

**BOARD OF SELECTMEN MEETING  
MINUTES  
APRIL 2, 2012 – 7:30 P.M.  
BROOKFIELD HIGH SCHOOL MEDIA CENTER**

**CALL TO ORDER:** First Selectman William R. Davidson called the meeting to order at 7:30 p.m.

**PRESENT:** William R. Davidson, First Selectman; Howard Lasser, Selectman; George Walker, Selectman; Jay Wahlberg, Controller; Members of the press and public; Virginia Giovanniello, Recording Secretary

**MONTHLY AGENDA ITEMS**

**CERTIFICATES OF RECOGNITION:** Mr. Davidson presented Certificates of Recognition to the Brookfield High School Dance Team for winning a fifth State Championship; and presented a Certificate of Recognition to the Brookfield High School Swim Team for winning the State M Championship.

**PUBLIC COMMENTS:** The following members of the public addressed the Selectmen:  
Mrs. Jane Miller, 115 Obtuse Hill Road.

**ANNOUNCEMENTS:** Mr. Davidson announced the following:

- Special Town Meeting on April 4<sup>th</sup> at 7:00 p.m., at the BHS Auditorium on three items: Conservation Commission Ordinance Chapter 15 Amendments, Del Mar Drive Water Main Extension, and the Huckleberry Hill Elementary School roof replacement.
- The Board of Finance will hold a Public Hearing on April 10<sup>th</sup> at 7:30 p.m., BHS High School Auditorium, on the 2012-2013 Town Budget. This is the last chance for residents to express their opinion on the town budget until the Annual Town Meeting on May 1, 2012, at the BHS Auditorium.
- The Kids Kingdom's official dedication and Ribbon Cutting will be on Sunday, May 6<sup>th</sup> at 1:00 p.m. Please contact the Parks & Recreation Department if interested in Volunteer Day scheduled on April 29<sup>th</sup>.
- The Town is looking for residents to volunteer and participate on Boards and Commissions. Please contact the First Selectman's office for further information. There are two openings on the Housing Authority, and several Zoning Enforcement Hearing Officers positions that would require a law background.

**CORRESPONDENCE:** There was no correspondence.

**MONTHLY FINANCIAL RESULTS:** Controller Jay Wahlberg reviewed town revenue with tax collections above what was expected and above last year; intergovernmental – state revenues coming in as projected; Investment earnings living up to expectations, above what anticipated for Land Use and a lot to do with BJ's on Federal Road. This is the time to pull in recordings and conveyance fees, and Public Safety above and beyond as predicted. The General Government and public recreations, public safety are according to budget. Mr. Wahlberg that he talked to a representative from FEMA and what the town submitted is reasonable and within their guidelines. Reimbursement for FEMA expenses would have the highway department come in as budgeted, and he fully expects to have FEMA cover that expense. Next month, he will be requesting a budget transfer for Police and Recreation.

**NEW ITEMS**

**SALON ORDINANCE:** Mr. Davidson stated that the Town does not inspect these facilities and some could create serious health problems. Dr. Sullivan, the town's Director of Health, has suggested the proposed Salon Ordinance for the Selectmen to review and discuss. The Selectmen discussed the brand new Ordinance and how it would affect approximately fifty businesses in regard to fees, the requirement to inspect the facilities as least once per year, and whether it would incur any other costs, concern of overcharging business fees that is already within the schedule of fees or within land use, and not the actual licensing fees, and waste water issues. Mr. Davidson noted that the town will pretty much come close to breaking even on fees and the ordinance is more for public health. It was noted that hair salons and a few other businesses require individuals to be licensed with the State. The ordinance would require an annual relicensing based on the health standards of the facility. Some operators are not licensed and none are inspected for health purposes. At conclusion of discussion, **Howard Lasser made motion that the Selectmen schedule a Public Hearing on Monday, May 7, 2012 at 6:30 p.m., for the purpose of receiving public comment and opinion concerning the new proposed Salon Ordinance at the Brookfield High School Media Center, seconded by George Walker. Motion carried unanimously.**

**PARKING APPEAL:** George Walker made motion to deny the parking appeal submitted by Andrew Vena, seconded by Howard Lasser. Motion carried unanimously.

