50:19 amount [9] - 13:21, 26:25, 30:11, 32:15,	
0	2	5	8		
07450 [1] - 2:13 07663 [1] - 1:24 07677 [1] - 2:10	2.1 [1] - 30:15 2.6 [4] - 30:16, 76:25, 77:1, 77:16 20 [2] - 63:18, 79:18 20-25-foot [1] - 43:14 200,000 [1] - 46:7 2000 [1] - 36:14 2009 [1] - 99:15 201 [2] - 1:24, 1:25 2010 [1] - 1:2 20th [3] - 93:2, 93:4, 97:15 21 [1] - 61:2 21st [2] - 19:6, 52:9 22,000 [1] - 29:18 23,000 [1] - 30:4 24 [1] - 56:4 240,000 [1] - 78:25 25 [4] - 16:4, 61:22, 77:19, 79:18 250,000 [1] - 46:2 260,000 [1] - 29:4 264 [3] - 79:2, 79:3, 79:7 27,000 [1] - 29:19 28 [1] - 3:6	5 [45] - 9:12, 10:1, 12:3, 12:8, 17:10, 18:20, 19:2, 19:14, 19:25, 20:15, 21:3, 23:11, 24:9, 25:3, 25:15, 26:14, 26:16, 26:22, 27:3, 27:5, 27:23, 29:6, 29:19, 30:3, 30:16, 33:12, 37:1, 38:15, 38:23, 39:12, 42:5, 43:6, 49:16, 50:7, 50:17, 57:6, 57:7, 57:25, 60:19, 61:16, 62:18, 63:22, 63:25, 68:15 50 [3] - 2:10, 43:11, 60:13 50-year [1] - 11:20 500 [3] - 22:8, 31:13, 33:1 505 [1] - 1:23 520 [1] - 46:5 545 [1] - 19:4 576,000 [1] - 31:18	8 [1] - 62:19 80 [2] - 14:4 80,000 [1] - 50:12 81 [2] - 14:12, 31:2 86 [1] - 14:9		
1	3	6	9		
1 [54] - 9:9, 10:1, 12:1, 17:10, 17:11, 18:21, 19:2, 19:14, 20:15, 21:3, 23:7, 24:1, 24:4, 25:2, 25:3, 25:7, 26:15, 26:17, 26:22, 27:20, 29:3, 29:4, 29:17, 29:18, 30:3, 30:15, 33:12, 36:25, 38:25, 41:17, 46:17, 49:16, 49:19, 50:10, 50:16, 55:17, 56:14, 56:24, 57:4, 57:20, 57:21, 58:12, 60:7, 60:13, 61:11, 61:24, 62:17, 62:20, 63:5, 63:13, 63:16, 78:24, 99:15 1,000 [1] - 31:3 1,000,035 [1] - 50:17 1,000,070 [1] - 50:16 1,000,180 [1] - 50:18 1.2 [1] - 49:15 10 [2] - 3:4, 93:9 10,000 [1] - 29:22 10-4-8D [1] - 4:5 100 [5] - 74:16, 74:23, 74:24, 75:4, 79:15 100-foot [1] - 74:22 12 [2] - 37:13, 63:17 120 [3] - 57:8, 57:9, 74:24 125 [1] - 57:7 13 [1] - 3:6 131 [1] - 4:15 135 [1] - 2:13 13:43-5.9 [1] - 99:9 14 [3] - 55:24, 56:1, 56:10 15 [3] - 61:22, 79:7, 79:11 15,000 [1] - 29:23 1500 [4] - 33:1, 36:14, 79:3, 79:8 16,000 [1] - 30:3	3,000 [1] - 31:4 3.3 [1] - 30:16 3/4 [1] - 62:18 30 [3] - 32:6, 43:15, 60:14 31 [1] - 1:2 330,000 [1] - 29:5 34 [2] - 3:5, 3:7 35 [2] - 16:4, 61:14 37,000 [1] - 29:20	6 [51] - 9:12, 9:21, 10:1, 12:5, 12:8, 17:10, 18:21, 19:2, 19:25, 21:2, 21:3, 21:8, 21:24, 23:16, 24:25, 25:14, 26:14, 26:16, 26:23, 27:3, 28:4, 29:3, 29:5, 29:17, 29:18, 30:3, 30:15, 33:12, 36:25, 37:12, 38:24, 41:17, 50:17, 57:8, 57:22, 58:6, 58:12, 58:19, 60:15, 60:19, 61:15, 61:16, 61:21, 62:18, 62:19, 64:13, 76:10, 89:22, 90:23 6.83 [1] - 62:19 60 [2] - 61:13, 61:23 641-1812 [1] - 1:24 69 [2] - 14:16, 15:3	9 [1] - 62:18 94 [1] - 61:17 9:45 [1] - 98:3		
	4	7	A		
	4,000 [1] - 31:12 40 [10] - 11:20, 43:10, 43:15, 43:18, 57:2, 57:3, 57:22, 61:21, 74:16, 74:23 40,000 [1] - 50:8 400 [2] - 31:12 41 [1] - 61:14 42 [1] - 61:11	7 [1] - 62:19 70 [4] - 14:2, 14:3,	able [3] - 32:21, 41:23, 72:16 above-grade [13] - 18:9, 19:10, 22:15, 26:22, 27:1, 58:22, 59:7, 60:6, 60:10, 60:11, 60:14, 61:12, 61:17 abstain [2] - 89:3, 91:19 accept [1] - 83:21 accepts [2] - 84:17, 93:7 access [3] - 22:22, 28:1, 28:10 accomplished [1] - 4:17 accordance [2] - 4:4, 4:17 account [2] - 8:25, 33:13 accounts [1] - 50:13 accrue [1] - 71:22 accurate [1] - 47:16 accurately [1] - 9:21 achieve [1] - 96:19 acoustic [1] - 59:21 Act [2] - 4:5, 4:18 action [3] - 7:3, 99:7, 99:8 activities [1] - 41:9 actual [3] - 16:13, 41:3, 64:17 add [1] - 70:16 added [1] - 17:22 addition [1] - 58:14 additional [6] - 24:16, 24:17, 37:1, 37:2,		

<p>34:17, 35:1, 39:13, 40:9, 50:1</p> <p>analysis [1] - 60:9</p> <p>analyzed [2] - 8:10, 8:16</p> <p>anchors [1] - 15:23</p> <p>Anne [2] - 69:24, 73:14</p> <p>ANNE [1] - 1:11</p> <p>answer [10] - 8:23, 10:8, 11:5, 26:1, 28:15, 41:3, 73:9, 74:3, 82:9, 94:25</p> <p>answered [2] - 47:18, 73:22</p> <p>answers [4] - 7:2, 32:8, 39:9, 62:6</p> <p>anticipate [1] - 97:13</p> <p>anticipated [1] - 53:2</p> <p>apologize [1] - 72:21</p> <p>applauding [1] - 96:12</p> <p>applause [1] - 5:7</p> <p>appreciate [1] - 83:4</p> <p>approaching [1] - 94:5</p> <p>appropriate [8] - 13:9, 26:2, 46:25, 83:17, 86:6, 95:16, 96:16, 96:24</p> <p>approved [1] - 81:6</p> <p>April [3] - 92:25, 93:1, 97:14</p> <p>aquifer [2] - 35:9</p> <p>aquifers [2] - 68:22, 73:20</p> <p>architecture [1] - 90:14</p> <p>area [20] - 19:1, 19:17, 20:19, 20:20, 20:21, 22:6, 28:8, 34:17, 34:19, 39:14, 48:21, 50:14, 52:11, 55:19, 64:5, 64:15, 64:18, 64:19, 70:12, 70:23</p> <p>areas [10] - 19:17, 19:18, 20:22, 24:10, 48:1, 49:5, 50:21, 58:12, 66:21, 69:15</p> <p>art [1] - 19:5</p> <p>aside [2] - 37:16, 52:4</p> <p>aspect [1] - 31:9</p> <p>aspects [2] - 81:1, 81:5</p> <p>assigned [1] - 12:21</p> <p>associated [5] - 16:18, 16:19, 28:21, 30:21, 31:4</p> <p>Associates [2] - 2:4, 6:19</p> <p>assume [4] - 30:12, 37:5, 74:6, 77:15</p>	<p>assuming [2] - 49:13, 50:22</p> <p>AT [1] - 1:2</p> <p>at-grade [1] - 61:17</p> <p>atop [2] - 20:7, 70:5</p> <p>Atrium [3] - 18:6, 22:13, 22:20</p> <p>atrium [4] - 17:15, 18:4, 18:6, 50:1</p> <p>atriums [1] - 48:16</p> <p>attendance [1] - 31:24</p> <p>attention [1] - 16:17</p> <p>audience [1] - 72:21</p> <p>auditorium [1] - 10:13</p> <p>available [3] - 48:24, 66:22, 73:7</p> <p>Avenue [7] - 4:15, 19:14, 27:20, 41:22, 42:1, 65:5, 71:5</p> <p>avoid [2] - 16:10, 16:12</p> <p>avoided [2] - 31:3, 63:5</p> <p>aware [1] - 67:9</p>	<p>19:10, 20:14, 22:16, 23:4, 23:14, 24:12, 25:6, 26:23, 30:8, 30:12, 31:6, 31:8, 32:2, 32:4, 33:16, 37:2, 42:6, 43:25, 44:5, 46:1, 49:3, 54:7, 58:2, 60:5, 60:15, 61:15, 61:18, 61:20, 61:23, 69:5, 77:1, 77:11</p> <p>below-grade [21] - 19:10, 20:14, 22:16, 23:4, 23:14, 24:12, 25:6, 26:23, 30:8, 30:12, 31:6, 31:8, 33:16, 37:2, 42:6, 46:1, 49:3, 60:15, 61:18, 61:20, 77:11</p> <p>Ben [5] - 17:14, 18:3, 42:3, 63:17, 64:20</p> <p>benefit [8] - 20:3, 71:9, 72:5, 73:3, 74:7, 74:17, 75:10, 92:8</p> <p>benefits [4] - 9:23, 49:5, 70:25, 71:22</p> <p>Bergen [15] - 17:17, 17:18, 18:4, 18:6, 18:14, 19:20, 19:21, 20:5, 21:7, 22:6, 22:13, 22:21, 22:24, 64:24, 64:25</p> <p>berming [1] - 70:16</p> <p>best [6] - 11:13, 12:16, 12:17, 13:1, 75:9, 94:21</p> <p>better [8] - 13:12, 24:2, 25:1, 28:6, 32:9, 59:9, 60:6, 80:3</p> <p>between [21] - 7:12, 12:6, 15:9, 18:17, 19:13, 20:15, 23:25, 24:14, 26:12, 26:24, 29:21, 29:22, 29:24, 33:11, 38:10, 38:11, 46:10, 47:2, 55:17, 62:14, 68:7</p> <p>beyond [1] - 43:16</p> <p>big [1] - 50:9</p> <p>bigger [1] - 38:17</p> <p>BIGOS [5] - 1:14, 5:15, 75:22, 89:3, 91:19</p> <p>Bigos [5] - 4:24, 5:3, 5:14, 89:2, 91:18</p> <p>bird's [1] - 18:2</p> <p>bird's-eye-view [1] - 18:2</p> <p>bit [13] - 10:8, 13:3, 13:15, 14:1, 14:18,</p>	<p>16:21, 17:4, 25:12, 26:5, 38:18, 62:20, 78:4, 94:7</p> <p>Blais [13] - 34:1, 43:2, 46:16, 49:6, 52:19, 66:15, 85:18, 86:13, 86:22, 90:22, 92:19, 92:21, 96:21</p> <p>BLAIS [1] - 2:2</p> <p>Blais' [2] - 93:7, 97:14</p> <p>blue [4] - 15:4, 15:6, 18:23, 33:9</p> <p>board [2] - 4:13, 99:5</p> <p>Board [45] - 2:11, 3:5, 3:7, 4:3, 5:4, 6:15, 6:16, 6:25, 7:2, 7:16, 7:20, 8:8, 8:17, 9:6, 9:10, 9:17, 9:25, 10:12, 11:5, 11:18, 12:7, 12:12, 12:25, 66:7, 73:1, 73:4, 83:18, 83:19, 84:14, 84:17, 84:25, 86:16, 89:24, 92:24, 93:6, 93:16, 94:2, 94:18, 94:20, 95:18, 95:20, 96:7, 96:11, 96:13, 97:17</p> <p>BOARD [2] - 1:1, 1:7</p> <p>Board's [2] - 9:15, 94:21</p> <p>body [2] - 94:24, 99:5</p> <p>bottom [6] - 14:11, 14:15, 15:2, 15:7, 15:9, 53:9</p> <p>Boulevard [1] - 2:10</p> <p>BOX [1] - 1:23</p> <p>BRANCHEAU [37] - 2:2, 34:8, 35:4, 35:10, 35:13, 35:21, 36:10, 36:19, 37:16, 38:9, 39:6, 39:10, 39:18, 39:22, 39:24, 40:3, 40:8, 41:6, 42:18, 42:23, 43:4, 44:9, 44:25, 45:5, 45:13, 46:20, 47:5, 47:19, 47:25, 49:9, 49:13, 49:18, 50:6, 50:20, 51:18, 52:17, 52:20</p> <p>break [2] - 7:6, 97:18</p> <p>breaker [2] - 21:10, 21:16</p> <p>breakers [4] - 42:13, 42:16, 42:20, 42:24</p> <p>brief [5] - 7:15, 11:25, 16:15, 21:22, 98:1</p> <p>briefly [2] - 63:9, 93:14</p> <p>bring [2] - 87:7, 94:24</p>	<p>broken [3] - 29:24, 33:8, 78:15</p> <p>BROOK [1] - 1:24</p> <p>buffer [6] - 22:18, 63:9, 64:10, 64:19, 65:16, 90:14</p> <p>buffering [7] - 24:6, 27:3, 27:19, 27:22, 28:5, 65:9, 65:21</p> <p>buffers [2] - 27:2, 90:6</p> <p>build [1] - 49:2</p> <p>building [31] - 15:2, 15:7, 16:11, 17:1, 18:15, 25:18, 30:12, 44:19, 51:13, 53:10, 55:19, 58:9, 59:1, 59:13, 59:14, 67:22, 68:3, 71:7, 71:8, 71:25, 72:7, 74:11, 74:13, 74:15, 74:22, 74:25, 75:3, 75:8, 76:16</p> <p>Building [53] - 15:19, 17:14, 17:16, 17:17, 17:18, 17:19, 17:25, 18:3, 18:4, 18:6, 18:14, 18:15, 18:18, 18:22, 18:23, 18:24, 19:20, 19:21, 19:23, 20:5, 20:10, 20:11, 20:18, 21:1, 21:7, 21:25, 22:1, 22:2, 22:6, 22:9, 22:12, 22:13, 22:14, 22:21, 22:24, 22:25, 23:1, 23:3, 23:15, 23:22, 31:14, 31:19, 41:19, 57:10, 64:24, 64:25, 65:1</p> <p>buildings [12] - 8:16, 16:24, 20:1, 20:24, 21:4, 30:13, 46:14, 67:16, 67:18, 68:18, 69:18, 75:4</p> <p>Buildings [1] - 18:15</p> <p>built [6] - 8:14, 9:18, 18:19, 45:19, 45:20, 50:24</p> <p>bulletin [1] - 4:13</p> <p>buoyant [1] - 38:4</p> <p>business [4] - 4:23, 7:5, 97:18, 97:24</p> <p>but.. [1] - 83:1</p> <p>BY [1] - 2:9</p>
	B			
	<p>background [2] - 13:9, 13:11</p> <p>backup [2] - 67:23, 67:24</p> <p>ball [2] - 49:19, 81:13</p> <p>bar [1] - 33:6</p> <p>Barbara [4] - 5:8, 88:23, 89:15, 91:14</p> <p>BARBARA [1] - 2:3</p> <p>barrier [1] - 63:18</p> <p>based [8] - 30:14, 42:19, 42:21, 42:23, 68:25, 81:16, 81:17, 86:17</p> <p>basement [2] - 31:1, 31:15</p> <p>basements [1] - 29:13</p> <p>basic [2] - 23:6, 24:13</p> <p>basin [1] - 71:18</p> <p>basis [1] - 68:20</p> <p>basketball [1] - 97:22</p> <p>bear [1] - 21:17</p> <p>became [1] - 13:6</p> <p>become [2] - 54:13, 70:12</p> <p>bed [1] - 19:4</p> <p>bedrock [1] - 13:23</p> <p>beginning [2] - 10:22, 93:8</p> <p>behalf [1] - 83:12</p> <p>behind [1] - 10:12</p> <p>BEING [1] - 1:7</p> <p>below [34] - 14:2,</p>			
	C			
				<p>C.C.R [2] - 99:2, 99:14</p> <p>C.S.R [1] - 1:22</p> <p>calculation [1] - 50:10</p> <p>calculations [3] -</p>

