

FW: Final compromise offer

John Heagney <jheagney@hls248.com>

Fri 7/24/2020 10:25 AM

To: Dygert, Bianca <bianca.dygert@greenwichct.org>

[EXTERNAL]

Hi Bianca,

Below is the offer from the applicant.

John

From: Ray Bartoszek <ray@rlb-holdings.com>

Sent: Friday, July 24, 2020 10:20 AM

To: John Heagney <jheagney@hls248.com>

Subject: Fwd: Final compromise offer

John - Here is a note I sent to one of the coalition members who I called the day after our July 14 hearing. it's been 9 days of silence since. Send it to the board and let them know these neighbors are once again unresponsive and impossible.

Ray

Ray Bartoszek

Managing Member

RLB Holdings

343 Greenwich Avenue, Suite 200

Greenwich, CT 06830

Tel: (203) 869-0600 • Cell: (203) 912-8565

Begin forwarded message:

From: Ray Bartoszek <ray@rlb-holdings.com>

Subject: Final compromise offer

Date: July 15, 2020 at 10:16:43 AM EDT

To: Paul Ghaliffari <paul@capitolinellc.com>

Paul,

I removed the re-grade/re-seed that Coe asked for on his property because I think it is petty and because his wife verbally accosted my worker on Monday afternoon. There are no surprises here - it's likely impossible to get 8 people to agree on 10 items. Please go for a general consensus - and leave the outliers behind.

Ray

1- zero commercial use - no paid coaches ! No games. No umpires. No more than one team ever at the field. The only teams that can use the

field are Ray's personally coached teams.

2- ZERO tolerance for cars parked or dropping off/ picking up outside of my property fences. This will eliminate the dire concern expressed for the safety of vehicular traffic, pedestrians and cyclists on our road. This is achievable because we have spent a lot of money in the spring of 2020 to improve the field entrance, driveway and parking area adjacent to the field.

2- Agreed, all traffic coming to and leaving the ball field must drop off/pick up on your property, behind the stone wall.

3- no aluminum bats **during baseball practices**. This will eliminate the annoying "ping" sound that echoes across the pond and will limit noise to children playing which everyone agreed is something they can tolerate. I'll have the kids use wood bats.

I will not give up the right to use aluminum bats when I am having family time on my field.

4- ZERO tolerance for fertilizer run-off into the pond. Let's just all agree that everyone on the pond will agree to the same standards. OK

5- maximum of **3** practices per week for my kids, 2 hours each. I'll finish by 6 pm on weekdays and by 4pm on Saturdays. I'll finish by 5pm during summer, non-school time, also. NO Sundays.

6- I will not remove signage of our Cal Ripken // CT State 10-u Championship - look at the Blood's ugly green tarp on their unfinished building. What looks worse ?

7-Screening is complete. We are not screening the lake.

8. There will be no end date on the permit (as per the commission). The permit will also be conveyed with the property should I sell my house, as per the commission.

9. All maintenance work on the field, associated equipment or out-buildings will be limited to one day per week. I can cut my lawn whenever I want just like everyone else.

10. Utilize your primary driveway to spread parked cars between it and the gravel parking area near the ball-field gate. This will help disperse the concentrated traffic and noise adjacent to the Blood's property. OK