**2012 SMALL CITIES COMMUNITY DEVELOPMENT BLOCK GRANT:** The Selectmen discussed the public hearing information provided by Dr. Lisa Low, the town's Small Cities grant coordinator. At this time, the town is simply applying to get the grant and would like to collect a list of residents (this is not the qualifying list) with modest incomes who would like to learn more about the program. At conclusion of discussion, **Howard Lasser made motion that the Selectmen approve the following: a) grant application for DECD for a housing rehab program for \$300,000 and to approve the program re-use plan as stated which is to re-use any program income deriving from the grant in the future to a continuation of the housing rehabilitation program; b) the Certified Resolution of the Town of Brookfield for the Small Cities Program grant application in the amount of \$300,000; c) Agreement between the Town of Brookfield and Lisa Low & Associates; and d) Fair Housing Resolution. Motion seconded by George Walker, and carried unanimously.**

## UPDATES

**CHARTER REVISION COMMISSION:** After considerable discussion, the Board of Selectmen will forward their suggested changes and remarks to the Charter Revision Commission.

**CELL TOWER:** Mr. Davidson stated he met with the Homeland Towers representative and their contractors along with Fire & Police Department personnel and Public Works Director Ralph Tedesco on March 16<sup>th</sup> at the proposed location in back of the Pocono Road Fire Department. They moved the location to the very corner of the property abutting the UPS driveway. They are now waiting for Homeland Towers to come back to the town with the height of the proposed tower. Mr. Davidson noted that he has heard from two other cell tower companies. He stated this would be a good opportunity to see some of the proposals to physically see what they are envisioning. Cell tower companies have to do a lot of testing to determine how effective a tower would be, as Brookfield has a few areas with difficult emergency communications in town.

**KIDS KINGDOM:** Update provided in announcements.

**SOUTHERN FEDERAL ROAD WATER LINE PHASE II PLANS:** Mr. Davidson noted two significant dates, one on April 16<sup>th</sup> for the bids on labor; and April 17<sup>th</sup> for the materials bids opening at town hall.

**MEADOWBROOK MANOR/HILLSIDE CIRCLE:** Nothing specific to report at this time. The town is providing information that the state is requiring with further study work at DEEP that should be finished next week

**CIRMA INSURANCE:** Mr. Davidson reported that CIRMA Insurance Company has offered the town to extend a guaranteed price through June 30, 2115 subject to a 3% rate increase on July 1, 2013 and July 1, 2014. The town needs to respond to the offer by May 1<sup>st</sup> or thereabouts. Mr. Davidson is strongly in favor of continuing with CIRMA for the future and over the long run he believes they are offering a good as or better price than moving to another carrier. At conclusion of discussion, **Howard Lasser made motion that the Selectmen accept CIRMA's offer letter to extend guaranteed price through 6-30-15, subject to 3% rate increase on 7-1-13 and 7-1-14, seconded by George Walker. Motion carried unanimously.**

#### **C O N S E N T   A G E N D A**

#### **BOARD OF SELECTMEN MEETING MINUTES:**

- March 5, 2012
- March 14, 2012
- March 19, 2012

Mr. Davidson noted a correction to the March 5<sup>th</sup> meeting minutes.

**NEW HIRE REPORT:** There were no staffing changes to report.

**SELECTMEN APPROVALS FOR ROUTINE CONTRACT MATTERS:** a) 8 Nabby Road Lease Agreement; b) Randi Frank Consulting Agreement; c) Historic Documents Preservation Grant - Resolved: That William R. Davidson, First Selectman, of the Town of Brookfield, is empowered to execute and deliver in the name and on behalf of this municipality a contract with the CT State Library for an Historic Documents Preservation Grant.

**Howard Lasser made motion that the Selectmen approve the Consent Agenda, seconded by George Walker. Motion carried unanimously.**

**DRIVEWAY BOND RELEASES:** Howard Lasser made motion to add two Driveway Bond releases in the amount of \$750.00 to the agenda, seconded by George Walker. Motion carried unanimously.

**Howard Lasser made motion to approve the following Driveway Bond releases in the amount of \$750.00 each, seconded by George Walker. Motion carried unanimously.**

- 5 Gereg Glen
- 7 Gereg Glen

**APPOINTMENTS:** George Walker made motion that the Selectmen appoint Ernesto Nepomuceno to one of the two vacancies on the Brookfield Housing Authority, seconded by William Davidson. At conclusion of discussion, the motion failed 1-2 with Mr. Davidson and Mr. Lasser opposing.

**PUBLIC COMMENT:** There was no public comment. Mr. Walker suggested that an update of the Four Corners project be on the Board of Selectmen's Agenda on a monthly basis.

**ADJOURN:** Howard Lasser made motion to adjourn at 8:58 p.m., seconded by George Walker. Motion carried unanimously.

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William R. Davidson  
First Selectman

Howard Lasser  
Selectman

George F. Walker  
Selectman

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