<p>45:3, 47:6, 47:7 campus [4] - 19:11, 20:8, 49:2, 50:4 canceled [1] - 10:20 cap [1] - 45:1 capacity [3] - 40:16, 40:17, 41:2 careful [1] - 44:4 CARLTON [25] - 2:3, 5:10, 5:12, 5:14, 5:16, 5:18, 5:20, 5:22, 5:24, 6:1, 6:3, 88:25, 89:2, 89:4, 89:6, 89:8, 89:10, 89:12, 91:16, 91:18, 91:20, 91:22, 91:24, 92:1, 92:3 cars [1] - 46:5 CARUCCI [3] - 1:22, 99:2, 99:14 case [4] - 10:25, 34:15, 37:14, 38:25 cases [2] - 24:19, 71:10 caused [1] - 40:23 center [1] - 15:20 centerpiece [1] - 12:24 central [1] - 80:22 Century [2] - 19:6, 52:9 certain [1] - 63:19 certainly [13] - 11:5, 25:25, 27:3, 42:10, 52:8, 70:12, 70:18, 79:23, 80:2, 81:8, 87:4, 87:12, 94:17 Certified [1] - 99:3 CERTIFIED [1] - 1:23 certify [1] - 99:4 cetera [3] - 15:15, 32:15, 46:15 Chairman [11] - 5:16, 7:12, 7:18, 75:22, 80:7, 83:17, 89:8, 91:24, 92:5, 94:23, 95:6 CHAIRMAN [74] - 1:9, 4:1, 4:22, 5:5, 5:8, 5:17, 6:5, 6:11, 7:14, 10:10, 21:11, 21:17, 33:24, 34:4, 34:6, 52:18, 52:21, 55:3, 66:6, 69:24, 72:19, 73:13, 73:16, 75:18, 75:21, 75:23, 76:3, 80:8, 80:12, 80:25, 81:19, 82:5, 82:11, 82:14, 83:2, 83:4, 83:8, 83:10, 84:4, 84:8, 84:12, 84:16,</p>	<p>85:11, 85:15, 86:2, 86:15, 86:24, 87:10, 87:23, 88:1, 88:7, 88:10, 88:16, 88:19, 88:21, 89:9, 89:14, 91:3, 91:12, 91:25, 92:6, 92:10, 93:3, 93:6, 94:9, 94:16, 95:4, 95:8, 95:12, 95:19, 96:2, 96:5, 97:3, 97:5 chairs [1] - 10:13 challenge [1] - 44:21 chance [1] - 86:10 change [7] - 37:12, 38:14, 42:25, 45:11, 46:21, 47:2, 47:7 changed [2] - 8:22, 64:1 changes [3] - 88:11, 90:20, 94:3 changing [1] - 60:19 characteristics [2] - 71:4, 74:10 characterize [1] - 46:25 Charles [1] - 66:10 CHARLES [2] - 1:13, 2:12 chart [7] - 33:6, 47:4, 76:5, 76:8, 78:15, 78:17 Cheel [5] - 17:15, 19:21, 22:1, 22:13, 64:25 choice [2] - 68:12, 68:17 choosing [1] - 12:9 CHRIS [1] - 2:2 Chris [3] - 41:2, 52:21, 55:3 Chris' [1] - 66:15 Chuck [1] - 97:3 circulation [1] - 4:11 cited [1] - 42:19 Citizens [1] - 94:13 citizens' [1] - 90:16 city [1] - 25:20 clarification [2] - 76:7, 88:2 clarify [1] - 55:10 clear [2] - 45:6, 86:14 clearer [1] - 34:14 clearly [1] - 26:7 Clerk [1] - 4:9 climbs [1] - 29:7 clinical [4] - 48:8, 48:20, 49:22, 51:7 close [4] - 16:2, 25:18, 60:13, 94:24 closely [1] - 20:16</p>	<p>closer [4] - 14:15, 23:8, 27:8, 49:16 closure [1] - 44:16 closures [1] - 44:12 Code [1] - 99:10 code [2] - 51:21, 51:22 colleagues [1] - 97:21 collecting [1] - 71:19 collection [2] - 80:20 COLLINS [4] - 2:12, 95:6, 95:15, 96:6 Collins [4] - 95:5, 95:12, 95:22, 96:5 color [3] - 12:22, 14:3, 20:25 colors [2] - 13:24, 13:25 column [1] - 26:10 combination [3] - 64:1, 64:14, 65:23 coming [3] - 40:10, 78:9, 97:10 commencement [1] - 4:6 COMMENCING [1] - 1:2 commend [1] - 96:7 comment [8] - 41:4, 50:5, 66:15, 67:11, 67:13, 91:4, 91:8, 96:20 commented [1] - 66:19 comments [7] - 6:7, 66:16, 86:11, 90:16, 95:17, 95:22, 96:25 commission [1] - 99:5 committed [1] - 78:12 common [1] - 51:5 community [20] - 8:4, 8:25, 11:16, 11:17, 12:11, 12:16, 13:1, 20:4, 35:22, 36:6, 36:13, 37:17, 37:19, 39:16, 52:15, 54:17, 74:19, 90:1, 90:18, 90:19 compactors [1] - 64:17 compare [1] - 41:13 compared [1] - 38:24 comparing [3] - 36:20, 38:10, 47:10 comparison [2] - 33:6, 45:16 completed [1] - 36:17 complex [1] - 12:16 complicated [1] - 12:15 complicates [1] - 25:17</p>	<p>complies [1] - 99:9 components [1] - 76:19 comprehensive [2] - 51:15, 81:4 concealed [1] - 58:25 concept [1] - 58:1 concepts [3] - 8:7, 16:10, 89:19 conceptual [1] - 39:11 concern [3] - 43:20, 60:2, 90:18 Concerned [3] - 92:17, 93:18, 94:13 concerned [3] - 39:2, 73:19, 87:17 concerning [1] - 97:8 concerns [4] - 11:14, 31:7, 66:2, 89:23 concludes [1] - 97:7 conclusion [2] - 8:2, 77:14 concrete [11] - 28:21, 30:11, 30:20, 30:21, 33:7, 33:15, 54:13, 76:20, 77:12, 79:25 condition [6] - 14:24, 37:7, 37:11, 64:12, 65:10, 69:9 conditions [9] - 13:4, 17:7, 27:7, 27:11, 27:20, 53:1, 54:3, 64:11, 65:12 conduct [2] - 81:21, 97:23 cone [3] - 37:23, 39:1, 39:3 configuration [3] - 20:10, 22:17, 23:12 confirm [3] - 8:12, 34:14, 83:1 congratulations [1] - 5:5 conjectural [1] - 45:6 connection [2] - 7:22, 32:1 consider [3] - 7:2, 16:8, 53:18 considerable [1] - 45:21 consideration [9] - 7:22, 7:24, 7:25, 9:1, 56:8, 85:7, 85:21, 87:13, 96:8 considered [2] - 16:10, 52:1 considering [1] - 97:14 consistent [1] - 35:6 consisting [1] - 64:10 constantly [1] - 67:23</p>	<p>construct [3] - 32:2, 32:4, 44:24 constructed [1] - 44:19 construction [27] - 7:24, 8:2, 8:3, 9:2, 10:5, 16:5, 17:12, 30:7, 32:1, 33:16, 34:16, 34:18, 34:25, 38:16, 42:15, 44:23, 62:10, 62:11, 62:13, 62:17, 66:22, 67:8, 69:1, 77:11, 79:21, 81:3, 90:19 consultants [3] - 95:18, 96:13, 96:18 consulting [1] - 12:6 continuation [1] - 65:16 continue [2] - 87:14, 87:17 continued [1] - 8:1 continuing [1] - 98:3 contour [1] - 13:23 conventional [2] - 16:5, 42:8 conversation [4] - 24:20, 87:1, 92:21, 97:8 conversations [1] - 97:20 copies [1] - 73:2 copy [3] - 4:7, 4:9, 4:12 corner [5] - 19:18, 20:20, 64:6, 64:19, 64:20 correct [13] - 36:2, 39:17, 53:16, 55:21, 55:22, 57:12, 62:24, 63:14, 63:19, 76:22, 79:1, 85:15 correlation [2] - 68:6, 68:25 cost [4] - 24:17, 25:5, 27:25, 53:20 couched [1] - 51:5 COUNCILWOMAN [17] - 1:11, 5:13, 69:25, 72:8, 72:12, 73:10, 73:15, 84:2, 85:13, 85:23, 89:5, 91:1, 91:10, 91:21, 94:4, 94:11, 95:23 Councilwoman [3] - 5:12, 89:4, 91:20 Counsel [3] - 2:11, 2:14, 7:16 counsel [1] - 5:2 counted [2] - 51:2, 51:3</p>
--	---	---	--	--

<p>counting [1] - 55:20 counts [2] - 51:22, 94:14 couple [10] - 6:14, 49:10, 52:23, 55:5, 55:10, 55:11, 66:11, 67:17, 80:12, 84:20 course [4] - 9:25, 64:2, 93:23, 96:8 courses [1] - 82:22 COURT [1] - 1:23 court [1] - 99:5 Court [1] - 99:3 cover [5] - 27:16, 28:7, 59:3, 64:5, 64:8 covered [2] - 20:20, 20:22 covering [7] - 19:16, 20:21, 27:23, 28:8, 64:15, 64:22, 65:2 create [5] - 20:23, 35:20, 37:22, 54:11, 71:16 created [1] - 99:5 creating [1] - 38:24 creative [3] - 44:22, 70:13, 70:16 critical [3] - 35:15, 35:18, 35:19 cross [1] - 15:2 cross-section [1] - 15:2 cubic [6] - 29:4, 29:5, 29:8, 31:4, 79:3, 79:7 cues [1] - 57:17 current [7] - 8:20, 17:24, 22:17, 26:9, 51:21, 57:2, 57:3 cut [4] - 43:14, 53:3, 53:6, 54:3</p>	<p>deal [1] - 45:2 dealing [4] - 34:15, 34:17, 34:21, 70:1 decision [3] - 12:16, 86:17, 96:10 deck [3] - 57:20, 57:21, 58:7 decks [1] - 51:19 decreased [1] - 43:12 dedicated [1] - 50:1 deep [1] - 16:4 deeper [1] - 34:22 defer [1] - 41:3 delivered [3] - 33:15, 76:23, 79:25 delivery [1] - 77:11 demo [1] - 76:23 demolition [1] - 76:15 depth [4] - 14:2, 70:20, 74:4, 74:5 DESCRIPTION [1] - 3:16 design [5] - 10:6, 58:6, 67:16, 68:3, 90:15 detail [2] - 10:2, 17:4 detailed [2] - 47:6, 68:3 details [2] - 26:21, 63:4 determination [2] - 8:20, 96:15 determine [1] - 12:25 detriments [1] - 9:24 developed [1] - 81:5 development [1] - 30:5 dewater [6] - 15:13, 31:13, 38:18, 40:5, 68:12, 81:4 dewatered [2] - 15:13, 37:4 dewatering [34] - 10:4, 15:12, 16:19, 25:10, 25:13, 31:9, 31:11, 31:25, 32:25, 33:2, 33:4, 34:21, 34:23, 35:2, 35:15, 35:17, 35:18, 35:22, 37:6, 37:10, 37:20, 40:9, 52:24, 53:2, 53:15, 66:14, 66:15, 67:12, 67:14, 67:19, 68:9, 68:14, 69:5, 80:13 dialog [1] - 6:15 Dien [25] - 14:7, 17:20, 18:5, 19:11, 20:16, 22:19, 23:14, 23:20, 25:16, 25:19, 27:6, 42:6, 42:11, 43:13, 43:18, 43:19, 43:21,</p>	<p>44:2, 44:17, 46:1, 56:23, 63:17, 71:5, 74:14, 74:21 difference [10] - 15:9, 19:13, 19:24, 20:12, 24:13, 28:19, 29:21, 55:17, 58:11, 68:18 differences [9] - 19:7, 20:15, 23:25, 25:5, 25:24, 26:12, 46:10, 46:16, 50:14 different [10] - 13:24, 13:25, 17:6, 19:1, 38:5, 38:6, 44:10, 55:14, 63:11, 63:12 differential [5] - 55:24, 56:7, 56:9, 58:6, 62:13 differing [1] - 36:21 difficult [6] - 14:1, 28:23, 42:17, 53:8, 53:9, 55:8 difficulties [1] - 46:8 difficulty [1] - 48:2 dig [3] - 32:6, 32:10, 54:9 diligence [1] - 11:18 diligently [1] - 96:14 diminish [1] - 79:24 diminishing [1] - 69:13 directed [2] - 72:15, 91:6 direction [2] - 82:23, 82:25 discharge [1] - 32:12 discharged [1] - 15:14 discuss [6] - 15:12, 15:17, 16:22, 17:4, 17:5, 63:9 discussed [9] - 9:14, 13:18, 14:11, 14:25, 17:7, 31:12, 59:20, 63:24, 64:21 discusses [1] - 9:6 discussing [2] - 33:21, 69:8 discussion [12] - 7:11, 32:21, 45:9, 48:7, 51:2, 59:5, 65:20, 85:25, 87:5, 88:22, 91:6, 91:13 discussions [6] - 31:10, 41:2, 41:22, 48:13, 73:25, 81:12 displaces [1] - 54:10 dispose [1] - 54:19 disruption [1] - 43:19 distance [3] - 55:9, 74:13, 75:10 distinction [1] - 51:21</p>	<p>disturbances [1] - 65:17 divide [3] - 77:16, 79:15, 79:17 dock [1] - 64:17 document [2] - 47:21, 93:24 done [5] - 11:8, 35:11, 73:7, 83:12, 96:18 down [13] - 20:17, 22:7, 22:25, 29:24, 32:5, 33:8, 37:24, 40:9, 45:11, 53:13, 66:9, 80:10, 86:22 dozen [1] - 60:4 draft [4] - 90:3, 92:23, 93:7, 97:14 drafted [1] - 88:4 drain [2] - 44:3, 44:5 drainage [1] - 8:11 draining [1] - 82:23 draw [2] - 37:24, 77:14 drawbacks [1] - 54:17 drawdown [1] - 82:3 drawing [1] - 32:23 drawn [1] - 15:14 dreaded [1] - 94:6 dream [1] - 56:16 dreaming [1] - 56:21 drop [4] - 27:7, 39:1, 64:8, 65:3 drop-off [2] - 64:8, 65:3 dry [1] - 37:12 dumpsters [1] - 64:16 duration [3] - 30:7, 30:15, 77:1 during [8] - 8:2, 9:4, 30:18, 30:23, 44:23, 77:24, 78:10, 94:23 dust [1] - 90:7</p>	<p>educated [1] - 81:16 effect [2] - 38:4, 73:21 efficient [1] - 87:2 effort [2] - 11:13, 12:6 efforts [2] - 76:1, 96:13 eight [4] - 79:16, 79:17, 80:22 either [10] - 12:9, 19:11, 23:9, 23:14, 23:18, 24:16, 40:13, 40:16, 44:22, 61:13 element [1] - 48:14 elements [6] - 18:21, 23:6, 58:24, 59:12, 63:12, 90:15 elevation [4] - 14:2, 14:8, 15:3, 32:5 elevations [5] - 14:10, 14:12, 14:15, 31:1, 34:24 eliminate [1] - 51:3 elimination [1] - 58:14 embodied [2] - 12:4, 90:23 embodies [2] - 12:3, 90:10 emergency [5] - 19:15, 19:19, 51:11, 64:8, 64:23 employed [1] - 99:7 enclosed [3] - 51:8, 51:10, 59:8 encroach [1] - 41:21 encroachment [1] - 43:7 end [29] - 7:23, 8:6, 8:22, 9:5, 9:19, 12:19, 15:11, 15:12, 18:13, 19:22, 20:6, 20:7, 20:9, 21:4, 21:6, 22:11, 22:23, 24:22, 32:15, 36:18, 45:17, 63:10, 64:6, 64:9, 65:18, 81:14, 83:15, 94:6, 94:19 end-of-the-day [1] - 8:22 ended [1] - 64:4 engaged [1] - 6:16 Engineer [2] - 41:4, 81:7 ENGINEER [1] - 2:2 English [1] - 51:25 enhanced [1] - 65:9 enhancing [1] - 64:18 ensure [1] - 9:15 enter [1] - 32:7 entering [1] - 77:24 enters [1] - 32:10 entertain [1] - 88:8</p>
D			E	
<p>D'ARMINIO [1] - 2:9 dark [1] - 15:20 darker [1] - 33:9 darkness [1] - 60:1 data [5] - 66:21, 67:3, 67:8, 81:14, 81:20 date [6] - 4:6, 73:22, 84:23, 93:10, 96:22, 98:3 Date [1] - 99:15 Dated [1] - 99:16 Dave [2] - 72:10, 75:19 DAVID [2] - 1:9, 1:10 David [1] - 66:5 days [4] - 48:15, 52:6, 84:21, 93:9</p>				

<p>entertaining [1] - 95:21 entire [4] - 30:18, 38:15, 94:23 entrances [1] - 20:17 entries [2] - 20:18, 22:19 entry [3] - 4:14, 18:5, 18:16 envisions [2] - 17:13, 18:20 equal [1] - 60:13 equals [1] - 24:2 equipment [2] - 64:16, 72:24 equivalent [2] - 36:22, 36:24 ESQ [2] - 2:9, 2:12 essentially [2] - 20:14, 61:19 established [1] - 84:24 establishes [1] - 25:23 estimate [1] - 30:10 estimated [5] - 29:1, 29:2, 29:16, 76:9, 76:12 estimates [3] - 29:11, 31:11, 81:13 et [3] - 15:14, 32:14, 46:14 evaluated [1] - 11:23 evaluation [5] - 11:4, 12:14, 12:20, 68:3, 86:17 evenhanded [2] - 11:4, 12:14 evening [4] - 8:17, 9:8, 13:14, 95:17 Evening [1] - 4:22 events [1] - 96:7 eventually [1] - 21:25 EVID [1] - 3:16 exactly [1] - 76:16 examined [1] - 8:7 example [19] - 26:8, 27:13, 28:8, 47:13, 48:7, 48:16, 49:23, 51:9, 51:22, 59:17, 64:16, 64:22, 65:13, 70:15, 70:19, 72:1, 72:4, 74:14, 76:10 excavate [1] - 34:23 excavated [3] - 33:14, 38:16 excavating [1] - 54:7 excavation [50] - 10:4, 13:6, 13:21, 14:18, 14:22, 15:25, 16:3, 16:14, 16:17, 16:18,</p>	<p>16:20, 16:22, 24:16, 24:17, 25:8, 25:12, 25:17, 28:21, 30:9, 30:23, 30:25, 31:3, 31:8, 31:14, 31:20, 32:7, 32:11, 34:12, 35:1, 35:20, 36:24, 37:3, 38:17, 39:13, 41:8, 41:24, 42:14, 42:15, 43:12, 45:24, 46:14, 46:17, 53:3, 62:12, 76:15, 77:8, 78:10, 79:20 excavations [4] - 16:23, 16:25, 31:5, 80:24 excellent [2] - 89:22, 90:10 except [1] - 23:12 exchange [1] - 95:17 excluded [1] - 50:2 excuse [1] - 31:12 exercise [1] - 9:16 EXHIBITS [1] - 3:17 existing [12] - 16:24, 17:16, 17:21, 18:11, 20:18, 23:9, 23:20, 30:13, 58:15, 63:13, 85:20, 88:3 expand [1] - 37:15 expansion [2] - 23:10, 24:24 expenses [1] - 48:20 expensive [4] - 25:6, 53:23, 53:24, 53:25 expert [2] - 71:14, 89:21 experts [2] - 83:20, 86:7 Expiration [1] - 99:15 explain [4] - 31:25, 70:4, 74:7, 92:8 explains [1] - 32:9 explored [1] - 13:4 expressed [1] - 89:24 extension [1] - 18:11 extensive [1] - 48:3 extent [4] - 24:6, 24:7, 24:14, 30:22 extra [1] - 74:3 extremely [1] - 52:5 eye [1] - 18:2</p>	<p>factor [1] - 71:6 factoring [1] - 89:20 factors [2] - 30:24, 77:23 facts [1] - 27:16 failed [1] - 19:24 fair [3] - 26:25, 49:25, 77:14 fairly [1] - 47:16 familiar [1] - 40:22 far [14] - 37:19, 38:9, 39:3, 39:18, 39:24, 40:19, 40:25, 41:14, 43:7, 47:9, 50:21, 73:19, 73:22, 82:19 favor [2] - 96:2, 96:4 FAX [1] - 1:25 fears [1] - 24:21 feasibility [3] - 7:24, 13:7, 14:25 feasible [2] - 53:17, 53:21 feature [1] - 71:3 features [2] - 8:9, 24:5 feet [30] - 16:4, 19:3, 31:2, 32:5, 32:6, 33:1, 36:14, 43:11, 43:18, 46:2, 46:7, 48:10, 49:11, 50:3, 50:8, 50:12, 51:6, 55:24, 56:1, 56:10, 57:7, 57:22, 74:16, 74:23, 74:24, 75:4 fellows [1] - 97:1 felt [4] - 41:25, 44:2, 81:10, 91:7 fencing [1] - 63:14 few [2] - 45:13, 54:18 field [1] - 81:20 figure [1] - 49:19 filed [1] - 4:8 fill [1] - 54:9 final [6] - 41:19, 67:16, 83:22, 84:21, 84:22, 92:15 finally [1] - 15:16 financial [2] - 99:7, 99:8 financially [1] - 53:18 fine [3] - 66:6, 84:11, 95:24 finger [1] - 31:17 finished [2] - 14:10, 54:19 first [16] - 13:22, 17:15, 26:10, 28:19, 51:1, 60:12, 64:24, 64:25, 70:11, 70:22, 72:20, 83:11, 93:11, 93:15, 94:1, 96:9 First [1] - 4:23</p>	<p>five [19] - 21:8, 23:12, 23:16, 23:17, 24:14, 29:21, 29:22, 46:10, 46:12, 47:13, 49:24, 55:18, 56:1, 56:8, 56:9, 75:6, 75:14, 97:17 fix [1] - 44:3 fixed [1] - 64:16 flag [1] - 4:19 flexibility [2] - 24:23, 70:18 float [2] - 37:25, 38:1 floating [1] - 38:2 flooding [1] - 40:22 floor [6] - 14:10, 53:9, 55:19, 56:3, 87:7 floors [1] - 43:13 flows [2] - 82:8, 82:19 focus [1] - 45:15 focussed [1] - 63:5 folks [1] - 94:1 follow [1] - 6:21 follow-up [1] - 6:21 following [2] - 66:15, 85:1 font [1] - 55:9 foot [3] - 43:15, 63:17, 63:18 footprint [3] - 17:24, 23:19, 41:19 foregoing [2] - 4:16, 99:4 foresee [3] - 44:12, 48:2, 54:16 form [3] - 44:22, 84:21, 92:15 formal [1] - 85:16 formalize [1] - 83:23 forth [9] - 13:6, 13:21, 22:20, 29:12, 42:17, 44:21, 45:10, 76:24, 81:18 forward [1] - 83:14 foundation [3] - 14:12, 14:15, 33:16 four [8] - 13:23, 13:25, 17:11, 23:7, 26:7, 33:1, 56:8, 75:5 fourth [1] - 71:11 frames [2] - 35:14, 42:18 framework [1] - 25:24 Franklin [5] - 17:14, 18:3, 42:3, 63:17, 64:21 friends [1] - 97:20 front [4] - 18:5, 20:17, 22:19, 22:21 full [3] - 7:21, 72:5, 79:16</p>	<p>function [2] - 35:7, 51:16 functional [1] - 64:2 functions [7] - 8:1, 18:16, 26:12, 28:7, 48:20, 49:22, 51:7 futility [1] - 9:16 future [7] - 11:15, 11:19, 23:15, 24:23, 56:2, 57:10, 98:3</p>
G				
<p>Gail [6] - 5:1, 7:15, 10:10, 11:2, 55:4, 92:12 GAIL [1] - 2:9 gain [1] - 72:3 gallons [3] - 31:13, 31:18, 35:5 game [1] - 97:22 garage [4] - 22:14, 23:10, 23:19, 45:10 garages [2] - 22:22, 67:16 gas [1] - 43:23 gathered [1] - 85:3 gauge [3] - 67:4, 82:2, 82:3 general [11] - 4:11, 8:5, 17:11, 22:6, 26:14, 26:16, 26:21, 45:23, 47:8, 65:19, 93:22 generally [3] - 24:10, 36:14, 82:23 generate [1] - 35:9 generated [1] - 36:4 generator [1] - 51:12 gentlemen [4] - 4:23, 6:21, 7:1, 84:16 geology [1] - 38:5 geotech [2] - 8:16, 8:18 geotechnical [2] - 53:1, 89:21 given [6] - 38:20, 52:25, 66:18, 81:1, 82:6, 93:10 globally [1] - 10:6 goal [1] - 94:17 goals [2] - 8:24, 96:19 God [2] - 56:18, 56:21 grade [48] - 18:9, 19:10, 20:7, 20:14, 22:15, 22:16, 23:4, 23:14, 24:12, 25:6, 26:22, 26:23, 27:1, 30:8, 30:12, 31:6, 31:8, 33:16, 37:2, 42:6, 46:1, 49:3,</p>				

<p>51:23, 52:2, 57:20, 58:22, 59:7, 60:6, 60:10, 60:11, 60:14, 60:15, 61:12, 61:14, 61:15, 61:17, 61:18, 61:20, 61:22, 61:23, 69:5, 77:11 great [3] - 65:17, 90:2, 90:6 greater [9] - 10:2, 23:20, 28:5, 39:13, 39:14, 39:15, 69:1, 69:12, 74:7 greatly [1] - 64:10 green [23] - 12:22, 14:1, 20:11, 20:24, 20:25, 23:2, 24:2, 24:7, 24:25, 27:11, 27:13, 27:24, 33:10, 45:16, 63:23, 70:4, 70:12, 71:12, 71:16, 71:23, 71:24, 72:1, 72:6 gross [1] - 50:14 ground [1] - 91:7 groundwater [10] - 32:3, 36:5, 36:21, 37:3, 37:6, 39:15, 54:7, 54:14, 82:8, 82:19 group [2] - 11:10, 11:14 groups [1] - 90:16 growth [1] - 24:23 guess [5] - 33:10, 62:19, 72:9, 79:7, 81:16 guessing [2] - 81:15, 81:17</p>	<p>header [1] - 80:20 hear [6] - 6:20, 9:20, 31:22, 72:11, 86:8, 87:19 heard [3] - 9:4, 86:6, 90:16 hearing [9] - 83:24, 84:23, 85:21, 86:18, 87:19, 88:5, 93:10, 93:13, 96:22 hearings [4] - 9:4, 9:11, 86:20, 87:14 heat [1] - 72:3 heavier [1] - 39:7 heavy [1] - 38:2 hedges [1] - 63:14 height [13] - 15:6, 55:19, 55:23, 56:3, 56:9, 57:19, 74:1, 74:4, 74:5, 74:24, 74:25, 75:2, 75:11 held [2] - 7:12, 21:22 help [3] - 21:13, 38:3, 76:5 helping [1] - 12:25 hence [1] - 20:25 hereby [1] - 99:4 high [1] - 41:24 higher [7] - 20:1, 26:17, 58:24, 59:9, 59:10, 75:9, 75:14 highest [1] - 14:8 highlights [1] - 33:19 hired [2] - 86:7, 96:14 hit [3] - 33:19, 66:5, 69:12 hold [4] - 29:12, 79:6, 79:11, 95:8 hole [1] - 80:16 home [1] - 7:8 honing [1] - 8:9 hope [8] - 8:17, 11:3, 23:2, 32:8, 39:9, 73:5, 91:3, 97:11 hopefully [1] - 13:24 horns [1] - 59:22 HOSPITAL [1] - 1:4 hospital [14] - 8:1, 9:22, 17:12, 19:4, 26:11, 48:11, 48:18, 51:15, 55:20, 72:6, 90:7, 90:12, 90:20 Hospital [25] - 2:14, 8:11, 9:14, 11:9, 11:15, 12:7, 12:17, 13:1, 19:3, 24:20, 24:23, 36:15, 38:20, 48:13, 48:23, 50:24, 53:18, 54:15, 82:4, 86:20, 87:14, 89:25, 92:17, 93:15, 96:16</p>	<p>Hospital's [3] - 81:22, 87:1 hospitals [1] - 48:15 hour [1] - 79:18 hours [3] - 79:16, 79:17 hours" [1] - 60:1 houses [1] - 90:9 hundred [2] - 57:10, 79:12 Hurley [3] - 5:20, 89:6, 91:22 HURLEY [11] - 1:12, 5:21, 75:24, 83:9, 87:9, 89:7, 91:23, 93:2, 93:5, 95:25, 97:4 hurricane [1] - 10:21 hydrological [2] - 36:17, 81:3 hypothetical [1] - 15:1</p>	<p>58:17, 61:25, 62:2, 90:6 improvements [2] - 60:5, 90:3 IN [1] - 1:3 incentive [1] - 48:23 incentives [1] - 49:7 inches [1] - 43:23 include [6] - 50:22, 50:23, 51:6, 51:9, 51:11, 51:19 including [1] - 51:7 increase [4] - 22:18, 25:5, 35:3, 43:1 indicated [1] - 27:8 indicating [4] - 15:22, 22:2, 22:14, 61:6 indicative [1] - 91:4 indirect [1] - 59:11 individual [1] - 74:11 individuals [1] - 90:17 induce [1] - 38:4 indulgence [1] - 95:20 inferred [1] - 35:24 inflow [1] - 40:10 influence [4] - 32:24, 37:23, 39:2, 39:14 influenced [1] - 59:19 informal [1] - 84:23 information [4] - 13:11, 73:3, 82:6, 85:3 infringe [2] - 16:7 ingredient [1] - 52:8 initial [2] - 9:11, 90:3 injection [1] - 39:25 input [1] - 8:10 inside [1] - 42:14 install [2] - 44:20, 82:1 installation [2] - 43:19, 77:4 installed [3] - 44:17, 54:9, 67:3 instance [5] - 31:13, 31:19, 38:15, 68:15, 78:24 institution [4] - 11:16, 49:4, 49:8, 52:13 institutions [2] - 52:5, 52:9 instructions [2] - 85:17, 90:22 intelligently [1] - 70:24 intending [1] - 95:13 intensive [1] - 79:19 interest [4] - 16:1, 94:21, 99:7, 99:8 interested [3] - 7:7, 48:22, 92:16 interests [1] - 52:14</p>	<p>interim [2] - 6:22, 9:5 International [1] - 2:4 interrupt [1] - 31:21 involve [1] - 39:12 involved [2] - 46:2, 99:7 involves [1] - 63:22 issue [11] - 25:14, 26:6, 27:5, 27:25, 35:16, 41:7, 43:5, 48:6, 49:10, 87:8 issues [20] - 6:17, 8:12, 10:1, 10:4, 11:11, 13:7, 13:10, 24:11, 26:19, 27:19, 34:11, 37:19, 40:15, 40:24, 41:14, 64:3, 70:1, 89:21, 89:23, 90:13 item [3] - 15:17, 16:1, 35:19 Items [1] - 8:15 items [9] - 6:7, 7:25, 9:3, 33:20, 55:11, 65:23, 66:5, 73:8, 81:9 itself [3] - 10:6, 79:21, 94:20</p>
H		I		J
<p>H-ZONE [1] - 1:4 H-Zone [5] - 85:5, 85:20, 90:22, 92:20, 97:8 habited [1] - 72:2 half [2] - 22:8, 60:4 hall [1] - 97:23 hand [2] - 4:25, 74:20 handle [4] - 40:17, 40:18, 56:7, 73:20 handled [3] - 17:20, 32:16, 42:5 handles [1] - 19:8 handling [1] - 69:5 hands [3] - 84:5, 84:13, 84:15 harbinger [1] - 10:23 hard [1] - 83:12 harden [1] - 54:12</p>	<p>hope [8] - 8:17, 11:3, 23:2, 32:8, 39:9, 73:5, 91:3, 97:11 hopefully [1] - 13:24 horns [1] - 59:22 HOSPITAL [1] - 1:4 hospital [14] - 8:1, 9:22, 17:12, 19:4, 26:11, 48:11, 48:18, 51:15, 55:20, 72:6, 90:7, 90:12, 90:20 Hospital [25] - 2:14, 8:11, 9:14, 11:9, 11:15, 12:7, 12:17, 13:1, 19:3, 24:20, 24:23, 36:15, 38:20, 48:13, 48:23, 50:24, 53:18, 54:15, 82:4, 86:20, 87:14, 89:25, 92:17, 93:15, 96:16</p>	<p>ID [1] - 99:3 idea [2] - 34:14, 64:23 ideas [2] - 89:19, 90:10 II [24] - 17:18, 18:13, 19:18, 20:9, 21:5, 22:4, 22:24, 23:21, 29:25, 30:5, 33:10, 45:5, 45:9, 46:4, 46:9, 46:11, 47:1, 47:4, 47:13, 62:21, 63:3, 64:7, 64:22, 76:13 II" [1] - 45:18 illustrations [1] - 89:19 immediate [2] - 34:19, 96:9 impact [25] - 20:4, 24:15, 24:21, 35:25, 37:18, 39:16, 43:21, 44:2, 66:19, 66:20, 66:25, 68:19, 68:21, 69:15, 71:18, 72:2, 74:3, 74:10, 75:6, 75:11, 87:16, 90:5, 90:8, 90:11 impacted [1] - 17:6 impacts [8] - 8:4, 9:3, 13:20, 33:3, 36:21, 69:12, 69:13, 90:19 impartial [1] - 96:15 important [10] - 11:11, 13:6, 33:4, 52:5, 52:7, 52:8, 70:5, 71:3, 74:12, 85:1 improvement [4] -</p>	<p>inferred [1] - 35:24 inflow [1] - 40:10 influence [4] - 32:24, 37:23, 39:2, 39:14 influenced [1] - 59:19 informal [1] - 84:23 information [4] - 13:11, 73:3, 82:6, 85:3 infringe [2] - 16:7 ingredient [1] - 52:8 initial [2] - 9:11, 90:3 injection [1] - 39:25 input [1] - 8:10 inside [1] - 42:14 install [2] - 44:20, 82:1 installation [2] - 43:19, 77:4 installed [3] - 44:17, 54:9, 67:3 instance [5] - 31:13, 31:19, 38:15, 68:15, 78:24 institution [4] - 11:16, 49:4, 49:8, 52:13 institutions [2] - 52:5, 52:9 instructions [2] - 85:17, 90:22 intelligently [1] - 70:24 intending [1] - 95:13 intensive [1] - 79:19 interest [4] - 16:1, 94:21, 99:7, 99:8 interested [3] - 7:7, 48:22, 92:16 interests [1] - 52:14</p>	<p>Jersey [6] - 2:10, 99:3, 99:3, 99:6, 99:9, 99:15 JERSEY [1] - 1:24 job [2] - 47:24, 95:2 JR [1] - 2:12 judgemental [1] - 26:6 judicious [1] - 70:14 judiciously [1] - 70:24 jump [1] - 89:18 June [2] - 94:6, 94:20</p>
H		I		K
<p>H-ZONE [1] - 1:4 H-Zone [5] - 85:5, 85:20, 90:22, 92:20, 97:8 habited [1] - 72:2 half [2] - 22:8, 60:4 hall [1] - 97:23 hand [2] - 4:25, 74:20 handle [4] - 40:17, 40:18, 56:7, 73:20 handled [3] - 17:20, 32:16, 42:5 handles [1] - 19:8 handling [1] - 69:5 hands [3] - 84:5, 84:13, 84:15 harbinger [1] - 10:23 hard [1] - 83:12 harden [1] - 54:12</p>	<p>hope [8] - 8:17, 11:3, 23:2, 32:8, 39:9, 73:5, 91:3, 97:11 hopefully [1] - 13:24 horns [1] - 59:22 HOSPITAL [1] - 1:4 hospital [14] - 8:1, 9:22, 17:12, 19:4, 26:11, 48:11, 48:18, 51:15, 55:20, 72:6, 90:7, 90:12, 90:20 Hospital [25] - 2:14, 8:11, 9:14, 11:9, 11:15, 12:7, 12:17, 13:1, 19:3, 24:20, 24:23, 36:15, 38:20, 48:13, 48:23, 50:24, 53:18, 54:15, 82:4, 86:20, 87:14, 89:25, 92:17, 93:15, 96:16</p>	<p>ID [1] - 99:3 idea [2] - 34:14, 64:23 ideas [2] - 89:19, 90:10 II [24] - 17:18, 18:13, 19:18, 20:9, 21:5, 22:4, 22:24, 23:21, 29:25, 30:5, 33:10, 45:5, 45:9, 46:4, 46:9, 46:11, 47:1, 47:4, 47:13, 62:21, 63:3, 64:7, 64:22, 76:13 II" [1] - 45:18 illustrations [1] - 89:19 immediate [2] - 34:19, 96:9 impact [25] - 20:4, 24:15, 24:21, 35:25, 37:18, 39:16, 43:21, 44:2, 66:19, 66:20, 66:25, 68:19, 68:21, 69:15, 71:18, 72:2, 74:3, 74:10, 75:6, 75:11, 87:16, 90:5, 90:8, 90:11 impacted [1] - 17:6 impacts [8] - 8:4, 9:3, 13:20, 33:3, 36:21, 69:12, 69:13, 90:19 impartial [1] - 96:15 important [10] - 11:11, 13:6, 33:4, 52:5, 52:7, 52:8, 70:5, 71:3, 74:12, 85:1 improvement [4] -</p>	<p>inferred [1] - 35:24 inflow [1] - 40:10 influence [4] - 32:24, 37:23, 39:2, 39:14 influenced [1] - 59:19 informal [1] - 84:23 information [4] - 13:11, 73:3, 82:6, 85:3 infringe [2] - 16:7 ingredient [1] - 52:8 initial [2] - 9:11, 90:3 injection [1] - 39:25 input [1] - 8:10 inside [1] - 42:14 install [2] - 44:20, 82:1 installation [2] - 43:19, 77:4 installed [3] - 44:17, 54:9, 67:3 instance [5] - 31:13, 31:19, 38:15, 68:15, 78:24 institution [4] - 11:16, 49:4, 49:8, 52:13 institutions [2] - 52:5, 52:9 instructions [2] - 85:17, 90:22 intelligently [1] - 70:24 intending [1] - 95:13 intensive [1] - 79:19 interest [4] - 16:1, 94:21, 99:7, 99:8 interested [3] - 7:7, 48:22, 92:16 interests [1] - 52:14</p>	<p>keep [3] - 27:8, 38:3, 41:25 keeping [2] - 59:6, 59:7 Keller [2] - 6:18, 8:19 KELLER [76] - 2:4, 3:6, 13:13, 28:16, 28:18, 28:25, 32:2, 34:24, 35:6, 35:12, 35:17, 36:2, 36:12, 36:23, 37:21, 38:12, 39:17, 39:20, 39:23, 40:2, 40:7, 40:20, 41:16, 42:21, 43:1, 43:10, 43:20, 44:15,</p>

<p>45:4, 45:8, 53:5, 53:16, 53:19, 54:5, 54:18, 54:22, 54:24, 62:25, 66:17, 67:1, 67:9, 67:15, 68:10, 69:3, 69:17, 69:23, 76:11, 76:18, 76:22, 77:3, 77:7, 77:10, 77:17, 77:20, 77:22, 78:3, 78:8, 78:13, 78:18, 78:20, 78:24, 79:3, 79:6, 79:11, 79:14, 79:23, 80:2, 80:5, 80:11, 80:17, 81:8, 81:25, 82:9, 82:13, 82:18, 83:3</p> <p>key [3] - 30:24, 35:13, 90:15</p> <p>kick [1] - 92:12</p> <p>kicking [1] - 95:3</p> <p>kind [3] - 66:24, 70:2, 81:19</p> <p>kinds [2] - 72:14, 72:17</p> <p>knowledge [1] - 81:17</p> <p>known [1] - 63:4</p> <p>knows [1] - 72:13</p>	<p>13:7, 73:4, 76:6, 89:20</p> <p>last [8] - 6:22, 7:20, 10:20, 11:7, 44:9, 82:5, 83:6, 85:3</p> <p>late [1] - 93:11</p> <p>LAURA [3] - 1:22, 99:2, 99:14</p> <p>LAURENCE [1] - 3:6</p> <p>laymen's [1] - 74:2</p> <p>least [3] - 39:11, 42:11, 97:11</p> <p>leave [2] - 28:20, 72:13</p> <p>leaving [3] - 30:18, 37:16, 64:18</p> <p>left [3] - 54:23, 54:24, 66:8</p> <p>legible [1] - 72:22</p> <p>lend [1] - 54:3</p> <p>length [4] - 62:10, 62:11, 62:13, 62:17</p> <p>less [9] - 25:3, 25:9, 25:10, 46:6, 59:18, 64:12, 65:12, 74:5</p> <p>level [13] - 15:9, 17:13, 18:12, 19:20, 22:9, 31:2, 40:4, 43:18, 58:23, 59:8, 59:21, 64:24, 64:25</p> <p>levels [1] - 17:21, 18:10, 22:15, 22:16, 23:3, 31:5, 58:16, 58:20, 58:22, 59:7, 67:4</p> <p>License [1] - 99:14</p> <p>life [2] - 11:20, 68:13</p> <p>light [3] - 33:9, 65:5, 90:4</p> <p>lighting [1] - 59:16</p> <p>limit [1] - 75:15</p> <p>limited [1] - 70:20</p> <p>line [16] - 15:21, 16:3, 16:4, 16:11, 16:12, 42:7, 43:15, 43:16, 43:23, 43:24, 44:3, 44:5, 44:6, 44:20, 97:22</p> <p>lines [5] - 15:23, 42:2, 53:12, 78:6, 80:23</p> <p>Linwood [12] - 17:21, 18:11, 20:7, 20:19, 22:16, 22:18, 22:22, 23:9, 23:20, 58:15, 65:12, 71:4</p> <p>list [2] - 93:22, 93:23</p> <p>listed [2] - 6:8, 35:5</p> <p>listen [1] - 11:10</p> <p>live [1] - 59:18</p> <p>living [1] - 34:16</p> <p>loading [1] - 64:17</p>	<p>lobby [1] - 4:14</p> <p>local [1] - 32:22</p> <p>located [2] - 28:2, 46:14</p> <p>location [5] - 4:6, 8:15, 32:13, 41:19, 75:15</p> <p>look [25] - 10:1, 11:2, 13:10, 16:5, 20:16, 29:17, 30:2, 30:6, 37:1, 43:6, 46:9, 46:25, 47:12, 49:6, 49:23, 56:16, 59:1, 60:24, 61:10, 71:13, 71:15, 74:9, 75:13, 78:20, 78:21</p> <p>looked [12] - 25:4, 26:10, 26:19, 27:18, 30:8, 30:14, 30:25, 45:25, 46:5, 59:2, 59:13, 66:23</p> <p>looking [16] - 11:20, 11:21, 12:24, 14:11, 14:15, 18:2, 29:4, 29:20, 43:14, 47:7, 47:16, 64:2, 66:24, 74:15, 74:21, 78:8</p> <p>lost [1] - 21:11</p> <p>love [1] - 84:2</p> <p>lower [6] - 37:22, 51:12, 59:2, 67:21, 74:5, 78:5</p> <p>lowered [1] - 39:7</p>	<p>96:10, 97:8</p> <p>mat [1] - 15:3</p> <p>materials [2] - 76:16, 76:23</p> <p>matrix [1] - 12:20</p> <p>matrixes [1] - 17:3</p> <p>MATTER [1] - 1:3</p> <p>matter [4] - 73:8, 87:5, 97:14, 98:2</p> <p>matters [2] - 8:12, 8:16</p> <p>maximum [1] - 56:6</p> <p>Mayor [4] - 5:10, 73:17, 88:25, 91:16</p> <p>MAYOR [14] - 1:10, 5:11, 61:1, 61:4, 73:18, 75:17, 75:20, 84:3, 85:10, 87:12, 89:1, 90:25, 91:2, 91:17</p> <p>mean [13] - 24:13, 29:9, 30:17, 31:2, 36:3, 36:12, 49:20, 52:4, 54:5, 81:9, 81:12, 83:1, 94:11</p> <p>means [7] - 14:17, 19:15, 27:10, 32:1, 43:13, 53:4, 67:22</p> <p>meant [3] - 16:16, 51:14, 61:12</p> <p>meantime [1] - 21:21</p> <p>measure [1] - 85:17</p> <p>mechanical [13] - 17:13, 21:9, 23:7, 23:13, 23:17, 50:21, 50:23, 51:7, 51:10, 51:16, 55:20, 68:12, 75:14</p> <p>mechanicals [2] - 50:23, 56:5</p> <p>mechanism [2] - 36:7, 71:19</p> <p>Medical [1] - 2:3</p> <p>MEESE [1] - 2:9</p> <p>Meeting [1] - 4:2</p> <p>meeting [11] - 4:7, 6:22, 7:20, 10:20, 11:7, 92:22, 92:25, 95:11, 95:21, 97:16</p> <p>meetings [7] - 6:14, 9:24, 31:24, 51:1, 94:6, 94:12, 94:19</p> <p>Meetings [1] - 4:5</p> <p>melding [1] - 89:22</p> <p>Member [1] - 5:4</p> <p>member [1] - 4:24</p> <p>MEMBER [4] - 1:12, 1:13, 1:14, 1:15</p> <p>Members [6] - 10:12, 66:7, 84:14, 94:17, 95:18, 95:19</p>	<p>members [3] - 72:21, 89:25, 94:3</p> <p>memory [1] - 78:12</p> <p>mention [2] - 19:25, 41:11</p> <p>mentioned [5] - 17:9, 39:25, 49:10, 80:25, 93:14</p> <p>method [2] - 42:8, 42:13</p> <p>methods [2] - 16:5, 53:11</p> <p>microphone [3] - 5:1, 7:10, 10:14</p> <p>middle [2] - 86:13, 91:7</p> <p>midst [1] - 11:17</p> <p>might [10] - 28:1, 44:22, 47:7, 66:20, 66:21, 66:25, 78:5, 86:3, 86:5, 87:8</p> <p>migration [1] - 9:2</p> <p>million [9] - 19:3, 48:10, 49:11, 49:15, 49:16, 49:19, 49:20, 50:2, 51:6</p> <p>mind [4] - 48:6, 48:25, 66:8, 83:14</p> <p>mine [1] - 61:3</p> <p>minimal [1] - 75:11</p> <p>minimize [2] - 25:8, 53:1</p> <p>minimum [1] - 63:18</p> <p>minimums [1] - 63:17</p> <p>minor [1] - 75:6</p> <p>minus [1] - 29:23</p> <p>minute [3] - 31:13, 58:5, 97:18</p> <p>miscellaneous [1] - 22:20</p> <p>missed [3] - 45:1, 62:3, 62:9</p> <p>mitigate [2] - 59:15, 65:10</p> <p>mitigating [4] - 19:15, 20:4, 59:22, 87:8</p> <p>mitigation [10] - 53:11, 58:24, 59:12, 64:11, 64:12, 65:2, 65:25, 72:2, 90:7, 90:11</p> <p>modification [1] - 63:23</p> <p>modifications [1] - 93:8</p> <p>modified [1] - 86:18</p> <p>modify [9] - 85:20, 87:18, 88:3, 88:5, 88:14, 88:16, 89:17, 90:22, 96:10</p> <p>modifying [1] - 86:22</p>
L		M		
<p>L.L.C [1] - 1:22</p> <p>labeled [1] - 9:13</p> <p>laccsr2@aol.com [1] - 1:25</p> <p>lack [2] - 9:23, 91:4</p> <p>ladies [1] - 4:23</p> <p>laid [1] - 93:10</p> <p>Lake [1] - 2:10</p> <p>landscape [2] - 70:17, 70:25</p> <p>landscaped [2] - 70:13, 70:23</p> <p>landscaping [1] - 27:14</p> <p>language [10] - 48:23, 49:6, 51:4, 51:5, 52:12, 85:7, 85:20, 86:18, 86:23, 96:10</p> <p>large [4] - 27:15, 54:17, 90:11, 96:17</p> <p>larger [2] - 9:1, 69:1</p> <p>LARRY [1] - 2:4</p> <p>Larry [22] - 6:18, 10:3, 13:3, 17:8, 25:11, 28:12, 31:21, 34:8, 43:6, 44:10, 46:18, 52:23, 62:10, 66:12, 72:15, 75:25, 80:10, 82:12, 83:2, 83:11, 85:4, 92:14</p> <p>Larry's [5] - 10:3,</p>	<p>L</p>	<p>magenta [1] - 18:24</p> <p>mailed [1] - 4:10</p> <p>main [3] - 19:7, 31:7, 41:7</p> <p>maintaining [2] - 28:2, 31:5</p> <p>major [7] - 11:16, 19:13, 20:12, 23:24, 25:4, 46:8, 58:11</p> <p>Manager [1] - 4:9</p> <p>maneuvering [5] - 19:17, 20:21, 64:5, 64:15, 64:18</p> <p>manner [1] - 8:24</p> <p>map [6] - 13:23, 14:1, 14:5, 15:8, 15:10, 36:13</p> <p>Maple [1] - 4:15</p> <p>March [1] - 99:15</p> <p>MARCH [1] - 1:2</p> <p>MARKED [1] - 3:17</p> <p>mass [2] - 69:15, 71:7</p> <p>Master [11] - 6:17, 7:4, 7:23, 8:20, 9:9, 12:2, 47:21, 88:4, 92:20,</p>	<p>M</p>	<p>M</p>

<p>moment [1] - 36:11 monitored [2] - 81:5, 81:6 month [2] - 11:8, 92:12 months [7] - 37:13, 62:19, 78:5, 85:3, 94:19 MORGAN [1] - 1:12 Morgan [1] - 75:23 most [15] - 9:21, 17:20, 23:13, 26:22, 26:23, 29:6, 31:2, 33:12, 46:18, 61:20, 64:15, 73:18, 74:12, 80:23, 96:9 motion [17] - 85:16, 85:19, 85:25, 87:6, 87:8, 87:16, 87:24, 88:3, 88:8, 88:9, 88:13, 91:8, 95:10, 95:21, 96:3 move [12] - 6:12, 7:16, 10:13, 19:19, 20:3, 64:24, 65:11, 71:1, 83:13, 86:18, 95:23 moved [4] - 18:16, 20:2, 62:1, 65:18 movement [1] - 73:23 moving [4] - 16:11, 25:6, 64:15, 65:13 MPRI [1] - 6:18 MR [239] - 5:19, 5:21, 6:4, 10:16, 13:13, 17:8, 21:10, 21:15, 21:19, 21:23, 28:16, 28:17, 28:18, 28:24, 28:25, 32:2, 34:8, 34:24, 35:4, 35:6, 35:10, 35:12, 35:13, 35:17, 35:21, 36:2, 36:10, 36:12, 36:19, 36:23, 37:16, 37:21, 38:9, 38:12, 39:6, 39:10, 39:17, 39:18, 39:20, 39:22, 39:23, 39:24, 40:2, 40:3, 40:7, 40:8, 40:20, 41:6, 41:16, 42:18, 42:21, 42:23, 43:1, 43:4, 43:10, 43:20, 44:9, 44:15, 44:25, 45:4, 45:5, 45:8, 45:13, 45:23, 46:20, 46:23, 47:5, 47:11, 47:19, 47:23, 47:25, 48:5, 49:9, 49:12, 49:13, 49:17, 49:18, 49:20, 50:6, 50:7, 50:20, 50:25, 51:18, 51:20, 52:17, 52:20, 52:22, 53:5, 53:13,</p>	<p>53:16, 53:17, 53:19, 54:2, 54:5, 54:15, 54:18, 54:20, 54:22, 54:23, 54:24, 55:1, 55:22, 55:25, 56:11, 56:15, 56:19, 56:25, 57:2, 57:5, 57:7, 57:9, 57:12, 57:14, 57:16, 57:24, 58:3, 58:10, 60:3, 60:17, 60:20, 60:23, 61:7, 61:10, 62:5, 62:16, 62:21, 62:22, 62:25, 63:1, 63:7, 63:15, 63:20, 63:25, 65:24, 66:1, 66:3, 66:11, 66:17, 66:18, 67:1, 67:7, 67:9, 67:10, 67:15, 68:5, 68:10, 68:19, 69:3, 69:14, 69:17, 69:21, 69:23, 70:8, 72:11, 74:9, 75:24, 76:4, 76:6, 76:7, 76:11, 76:12, 76:18, 76:21, 76:22, 76:25, 77:3, 77:6, 77:7, 77:9, 77:10, 77:13, 77:17, 77:18, 77:20, 77:21, 77:22, 78:1, 78:3, 78:7, 78:8, 78:11, 78:13, 78:16, 78:18, 78:19, 78:20, 78:23, 78:24, 79:1, 79:2, 79:3, 79:5, 79:6, 79:10, 79:11, 79:13, 79:14, 79:19, 79:23, 79:24, 80:2, 80:3, 80:5, 80:6, 80:11, 80:17, 81:8, 81:25, 82:9, 82:13, 82:18, 83:3, 83:9, 85:24, 85:25, 86:3, 86:21, 87:6, 87:9, 88:13, 88:18, 89:7, 89:11, 89:13, 91:11, 91:23, 92:2, 92:4, 92:7, 93:2, 93:5, 95:1, 95:6, 95:15, 95:24, 95:25, 96:1, 96:6, 97:4 MS [80] - 5:10, 5:12, 5:14, 5:15, 5:16, 5:18, 5:20, 5:22, 5:24, 6:1, 6:3, 7:18, 31:21, 34:3, 34:5, 43:2, 43:5, 43:17, 55:5, 55:23, 56:6, 56:12, 56:17, 56:21, 57:1, 57:3, 57:6, 57:8, 57:11, 57:13, 57:15, 57:19, 57:25, 58:4, 60:2, 60:8,</p>	<p>60:18, 60:21, 60:25, 61:2, 61:5, 61:8, 62:3, 62:8, 63:6, 63:8, 63:16, 63:21, 65:22, 65:25, 66:2, 66:4, 75:22, 84:6, 84:11, 86:1, 88:2, 88:9, 88:12, 88:15, 88:17, 88:20, 88:25, 89:2, 89:3, 89:4, 89:6, 89:8, 89:10, 89:12, 91:16, 91:18, 91:19, 91:20, 91:22, 91:24, 92:1, 92:3, 95:3, 95:10 Municipal [1] - 4:14 must [1] - 72:23</p> <p style="text-align: center;">N</p> <p>NALBANTIAN [8] - 1:13, 5:19, 66:11, 66:18, 68:19, 85:24, 91:11, 92:2 Nalbantian [1] - 5:18 NALBANTIN [6] - 67:7, 67:10, 68:5, 69:14, 69:21, 89:11 Nalbantin [2] - 89:10, 92:1 NANCY [1] - 1:14 Nancy [5] - 4:24, 4:25, 5:3, 5:6, 75:21 nature [1] - 74:1 near [2] - 14:12, 16:4 nearby [1] - 59:18 necessarily [9] - 16:23, 28:1, 30:17, 30:23, 35:18, 44:7, 44:8, 54:22, 82:1 necessary [2] - 51:16, 85:17 need [22] - 8:1, 8:22, 21:13, 36:9, 36:18, 41:24, 42:9, 43:8, 48:15, 55:12, 55:13, 60:23, 65:17, 67:19, 68:9, 76:4, 79:8, 81:25, 82:1, 82:2, 87:17, 95:10 needed [5] - 8:10, 52:12, 59:16, 79:7, 81:10 needs [6] - 9:25, 10:1, 19:3, 30:19, 32:16, 89:23 negative [3] - 8:3, 9:3, 90:18 neighborhood [3] - 8:5, 9:23, 66:2 neighboring [1] -</p>	<p>68:22 neighbors [4] - 89:25, 90:17, 96:17, 97:20 NEW [1] - 1:24 new [24] - 4:24, 17:13, 17:15, 17:19, 17:23, 18:4, 18:5, 18:14, 18:22, 18:23, 19:23, 20:24, 22:3, 22:19, 22:25, 23:1, 23:10, 23:18, 72:23, 72:24, 86:19 New [6] - 2:10, 99:3, 99:3, 99:6, 99:9, 99:15 News [1] - 4:10 newspapers [1] - 4:11 next [16] - 7:3, 12:18, 13:2, 15:1, 16:25, 26:3, 26:6, 28:11, 28:13, 30:6, 33:5, 65:7, 84:9, 84:20, 92:11, 97:13 Nicholson [4] - 5:16, 7:13, 89:8, 91:24 NICHOLSON [74] - 1:9, 4:1, 4:22, 5:5, 5:8, 5:17, 6:5, 6:11, 7:14, 10:10, 21:11, 21:17, 33:24, 34:4, 34:6, 52:18, 52:21, 55:3, 66:6, 69:24, 72:19, 73:13, 73:16, 75:18, 75:21, 75:23, 76:3, 80:8, 80:12, 80:25, 81:19, 82:5, 82:11, 82:14, 83:2, 83:4, 83:8, 83:10, 84:4, 84:8, 84:12, 84:16, 85:11, 85:15, 86:2, 86:15, 86:24, 87:10, 87:23, 88:1, 88:7, 88:10, 88:16, 88:19, 88:21, 89:9, 89:14, 91:3, 91:12, 91:25, 92:6, 92:10, 93:3, 93:6, 94:9, 94:16, 95:4, 95:8, 95:12, 95:19, 96:2, 96:5, 97:3, 97:5 night [2] - 56:20, 93:7 nightmare [1] - 56:19 nighttime [1] - 59:18 NJ [1] - 2:13 NO [7] - 3:17, 5:23, 5:25, 6:2, 6:10, 83:7, 87:25 nobody [1] - 83:8 noise [4] - 9:3, 59:22, 65:5, 90:7 none [1] - 61:17 north [8] - 14:6, 15:2,</p>	<p>18:2, 19:11, 24:22, 64:6, 65:14, 65:18 North [20] - 4:15, 15:19, 17:13, 18:3, 18:6, 18:22, 19:23, 20:10, 20:17, 21:1, 21:25, 22:12, 22:19, 31:14, 31:19, 41:19, 56:2, 57:9, 64:14 northeast [4] - 19:18, 20:20, 64:6, 64:19 northeastern [1] - 41:20 northern [3] - 14:14, 14:21, 42:2 Notary [4] - 99:2, 99:3, 99:14, 99:15 notch [1] - 18:17 note [1] - 60:24 noted [1] - 98:3 notes [4] - 55:13, 55:14, 56:16, 57:20 nothing [3] - 41:12, 55:1, 70:19 notice [3] - 4:7, 4:16, 67:10 noting [1] - 26:12 November [1] - 93:23 NUMBER [1] - 3:16 number [17] - 11:9, 17:11, 24:5, 28:19, 29:7, 29:10, 29:16, 33:6, 45:1, 49:14, 49:25, 51:14, 77:18, 78:9, 78:14, 81:15, 94:12 numbers [3] - 28:22, 30:6, 60:18</p> <p style="text-align: center;">O</p> <p>oath [1] - 99:5 objective [2] - 11:4, 12:14 obtain [1] - 67:3 obviously [7] - 32:3, 34:16, 40:3, 51:18, 68:11, 69:19, 71:1 occupied [1] - 72:7 occur [4] - 34:23, 46:11, 66:25, 96:21 occurred [2] - 9:25, 96:7 occurring [1] - 44:11 OF [4] - 1:1, 1:3, 1:4, 1:7 off-site [1] - 60:16 offering [1] - 49:7 Offices [1] - 4:14 official [2] - 73:5, 84:18</p>
--	--	---	--	---

<p>omen [1] - 10:23 omitted [1] - 45:6 ON [1] - 1:4 on-grade [1] - 20:7 on-site [1] - 76:16 once [7] - 22:6, 37:10, 38:16, 39:1, 40:3, 69:15, 95:4 one [56] - 4:24, 6:11, 12:9, 17:11, 17:12, 18:11, 19:8, 19:14, 19:20, 19:25, 24:14, 26:17, 27:5, 29:22, 31:7, 33:25, 35:24, 39:13, 41:15, 42:4, 44:13, 44:25, 47:10, 48:12, 48:21, 49:24, 51:1, 52:1, 53:22, 55:19, 58:1, 58:12, 58:16, 58:18, 58:21, 58:23, 59:3, 59:8, 59:25, 67:17, 70:9, 70:15, 71:4, 71:13, 71:15, 71:22, 73:24, 75:5, 81:9, 82:5, 83:6, 85:1, 95:8 one-way [1] - 52:1 ones [1] - 82:16 ongoing [1] - 6:15 Open [1] - 4:5 open [7] - 33:21, 44:18, 59:8, 64:18, 87:4, 95:10, 95:21 opening [1] - 93:21 operational [3] - 20:6, 59:25, 64:3 operations [6] - 9:22, 32:25, 35:23, 37:20, 38:21, 90:8 opinion [2] - 69:19, 82:25 opportunity [5] - 6:25, 43:6, 72:17, 93:15, 94:2 Option [110] - 9:9, 9:21, 12:1, 12:2, 12:5, 17:11, 18:20, 18:21, 19:14, 20:15, 21:2, 21:3, 21:7, 21:24, 23:6, 23:11, 23:16, 24:1, 24:4, 24:9, 24:25, 25:2, 25:3, 25:7, 25:14, 25:15, 26:15, 26:17, 26:22, 26:23, 27:5, 27:20, 27:23, 28:4, 29:3, 29:4, 29:5, 29:6, 29:17, 29:18, 29:19, 30:3, 30:15, 30:16, 33:12, 37:1, 38:15, 38:23, 38:24, 38:25, 39:12, 41:17,</p>	<p>42:5, 43:6, 46:17, 49:16, 50:7, 50:10, 50:16, 50:17, 55:17, 56:14, 56:23, 57:4, 57:6, 57:7, 57:8, 57:20, 57:21, 57:22, 57:25, 58:6, 58:19, 60:7, 60:13, 60:18, 60:19, 61:11, 61:16, 61:21, 61:24, 62:17, 62:18, 62:20, 63:5, 63:13, 63:16, 63:22, 63:25, 64:13, 68:15, 76:10, 78:24, 89:22, 90:23 option [14] - 9:21, 12:1, 12:3, 17:10, 23:25, 40:12, 45:16, 47:10, 50:10, 55:18, 59:9, 67:18, 67:20, 96:21 options [49] - 7:22, 8:9, 9:7, 9:12, 9:13, 9:25, 11:2, 11:12, 11:22, 11:23, 11:25, 12:8, 12:9, 12:21, 12:25, 13:11, 13:19, 17:4, 17:6, 17:9, 17:10, 19:2, 19:25, 23:6, 26:11, 26:13, 26:14, 26:16, 27:3, 30:2, 36:20, 36:25, 38:10, 38:11, 39:19, 41:13, 46:10, 46:12, 47:13, 49:15, 49:24, 50:15, 52:25, 55:15, 55:18, 56:1, 62:14, 67:17 orange [1] - 14:3 order [4] - 4:3, 4:23, 43:8, 96:19 oriented [1] - 14:6 original [5] - 12:1, 55:17, 57:21, 58:8, 63:16 originally [1] - 56:14 ORs [1] - 52:7 ou [1] - 39:6 ought [2] - 48:18, 87:15 ourselves [2] - 12:6, 85:1 outcome [1] - 99:8 outlined [1] - 87:21 overall [8] - 25:24, 33:4, 47:9, 49:2, 60:11, 62:13, 70:6, 78:22 overview [1] - 23:5 own [2] - 73:20, 96:15</p>	<p style="text-align: center;">P</p> <p>P.C [1] - 2:9 P.E [2] - 2:4, 3:6 P.M [1] - 1:2 p.m [1] - 98:4 P.O [1] - 1:23 page [3] - 14:22, 15:20, 61:1 Page [1] - 61:2 paper [1] - 73:2 parapet [3] - 57:22, 58:24, 59:9 park [3] - 24:21, 49:19, 81:13 parking [94] - 8:15, 17:20, 17:21, 17:23, 18:9, 18:10, 18:12, 18:18, 19:8, 19:9, 19:10, 20:7, 20:13, 20:15, 20:19, 22:2, 22:3, 22:5, 22:9, 22:15, 22:16, 22:20, 23:1, 23:3, 23:8, 23:13, 23:14, 23:18, 23:21, 23:22, 24:15, 25:2, 25:9, 25:15, 26:18, 26:20, 26:22, 26:23, 26:25, 27:1, 27:6, 27:14, 29:7, 29:20, 37:2, 42:6, 45:10, 46:1, 46:2, 46:4, 46:7, 49:1, 49:3, 51:19, 51:22, 51:23, 51:25, 52:5, 52:6, 52:16, 57:20, 57:21, 58:7, 58:12, 58:20, 58:22, 58:23, 58:25, 59:4, 59:6, 59:7, 59:14, 60:1, 60:9, 60:14, 61:11, 61:13, 61:17, 61:19, 62:1, 64:5, 64:8, 65:3, 68:7, 68:15, 70:3, 70:5, 70:17, 72:4, 90:11, 90:12, 90:14 parking's [1] - 51:22 part [12] - 12:2, 17:20, 18:8, 23:13, 61:20, 73:5, 73:12, 83:22, 84:9, 84:18, 88:15, 88:17 partial [1] - 64:15 particular [3] - 73:8, 85:8, 85:11 parties [1] - 99:6 partly [1] - 45:8 parts [3] - 28:7, 51:12, 71:25 party [1] - 48:14</p>	<p>passed [1] - 96:3 past [1] - 6:14 path [4] - 35:15, 35:18, 35:19, 86:22 patterns [1] - 59:17 PE [1] - 2:2 penalize [1] - 52:13 penalized [1] - 48:19 penalty [1] - 49:4 pending [1] - 8:21 penthouse [2] - 50:22, 51:10 people [3] - 13:9, 31:23, 34:16 per [6] - 31:13, 31:18, 79:4, 79:9, 79:11, 79:18 percent [13] - 60:14, 60:15, 60:16, 61:11, 61:12, 61:13, 61:14, 61:15, 61:16, 61:17, 61:21, 61:23 percentage [1] - 60:15 perform [1] - 67:5 performance [1] - 24:10 performer [1] - 27:21 performing [1] - 67:2 perhaps [2] - 94:7, 97:21 period [9] - 30:19, 35:11, 37:4, 45:21, 77:25, 78:10, 78:17, 79:21, 79:25 permanent [9] - 42:9, 67:11, 67:13, 67:19, 67:21, 68:8, 68:9, 69:2, 69:4 permanently [4] - 60:16, 67:21, 68:12, 69:7 permitted [1] - 50:3 personally [1] - 83:18 perspective [1] - 53:20 perusal [1] - 92:16 PFUND [14] - 1:10, 5:11, 61:1, 61:4, 73:18, 75:17, 75:20, 84:3, 85:10, 87:12, 89:1, 90:25, 91:2, 91:17 Pfund [3] - 5:10, 88:25, 91:16 phase [4] - 15:25, 17:15, 33:8, 46:19 Phase [49] - 17:16, 17:17, 17:18, 17:22, 18:2, 18:13, 18:19, 19:18, 19:23, 20:6, 20:9, 21:5, 21:6,</p>	<p>22:4, 22:12, 22:24, 23:21, 29:24, 29:25, 30:2, 30:5, 33:9, 33:10, 45:2, 45:5, 45:9, 45:17, 45:19, 45:20, 45:25, 46:4, 46:9, 46:11, 46:22, 47:1, 47:3, 47:4, 47:8, 47:13, 62:21, 62:22, 63:3, 63:7, 64:7, 64:21, 76:9, 76:13 phases [2] - 20:21, 47:15 Phillips [15] - 17:23, 17:24, 18:9, 18:18, 22:3, 22:14, 22:22, 23:10, 23:18, 23:19, 58:7, 58:8, 58:13, 60:5 Phillips' [1] - 58:20 phrase [2] - 31:25, 51:6 physical [1] - 32:4 picked [1] - 30:4 picking [2] - 21:23, 93:22 pinch [1] - 41:18 pinch-points [1] - 41:18 place [12] - 16:6, 16:24, 16:25, 18:4, 30:9, 30:10, 30:20, 36:8, 54:7, 54:25, 95:14 placement [1] - 70:14 placing [1] - 24:21 Plan [11] - 6:17, 7:4, 7:23, 8:20, 9:10, 12:2, 47:21, 88:4, 92:20, 96:10, 97:8 plan [5] - 8:12, 17:10, 21:2, 21:24, 81:4 PLANNER [1] - 2:2 planning [1] - 68:1 Planning [5] - 2:3, 2:11, 4:2, 5:4, 12:7 PLANNING [2] - 1:1, 1:7 plans [1] - 50:11 plant [3] - 32:22, 40:16, 41:1 pleasant [1] - 4:24 Pledge [1] - 4:21 plus [6] - 21:8, 23:7, 23:12, 29:23, 47:4, 75:14 point [23] - 6:6, 9:17, 16:2, 23:24, 28:23, 33:1, 36:1, 37:6, 37:8, 37:9, 37:10,</p>
--	--	--	--	--

<p>37:14, 45:7, 69:8, 69:12, 69:13, 70:5, 84:25, 86:6, 86:10, 86:23, 92:10</p> <p>points [4] - 13:18, 41:18, 80:15, 80:19</p> <p>policy [1] - 48:3</p> <p>poor [2] - 24:1, 24:9</p> <p>poorest [1] - 27:21</p> <p>portion [6] - 14:8, 14:19, 14:21, 30:12, 41:20, 42:2</p> <p>position [1] - 87:20</p> <p>positions [1] - 11:19</p> <p>positive [1] - 8:3</p> <p>possibly [3] - 39:16, 53:14, 83:25</p> <p>posted [1] - 4:13</p> <p>potential [9] - 8:7, 9:2, 24:22, 35:25, 37:21, 38:7, 43:7, 68:8, 68:10</p> <p>potentially [2] - 39:14, 39:15</p> <p>pouring [1] - 53:9</p> <p>power [1] - 21:12</p> <p>PP [1] - 2:2</p> <p>predict [1] - 66:24</p> <p>preliminary [2] - 92:21, 92:23</p> <p>premature [1] - 86:21</p> <p>prepare [2] - 83:23, 84:22</p> <p>prepared [1] - 89:20</p> <p>PRESENT [1] - 1:7</p> <p>present [2] - 93:17, 96:15</p> <p>PRESENTATION [1] - 1:4</p> <p>presentation [10] - 6:25, 7:15, 10:11, 29:14, 72:22, 83:24, 84:23, 86:9, 86:20, 92:23</p> <p>presentations [6] - 6:21, 6:24, 7:17, 8:18, 73:2, 86:11</p> <p>presented [2] - 6:22, 27:24</p> <p>preserves [1] - 9:23</p> <p>preserving [1] - 71:5</p> <p>presumably [1] - 56:2</p> <p>presume [1] - 80:14</p> <p>presumed [1] - 81:6</p> <p>presumption [1] - 86:16</p> <p>pretty [1] - 65:19</p> <p>prevalent [1] - 46:19</p> <p>previous [4] - 13:16, 26:5, 66:22, 67:7</p> <p>previously [4] - 8:8,</p>	<p>33:8, 69:8, 85:6</p> <p>Price [3] - 5:2, 7:12, 7:16</p> <p>PRICE [54] - 2:9, 2:9, 7:18, 31:21, 34:3, 34:5, 43:2, 43:5, 43:17, 55:5, 55:23, 56:6, 56:12, 56:17, 56:21, 57:1, 57:3, 57:6, 57:8, 57:11, 57:13, 57:15, 57:19, 57:25, 58:4, 60:2, 60:8, 60:18, 60:21, 60:25, 61:2, 61:5, 61:8, 62:3, 62:8, 63:6, 63:8, 63:16, 63:21, 65:22, 65:25, 66:2, 66:4, 84:6, 84:11, 86:1, 88:2, 88:9, 88:12, 88:15, 88:17, 88:20, 95:3, 95:10</p> <p>primary [5] - 6:12, 67:24, 76:19, 77:1, 90:18</p> <p>principles [1] - 12:4</p> <p>problems [1] - 13:5</p> <p>procedurally [1] - 92:9</p> <p>procedures [1] - 4:16</p> <p>proceed [3] - 85:5, 87:15, 87:21</p> <p>PROCEEDINGS [1] - 1:4</p> <p>proceedings [1] - 84:19</p> <p>process [6] - 10:9, 25:18, 30:23, 37:6, 83:14, 93:14</p> <p>professional [5] - 8:6, 8:19, 9:14, 9:24, 11:10</p> <p>Professional [1] - 99:4</p> <p>professionals [6] - 6:16, 31:10, 41:23, 67:2, 86:25, 87:2</p> <p>program [1] - 31:11</p> <p>project [3] - 8:13, 47:17, 81:1</p> <p>projection [3] - 21:14, 72:24</p> <p>projects [1] - 90:19</p> <p>prominently [1] - 4:13</p> <p>proper [1] - 49:7</p> <p>properties [3] - 16:8, 41:21, 68:23</p> <p>property [28] - 15:21, 16:3, 16:4, 16:7, 16:12, 17:14, 20:2, 25:16, 25:19, 25:20, 25:21, 26:15, 27:4,</p>	<p>41:20, 42:2, 42:3, 42:7, 43:15, 43:16, 44:20, 65:8, 71:2, 74:15, 75:5, 81:22, 81:23, 82:4, 90:12</p> <p>proposal [3] - 20:23, 63:18, 64:4</p> <p>proposed [17] - 17:12, 17:22, 19:16, 25:7, 27:22, 28:5, 48:8, 56:2, 57:23, 58:6, 58:19, 60:7, 85:5, 87:16, 92:20, 96:10, 96:23</p> <p>proposes [3] - 20:13, 21:4, 21:6</p> <p>proposing [1] - 27:6</p> <p>Prospect [1] - 2:13</p> <p>protecting [1] - 65:4</p> <p>protection [1] - 28:6</p> <p>protects [1] - 52:14</p> <p>provide [2] - 48:16, 90:4</p> <p>provided [2] - 8:8, 99:5</p> <p>provides [1] - 63:14</p> <p>provisions [2] - 4:4, 4:18</p> <p>public [25] - 6:7, 9:4, 9:11, 48:15, 48:16, 48:19, 50:1, 50:19, 72:16, 73:7, 83:24, 84:22, 84:23, 85:21, 86:18, 86:19, 87:14, 87:18, 93:9, 93:13, 93:22, 94:14, 95:13, 96:22</p> <p>Public [3] - 4:5, 99:3, 99:14</p> <p>publication [2] - 83:23, 84:21</p> <p>publish [1] - 93:9</p> <p>published [2] - 92:15</p> <p>Pucciarelli [1] - 5:24</p> <p>pull [6] - 22:17, 36:8, 36:9, 37:11, 37:24, 94:15</p> <p>pulling [4] - 38:19, 38:23, 71:8, 75:8</p> <p>pump [10] - 32:12, 40:11, 51:11, 67:2, 67:5, 67:23, 80:16, 80:22, 81:14, 82:4</p> <p>pumping [9] - 32:12, 39:6, 67:24, 67:25, 68:13, 69:6, 69:7, 69:11, 69:19</p> <p>pumps [4] - 38:19, 67:23, 80:22</p> <p>purpose [2] - 6:9, 6:12</p> <p>purposes [1] - 36:19</p>	<p>put [15] - 16:6, 16:25, 31:17, 36:7, 40:12, 47:14, 51:24, 54:6, 59:11, 59:24, 59:25, 75:3, 84:21, 92:14, 96:21</p> <p>puts [1] - 59:3</p> <p>putting [9] - 12:4, 20:13, 24:11, 25:15, 40:19, 40:24, 48:2, 59:10, 71:24</p> <p style="text-align: center;">Q</p> <p>qualitative [1] - 26:6</p> <p>quality [1] - 40:18</p> <p>quantifiable [2] - 26:4, 26:8</p> <p>quantities [2] - 25:12, 53:2</p> <p>quantity [4] - 45:24, 46:13, 48:7, 53:15</p> <p>quarter [2] - 61:25</p> <p>queries [1] - 72:18</p> <p>questioning [1] - 7:2</p> <p>Questions [2] - 3:5, 3:7</p> <p>questions [22] - 7:1, 10:8, 11:5, 33:22, 33:24, 34:1, 34:10, 45:13, 52:23, 55:6, 55:10, 62:6, 66:12, 72:14, 72:17, 73:18, 75:22, 76:2, 82:15, 83:5, 83:20, 85:1</p> <p>quick [2] - 23:5, 77:19</p> <p>quickly [1] - 11:2</p> <p>quite [2] - 46:13, 50:8</p> <p>quote [1] - 49:25</p> <p style="text-align: center;">R</p> <p>R.P.R [3] - 1:22, 99:2, 99:14</p> <p>rain [2] - 10:19, 40:22</p> <p>raise [2] - 4:25, 84:15</p> <p>raised [2] - 10:2, 31:1</p> <p>range [5] - 43:10, 43:15, 46:6, 50:11, 79:18</p> <p>rate [2] - 40:9, 47:3</p> <p>ratios [2] - 29:25, 33:11</p> <p>Ray [28] - 6:18, 7:9, 9:11, 10:5, 10:14, 13:13, 13:18, 17:3, 21:15, 33:22, 34:9, 45:14, 45:15, 55:6, 55:7, 69:25, 72:9, 72:15, 73:4, 73:24,</p>	<p>75:25, 78:11, 82:14, 83:11, 85:4, 89:20, 92:14</p> <p>Ray's [1] - 10:3</p> <p>RAYMOND [2] - 2:3, 3:4</p> <p>re [1] - 40:11</p> <p>re-pump [1] - 40:11</p> <p>reach [3] - 37:7, 37:10, 69:9</p> <p>read [3] - 28:22, 55:8, 62:5</p> <p>reading [2] - 61:24, 76:8</p> <p>real [1] - 77:19</p> <p>really [17] - 10:21, 11:13, 11:20, 13:11, 33:5, 33:7, 38:11, 41:12, 46:17, 49:21, 63:4, 65:15, 66:20, 68:2, 72:9, 79:8, 83:16</p> <p>reason [4] - 45:7, 45:8, 68:5, 96:12</p> <p>reasons [1] - 71:16</p> <p>recap [3] - 16:15, 34:13, 39:11</p> <p>received [1] - 9:6</p> <p>recent [1] - 40:22</p> <p>recently [1] - 67:4</p> <p>recess [2] - 21:22, 98:1</p> <p>recirculating [1] - 40:1</p> <p>recitation [1] - 4:21</p> <p>recognized [1] - 52:12</p> <p>recommend [2] - 10:12, 81:9</p> <p>recommendation [1] - 12:13</p> <p>reconstitutes [1] - 94:20</p> <p>reconvene [1] - 97:12</p> <p>record [6] - 73:5, 73:8, 83:22, 84:19, 93:9, 99:4</p> <p>Record [1] - 4:11</p> <p>RECORDING [1] - 2:3</p> <p>red [7] - 12:22, 14:4, 14:19, 18:22, 24:2, 24:5, 45:15</p> <p>redraft [1] - 92:19</p> <p>reduce [1] - 53:15</p> <p>reduction [1] - 24:22</p> <p>refer [2] - 29:14, 78:2</p> <p>referee [1] - 99:5</p> <p>reference [1] - 88:6</p> <p>referred [1] - 50:4</p> <p>referring [1] - 66:13</p> <p>refers [1] - 78:17</p> <p>refined [1] - 11:22</p>
---	---	---	--	--

<p>refinement [1] - 7:21 reflect [2] - 57:20, 90:23 reflected [1] - 4:7 reflective [1] - 59:17 reflects [1] - 9:22 regard [4] - 60:8, 73:23, 75:7, 75:12 regarding [1] - 41:12 Registered [1] - 99:4 regular [1] - 92:24 regulation [1] - 99:9 regulations [1] - 48:17 reinject [2] - 32:19, 40:4 reinjected [1] - 40:6 reinjecting [1] - 32:13 reiterate [1] - 13:17 relate [3] - 35:15, 76:17, 77:1 related [6] - 34:12, 34:18, 40:15, 41:7, 99:6, 99:7 relates [5] - 49:1, 76:18, 77:4, 77:7, 77:10 relative [8] - 6:17, 7:3, 25:14, 26:11, 27:19, 58:19, 67:11, 90:13 relatively [1] - 53:25 release [1] - 71:17 releasing [1] - 71:20 relocated [1] - 19:19 reluctant [1] - 63:3 remainder [1] - 30:4 remember [2] - 59:24, 93:23 remiss [2] - 95:7, 96:6 remove [1] - 32:6 removed [3] - 31:19, 54:21, 79:4 renewal [2] - 8:23, 8:24 renovated [2] - 22:1, 65:1 repeat [1] - 82:17 replace [1] - 18:16 replaced [3] - 17:19, 18:14, 22:25 report [7] - 6:23, 34:9, 41:11, 48:9, 73:4, 83:21, 84:17 Reporter [2] - 99:3, 99:4 REPORTERS [1] - 1:23 reports [6] - 7:3, 9:6, 83:13, 85:4, 86:17, 92:14 represent [1] - 16:16 representation [2] -</p>	<p>47:9, 48:3 representations [2] - 45:22, 46:21 representatives [1] - 93:19 represented [1] - 47:16 represents [5] - 14:2, 15:4, 15:6, 15:21, 89:22 request [2] - 8:25, 9:15 requested [1] - 8:13 requesting [1] - 8:10 requests [2] - 21:19, 21:20 require [3] - 25:17, 25:20, 44:22 required [4] - 24:17, 52:25, 81:20, 85:18 requirements [2] - 26:20, 89:23 reroute [1] - 54:14 Research [1] - 2:3 residential [2] - 11:17, 74:18 Residents [2] - 92:17, 93:19 residents [2] - 59:18, 65:5 respect [4] - 6:14, 89:16, 90:3, 93:16 respond [1] - 33:23 RESPONSE [6] - 5:23, 5:25, 6:2, 6:10, 83:7, 87:25 rest [1] - 7:7 result [2] - 7:20, 12:5 resume [1] - 97:18 retain [1] - 71:16 retained [2] - 17:16, 17:17 retention [3] - 71:13, 71:18 reuse [5] - 20:18, 21:7, 22:13, 22:16, 23:19 review [10] - 7:21, 8:18, 9:17, 9:25, 10:3, 13:16, 60:21, 62:10, 63:11, 92:18 reviewed [3] - 9:10, 62:12, 62:15 rich [1] - 70:17 Riche [3] - 6:3, 89:12, 92:3 RICHE [41] - 1:15, 6:4, 21:10, 21:15, 62:21, 72:11, 76:4, 76:7, 76:12, 76:21, 76:25, 77:6, 77:9, 77:13,</p>	<p>77:18, 77:21, 78:1, 78:7, 78:16, 78:19, 78:23, 79:1, 79:5, 79:10, 79:13, 79:19, 79:24, 80:3, 80:6, 85:25, 86:3, 86:21, 87:6, 88:13, 88:18, 89:13, 92:4, 92:7, 95:1, 95:24, 96:1 rid [2] - 32:11, 39:24 Ridgewood [11] - 2:13, 4:2, 4:10, 4:12, 5:4, 10:18, 10:19, 11:19, 71:3, 92:17, 93:19 RIDGEWOOD [2] - 1:1, 1:7 right-of-way [2] - 42:11, 43:8 rise [1] - 4:19 road [1] - 45:12 roadway [3] - 43:23, 44:16, 44:18 roadways [1] - 44:13 rock [11] - 13:20, 14:2, 14:8, 14:18, 14:22, 16:18, 31:2, 31:4, 33:7, 33:14, 76:20 roll [7] - 5:9, 85:12, 85:13, 86:14, 88:23, 91:14, 94:7 roof [16] - 18:10, 19:16, 19:18, 20:24, 23:2, 27:24, 51:11, 51:23, 58:16, 59:3, 59:10, 63:23, 71:16, 71:23, 72:1, 72:6 roofs [9] - 20:25, 24:8, 27:11, 27:13, 28:2, 28:3, 71:12, 71:24 rooftop [2] - 18:12, 58:23 room [3] - 19:19, 64:24, 92:8 rooms [1] - 51:11 rough [2] - 49:14, 50:9 roughly [4] - 29:4, 31:1, 31:17, 34:25 round [2] - 86:19 route [1] - 53:14 rows [1] - 45:2 ruling [1] - 8:8 run [1] - 32:25 RUTISHAUSER [9] - 2:2, 52:22, 53:13, 53:17, 54:2, 54:15, 54:20, 54:23, 55:1</p>	<p>safe [1] - 43:10 salute [1] - 4:19 sandier [1] - 38:6 sanitary [4] - 40:14, 40:25, 41:4, 44:5 satisfactory [3] - 8:21, 12:10, 83:14 satisfies [1] - 8:23 saturated [1] - 38:2 saturation [1] - 68:22 Saturday's [1] - 97:22 saw [1] - 46:22 scale [1] - 15:5 scenario [3] - 44:12, 44:13, 93:10 scenarios [1] - 44:11 schedule [6] - 4:8, 4:10, 4:13, 83:25, 92:22, 97:16 scheme [2] - 20:13, 33:4 schemes [1] - 16:9 screen [2] - 10:12, 21:14 sea [1] - 31:2 sealing [1] - 53:2 second [19] - 14:24, 19:13, 61:9, 67:20, 72:8, 85:22, 85:23, 85:24, 86:19, 88:8, 88:9, 89:16, 91:9, 91:10, 91:11, 92:24, 93:11, 95:9, 96:12 secondly [1] - 58:14 SECRETARY [1] - 2:3 Section [1] - 4:5 section [5] - 15:2, 15:18, 15:19, 16:13, 63:19 sections [3] - 38:22, 53:7, 53:10 see [33] - 12:10, 12:21, 13:23, 13:24, 14:5, 14:19, 14:20, 15:5, 15:20, 18:3, 18:25, 19:8, 20:16, 23:2, 24:1, 24:4, 29:10, 30:23, 38:5, 38:14, 41:10, 41:12, 44:8, 44:13, 44:15, 61:8, 62:6, 87:17, 92:11, 96:18, 96:25, 97:11 seeing [1] - 6:11 seek [1] - 40:4 send [2] - 32:20, 32:21 sending [1] - 32:14 sense [6] - 21:3, 21:8, 23:17, 80:4, 86:24, 86:25 separate [1] - 35:16 series [1] - 26:3</p>	<p>service [7] - 19:15, 19:17, 20:21, 28:6, 28:8, 28:10, 65:13 session [2] - 11:9, 83:24 sessions [1] - 13:16 set [1] - 75:4 setback [6] - 26:11, 56:13, 56:23, 71:5, 74:4, 74:7 setbacks [10] - 9:1, 23:7, 23:20, 24:6, 25:1, 26:9, 26:19, 27:21, 73:25, 90:4 settlement [3] - 37:22, 38:24, 39:3 settlements [1] - 38:4 settling [1] - 39:16 several [1] - 85:3 shading's [1] - 13:25 shape [1] - 18:25 share [1] - 11:23 sheer [1] - 69:14 shielding [1] - 52:15 shields [1] - 65:4 shoot [1] - 92:22 shoring [12] - 15:17, 30:9, 30:19, 41:8, 41:14, 41:16, 41:21, 41:25, 42:1, 42:8, 77:4, 77:23 shorter [1] - 16:13 shortly [1] - 73:6 shot [1] - 83:6 show [2] - 84:5, 84:12 showed [1] - 31:9 showing [5] - 11:12, 15:1, 15:8, 18:9, 28:18 shown [4] - 14:25, 18:22, 18:23, 20:25 shows [2] - 19:23, 20:5 shrubbery [1] - 27:15 SHULMAN [1] - 2:9 shut [1] - 21:10 side [5] - 14:12, 14:14, 32:18, 32:23, 42:1 sidebar [1] - 7:11 sides [2] - 32:17, 87:19 significant [2] - 58:17, 74:17 significantly [3] - 25:1, 46:21, 53:15 similar [15] - 18:21, 19:2, 21:3, 21:7, 23:11, 23:16, 29:3, 30:1, 33:11, 36:25, 39:21, 41:17, 46:13, 47:14, 64:22</p>
S				
		SADDLE [1] - 1:24		

<p>similarly [1] - 34:18</p> <p>simple [1] - 75:2</p> <p>simply [2] - 75:2, 94:12</p> <p>sit [1] - 80:10</p> <p>site [33] - 8:12, 9:18, 14:8, 14:13, 14:14, 14:19, 14:21, 16:19, 17:10, 21:2, 21:24, 28:20, 29:2, 30:18, 32:13, 33:15, 35:8, 36:17, 38:7, 52:25, 53:3, 54:2, 60:16, 63:10, 65:18, 66:22, 68:9, 71:8, 76:16, 76:24, 77:24, 79:9, 90:20</p> <p>situation [3] - 28:4, 28:12, 63:10</p> <p>situations [1] - 27:10</p> <p>six [15] - 29:21, 42:4, 43:23, 46:10, 46:12, 47:13, 49:24, 55:18, 56:1, 56:10, 58:18, 58:21, 61:24, 78:5, 80:22</p> <p>six-inches [1] - 43:23</p> <p>skewed [1] - 15:23</p> <p>skip [1] - 73:17</p> <p>skirted [1] - 70:2</p> <p>SKORUPA [55] - 2:3, 3:4, 10:16, 17:8, 28:17, 28:24, 45:23, 46:23, 47:11, 47:23, 48:5, 49:12, 49:17, 49:20, 50:7, 50:25, 51:20, 55:22, 55:25, 56:11, 56:15, 56:19, 56:25, 57:2, 57:5, 57:7, 57:9, 57:12, 57:14, 57:16, 57:24, 58:3, 58:10, 60:3, 60:17, 60:20, 60:23, 61:7, 61:10, 62:5, 62:16, 62:22, 63:1, 63:7, 63:15, 63:20, 63:25, 65:24, 66:1, 66:3, 70:8, 74:9, 76:6, 78:11, 79:2</p> <p>Skorupa [3] - 6:18, 7:19, 8:19</p> <p>sKORUPA [2] - 21:19, 21:23</p> <p>slab [1] - 53:9</p> <p>slew [1] - 43:24</p> <p>slide [9] - 13:22, 15:1, 26:5, 26:18, 27:18, 28:11, 28:18, 31:8, 33:5</p> <p>slides [4] - 16:16, 26:3, 26:7, 28:14</p>	<p>slope [1] - 41:23</p> <p>sloping [1] - 16:14</p> <p>slowdown [1] - 42:15</p> <p>slower [1] - 71:17</p> <p>slowing [1] - 40:8</p> <p>slowly [1] - 71:20</p> <p>slurry [15] - 53:3, 53:6, 53:11, 53:23, 54:3, 54:6, 54:8, 54:10, 54:12, 54:14, 54:16, 54:19, 54:20</p> <p>small [2] - 44:23, 60:15</p> <p>smaller [2] - 53:7, 75:1</p> <p>so.. [1] - 57:18</p> <p>soil [12] - 15:23, 27:10, 27:16, 33:7, 33:13, 37:25, 38:1, 39:8, 54:11, 70:20, 70:21, 76:19</p> <p>soils [3] - 35:7, 38:6</p> <p>sometime [1] - 33:21</p> <p>somewhat [6] - 19:1, 29:3, 29:25, 39:20, 63:22, 74:25</p> <p>somewhere [6] - 32:24, 36:8, 46:6, 50:11, 82:2, 82:3</p> <p>songs [1] - 21:20</p> <p>soon [1] - 83:24</p> <p>sorry [5] - 19:20, 63:7, 82:18, 85:18, 94:22</p> <p>sort [12] - 12:24, 18:17, 25:23, 26:24, 48:2, 50:9, 51:4, 51:24, 52:16, 64:7, 75:9, 79:24</p> <p>sound [1] - 63:18</p> <p>source [1] - 36:3</p> <p>sources [1] - 82:7</p> <p>South [14] - 18:15, 18:18, 18:23, 20:11, 21:1, 22:1, 22:5, 22:9, 23:1, 23:3, 23:15, 23:22, 56:3</p> <p>south [11] - 18:17, 19:12, 20:7, 22:2, 22:23, 23:8, 45:10, 46:4, 64:9, 65:11, 82:21</p> <p>southern [1] - 18:8</p> <p>space [9] - 19:4, 48:8, 48:11, 50:1, 55:20, 55:21, 65:1, 70:5, 74:18</p> <p>spaces [7] - 22:9, 48:16, 50:24, 51:12, 51:17, 60:9, 68:7</p> <p>span [1] - 11:20</p> <p>special [1] - 94:19</p>	<p>Special [1] - 4:2</p> <p>specific [4] - 36:16, 65:20, 88:5, 88:10</p> <p>specifically [1] - 65:9</p> <p>specifics [1] - 72:14</p> <p>specified [2] - 64:11, 65:9</p> <p>speculate [1] - 63:3</p> <p>spoken [1] - 93:25</p> <p>square [9] - 19:3, 46:2, 46:7, 48:10, 49:11, 50:3, 50:8, 50:12, 51:6</p> <p>stabilization [2] - 41:8, 41:14</p> <p>stabilized [2] - 69:16, 69:17</p> <p>stages [1] - 68:1</p> <p>stand [1] - 37:9</p> <p>standard [1] - 51:25</p> <p>standing [3] - 44:7, 74:14, 74:21</p> <p>standpoint [13] - 30:25, 33:18, 36:24, 38:13, 38:23, 39:3, 41:17, 42:4, 44:6, 44:16, 68:13, 69:3, 78:21</p> <p>stands [1] - 4:20</p> <p>start [12] - 7:15, 34:1, 34:9, 37:10, 37:24, 39:6, 66:8, 66:14, 81:2, 86:19, 86:22, 92:19</p> <p>started [2] - 60:12, 88:4</p> <p>starting [1] - 63:10</p> <p>starts [1] - 79:25</p> <p>state [4] - 19:5, 37:7, 37:11, 69:9</p> <p>State [3] - 99:3, 99:3, 99:6</p> <p>state-of-the-art [1] - 19:5</p> <p>statement [3] - 95:13, 95:14, 95:16</p> <p>statements [1] - 72:18</p> <p>statute [1] - 99:6</p> <p>stay [1] - 54:13</p> <p>steady [3] - 37:7, 37:11, 69:9</p> <p>Stielen [11] - 19:14, 24:7, 27:20, 41:21, 42:1, 63:11, 64:20, 65:4, 65:7, 74:21, 90:9</p> <p>still [3] - 18:4, 18:7, 20:6</p> <p>stopped [1] - 75:16</p> <p>stories [7] - 17:12, 21:8, 23:7, 23:17,</p>	<p>75:5, 75:6, 75:14</p> <p>storm [6] - 32:20, 40:13, 40:17, 40:24, 44:3, 44:5</p> <p>stormwater [5] - 32:14, 40:19, 40:20, 71:13, 71:20</p> <p>story [6] - 19:25, 23:12, 26:17, 55:19, 56:8, 56:9</p> <p>straightforward [1] - 39:22</p> <p>stream [1] - 94:7</p> <p>stream-roll [1] - 94:7</p> <p>Street [1] - 2:13</p> <p>street [3] - 23:8, 25:20, 44:7</p> <p>streets [2] - 34:20, 90:8</p> <p>streetscape [1] - 90:5</p> <p>string [1] - 94:18</p> <p>strong [1] - 81:15</p> <p>structure [16] - 17:21, 17:24, 18:9, 18:10, 22:10, 23:22, 27:12, 43:9, 52:1, 59:14, 60:6, 68:14, 69:5, 70:15, 70:17, 72:4</p> <p>structured [2] - 58:16, 58:22</p> <p>structures [11] - 19:9, 19:10, 23:15, 27:14, 46:1, 61:22, 68:8, 68:20, 69:2, 90:12, 90:14</p> <p>structuring [1] - 48:22</p> <p>studies [1] - 81:22</p> <p>study [5] - 36:17, 48:4, 67:6, 81:3, 81:20</p> <p>submitted [1] - 12:1</p> <p>substantial [4] - 26:24, 47:2, 62:2, 71:7</p> <p>subsurface [8] - 13:4, 14:24, 15:16, 17:7, 34:12, 34:25, 37:3, 38:16</p> <p>sufficient [1] - 81:21</p> <p>suggest [2] - 33:25, 83:19</p> <p>suggested [2] - 25:15, 71:24</p> <p>support [10] - 15:24, 16:20, 16:22, 27:17, 35:19, 42:13, 42:14, 43:9, 51:7, 51:17</p> <p>supporting [2] - 16:23, 16:24</p> <p>surely [1] - 68:14</p> <p>surface [2] - 27:9, 64:5</p>	<p>surrounding [4] - 8:4, 66:21, 69:15, 90:8</p> <p>suspect [2] - 40:21, 40:23</p> <p>swearing [1] - 5:2</p> <p>sworn [1] - 5:3</p> <p>system [17] - 15:18, 32:14, 32:20, 40:13, 40:14, 40:17, 40:19, 40:21, 40:24, 40:25, 41:4, 42:14, 67:24, 67:25, 71:20, 80:20</p> <p>systems [2] - 36:21, 73:20</p>
T				
<p>table [20] - 32:3, 32:4, 32:5, 34:2, 35:5, 37:22, 37:24, 39:4, 39:5, 39:8, 41:10, 41:11, 42:19, 45:2, 45:16, 45:22, 54:8, 67:21, 82:24, 92:12</p> <p>tables [1] - 55:7</p> <p>TBD [1] - 67:11</p> <p>team [10] - 8:6, 8:11, 9:14, 12:6, 13:5, 24:20, 25:4, 57:17, 64:21, 65:21</p> <p>technical [1] - 70:1</p> <p>temporary [2] - 42:10, 66:14</p> <p>ten [1] - 32:5</p> <p>tenure [1] - 94:23</p> <p>term [6] - 23:6, 35:8, 44:12, 44:15, 68:20, 68:21</p> <p>terms [54] - 8:11, 9:16, 9:24, 10:9, 11:11, 11:14, 11:15, 11:16, 11:18, 13:7, 17:6, 19:1, 21:13, 23:11, 24:16, 25:24, 26:19, 26:24, 27:2, 27:12, 27:21, 28:5, 28:8, 29:9, 29:16, 46:13, 50:3, 50:14, 52:3, 52:15, 55:8, 55:18, 58:8, 58:11, 58:17, 58:24, 59:12, 59:16, 59:21, 59:25, 60:5, 60:10, 62:11, 65:4, 65:21, 70:2, 71:12, 71:14, 72:2, 74:2, 75:15, 86:8, 90:4, 94:6</p> <p>test [3] - 67:5, 81:14, 82:4</p> <p>testimony [4] - 86:7, 89:21, 93:17, 99:5</p>				

<p>testing ^[1] - 81:24 tests ^[1] - 67:2 th ^[1] - 7:10 THE ^[1] - 1:3 themselves ^[1] - 54:3 theoretical ^[1] - 15:19 THERE ^[1] - 1:7 they've ^[2] - 9:13, 67:3 thick ^[1] - 29:12 third ^[4] - 27:18, 71:6, 92:24, 92:25 thoughts ^[4] - 87:10, 87:13, 87:24, 90:24 three ^[20] - 9:7, 11:2, 11:25, 12:20, 12:24, 13:10, 16:16, 17:9, 18:9, 21:4, 22:15, 23:6, 23:25, 26:12, 39:19, 41:13, 50:15, 58:22, 62:14, 70:10 throughout ^[2] - 4:11, 68:13 throwing ^[1] - 49:19 thrown ^[1] - 80:16 Tice ^[1] - 2:10 tieback ^[3] - 42:8, 42:12, 43:8 tiebacks ^[14] - 15:24, 16:6, 16:12, 16:13, 25:17, 25:20, 42:20, 42:22, 42:24, 43:3, 43:5, 44:4, 44:17 timeframe ^[1] - 45:10 timetables ^[1] - 42:24 title ^[1] - 45:17 today ^[1] - 11:21 together ^[2] - 11:10, 47:15 TOM ^[1] - 1:15 Tom ^[4] - 76:3, 80:9, 92:6, 94:25 tonight ^[14] - 6:12, 7:20, 11:1, 11:13, 11:24, 33:19, 70:1, 72:13, 72:22, 76:1, 82:10, 96:25, 97:9, 97:21 Tonight ^[1] - 6:20 tonight's ^[1] - 6:8 took ^[1] - 30:6 top ^[14] - 16:14, 17:22, 18:12, 21:1, 23:9, 23:17, 27:11, 27:14, 57:22, 58:15, 59:3, 70:17, 72:4, 72:6 topic ^[1] - 89:16 torn ^[1] - 22:7 total ^[5] - 29:1, 29:16, 47:17, 51:15 tough ^[3] - 15:5, 31:17, 53:19</p>	<p>towards ^[4] - 65:12, 74:15, 74:21, 82:21 tradeoff ^[2] - 20:1, 26:16 traffic ^[3] - 10:5, 19:15, 65:15 transcript ^[1] - 99:9 TRANSCRIPT ^[1] - 1:4 translates ^[2] - 31:16, 36:5 translating ^[1] - 47:21 transpired ^[1] - 97:21 travel ^[1] - 34:20 treating ^[1] - 59:12 treatment ^[6] - 32:22, 40:16, 41:1, 58:7, 58:9, 59:21 trees ^[4] - 27:15, 28:5, 64:10, 65:8 trench ^[2] - 54:9, 54:10 tried ^[3] - 11:10, 46:24, 51:24 truck ^[6] - 10:5, 28:9, 29:12, 79:6, 79:12, 79:18 truckloads ^[2] - 77:15, 77:19 trucks ^[25] - 28:20, 29:10, 29:17, 29:18, 29:19, 29:21, 29:22, 29:23, 30:3, 30:18, 30:21, 33:6, 33:13, 34:17, 34:20, 54:18, 76:5, 76:9, 76:12, 76:14, 77:24, 78:9, 78:18, 79:12, 79:15 true ^[3] - 40:7, 46:24, 71:6 try ^[7] - 11:3, 12:13, 16:10, 16:12, 34:13, 94:7, 94:14 trying ^[2] - 11:14, 56:7 Tsapatzaris ^[1] - 6:1 Tuesday ^[1] - 92:25 turn ^[8] - 5:1, 7:9, 10:14, 12:15, 13:2, 17:2, 27:24, 71:18 turned ^[1] - 21:15 turns ^[1] - 64:20 two ^[30] - 6:16, 17:21, 18:15, 20:14, 20:20, 22:9, 22:15, 23:3, 26:18, 26:24, 28:13, 28:14, 31:5, 32:17, 43:13, 47:15, 49:5, 49:15, 58:12, 58:15, 58:20, 59:7, 64:1, 70:9, 71:1, 75:4, 85:1, 95:18, 96:7, 96:13</p>	<p>type ^[3] - 38:5, 38:6, 42:9 types ^[1] - 32:25 typical ^[1] - 15:18 typically ^[2] - 32:11, 54:9</p> <p style="text-align: center;">U</p> <p>unanimous ^[1] - 96:4 uncertainty ^[1] - 66:18 under ^[11] - 13:3, 44:13, 44:14, 56:9, 56:14, 56:23, 57:20, 57:22, 60:18, 92:12, 99:5 undercover ^[1] - 64:17 underground ^[24] - 12:5, 13:5, 22:4, 23:21, 24:15, 25:2, 25:9, 26:25, 27:7, 28:12, 29:7, 29:20, 43:9, 46:18, 52:15, 58:20, 62:1, 68:7, 68:8, 68:11, 68:16, 68:21, 69:1, 69:2 underneath ^[4] - 27:13, 28:2, 70:15, 70:19 underpinning ^[3] - 30:13, 77:5, 77:23 undertaking ^[1] - 10:24 underway ^[1] - 67:6 unknown ^[3] - 36:1, 36:11, 36:12 unless ^[2] - 38:13, 44:2 up ^[19] - 6:21, 7:6, 7:19, 13:19, 15:12, 20:19, 21:23, 25:18, 30:4, 33:22, 42:7, 49:2, 64:4, 66:10, 66:15, 85:18, 87:7, 93:21, 93:22 updates ^[1] - 97:15 upper ^[2] - 59:21, 82:24 usable ^[1] - 55:19 usual ^[1] - 94:12 utilities ^[2] - 43:22, 43:24 utilized ^[1] - 65:23</p> <p style="text-align: center;">V</p> <p>VALLEY ^[1] - 1:4 Valley ^[14] - 2:14, 8:11, 9:14, 11:9, 12:7, 24:20, 31:10,</p>	<p>41:23, 54:15, 57:17, 59:5, 67:2, 86:8, 94:13 Van ^[25] - 14:7, 17:19, 18:5, 19:11, 20:16, 22:19, 23:14, 23:20, 25:16, 25:19, 27:6, 42:6, 42:11, 43:13, 43:18, 43:19, 43:21, 44:2, 44:17, 46:1, 56:23, 63:17, 71:5, 74:14, 74:21 variety ^[1] - 89:23 various ^[2] - 52:25, 82:7 vary ^[1] - 38:11 vehicular ^[1] - 28:9 verbatim ^[1] - 99:4 versus ^[8] - 46:9, 47:4, 47:10, 51:23, 60:10, 74:4, 74:16, 74:22 vertical ^[1] - 15:20 vicinity ^[1] - 67:22 view ^[9] - 18:1, 18:2, 19:2, 19:22, 22:11, 25:3, 29:15, 74:10, 74:11 Village ^[15] - 4:8, 4:9, 4:12, 4:14, 4:15, 8:5, 25:21, 34:20, 35:25, 41:4, 42:10, 81:6, 81:7, 96:17, 97:15 VILLAGE ^[4] - 1:1, 1:7, 2:2, 2:2 Village's ^[2] - 32:14, 40:13 vis ^[2] - 26:9 vis-a-vis ^[1] - 26:9 visual ^[1] - 74:3 volume ^[5] - 29:2, 34:21, 35:3, 40:18, 68:7 vote ^[5] - 84:10, 85:12, 85:13, 87:24, 96:4</p> <p style="text-align: center;">W</p> <p>walk ^[1] - 28:13 wall ^[9] - 53:3, 53:6, 53:11, 54:4, 54:8, 54:11, 54:13, 54:16, 64:10 walls ^[6] - 28:6, 29:12, 33:16, 44:24, 53:23, 54:6 Ward ^[1] - 5:22 watch ^[1] - 97:15 water ^[44] - 13:6, 15:6, 15:9, 15:13, 15:14, 27:7, 31:18, 32:4, 32:5, 32:7, 32:10,</p>	<p>32:16, 32:19, 32:24, 35:9, 36:3, 36:8, 36:9, 37:22, 37:24, 38:19, 38:23, 39:1, 39:4, 39:5, 39:8, 39:25, 40:10, 40:17, 40:18, 40:19, 43:23, 54:11, 67:4, 67:21, 68:22, 68:25, 71:17, 71:19, 73:19, 81:11, 82:22, 82:24 water's ^[1] - 38:3 waterlogged ^[1] - 38:3 waterproof ^[2] - 67:18, 68:17 waterproofed ^[1] - 69:18 waterproofing ^[4] - 42:17, 44:20, 53:8, 69:6 ways ^[2] - 32:24, 70:16 web ^[1] - 92:16 website ^[3] - 4:15, 73:7, 97:15 WEDNESDAY ^[1] - 1:2 week ^[2] - 93:11 weight ^[1] - 70:21 well-known ^[1] - 63:4 wells ^[9] - 35:25, 36:6, 36:13, 37:17, 37:18, 39:16, 67:3, 81:24, 82:2 West ^[9] - 17:19, 18:14, 18:23, 20:10, 21:1, 21:25, 22:25, 56:2, 57:10 west ^[2] - 22:21, 82:22 western ^[3] - 14:7, 14:12, 14:19 whereas ^[2] - 29:6, 30:3 Whitestone ^[2] - 2:4, 6:19 wide ^[1] - 89:22 Wing ^[4] - 56:2, 56:3, 64:14 wish ^[2] - 92:18, 93:17 witnesses ^[1] - 94:2 wonder ^[1] - 10:22 Woodcliff ^[1] - 2:10 word ^[1] - 35:8 words ^[2] - 37:23, 68:24 worthwhile ^[1] - 66:24 writing ^[1] - 96:21 written ^[2] - 48:18, 85:6</p>
--	---	---	--	---

Y

yards [9] - 29:4, 29:5,
29:8, 31:4, 78:25,
79:4, 79:7, 79:8,
79:11

years [5] - 30:15,
62:18, 62:19, 77:16

yellow [6] - 12:22,
14:3, 14:20, 24:2,
24:25, 45:16

Z

Zone [8] - 6:15, 6:17,
7:4, 85:5, 85:20,
90:22, 92:20, 97:8

ZONE [1] - 1:4

zone [1] - 65:7

zoning [7] - 10:1,
26:9, 51:4, 52:12,
57:2, 63:13, 68:2

zoningese [1] - 51:4

Zusy [3] - 5:12, 89:4,
91:20

ZUSY [17] - 1:11, 5:13,
69:25, 72:8, 72:12,
73:10, 73:15, 84:2,
85:13, 85:23, 89:5,
91:1, 91:10, 91:21,
94:4, 94:11, 95:23