

**TOWN OF EAST WINDSOR
BOARD OF SELECTMEN
11 RYE STREET
BROAD BROOK, CT 06016
First Selectman's Office - (860) 623-8122**

Regular Meeting Minutes

Tuesday, October 7, 2014 at 7:04 p.m.

BOARD MEMBERS

Denise Menard – First Selectman
Jason E. Bowsza – Deputy First Selectman
Steve Dearborn – Selectman

Dale A. Nelson – Selectman
James C. Richards – Selectman

These minutes are not official until approved at a subsequent meeting.

1. CALL TO ORDER

First Selectman Denise Menard called the Regular Meeting to Order at 7:04 p.m. at Town Hall.

2. ATTENDANCE

Present:

Denise Menard, First Selectman
Jason E. Bowsza, Deputy First Selectman
Steve Dearborn, Selectman
Dale A. Nelson, Selectman
James C. Richards, Selectman

3. ADDED AGENDA ITEMS

No added agenda items.

4. APPROVAL OF MINUTES

Regular Meeting Minutes of September 16, 2014

Selectman Nelson asked for the following correction: On Page 9, the motion to go into Executive Session was MOVED (Bowsza) and SECONDED (Nelson). It was MOVED (Nelson) and SECONDED (Richards) that the Board of Selectmen approve the Regular Meeting Minutes of September 16, 2014. In Favor: Bowsza, Dearborn, Nelson, Richards. Opposed - None.

5. COMMUNICATIONS

A. First Selectman Menard stated that our Hunger Action Team Services Director was at Community Day and had some new volunteers to help them.

6. SELECTMEN'S REPORTS

A. Denise Menard

First Selectman Menard reported that when a date is settled for the Board of Education CIP and Building Committee project meetings, she will inform everyone. First Selectman Menard's report is hereto attached as Attachment A.

B. Jason E. Bowsza

Deputy First Selectman Bowsza read his report – hereto attached as Attachment B.

C. Steve Dearborn

Selectman Dearborn reported on the following items:

- He attended Community Day and the 4 Town Fair and they both went very well.
- He went to a Zoning Board of Appeals and reported that the Lewinski Property on Route 5 built a 5-bay building to rent out and operate equipment and that it was approved. He did not understand why it had to be approved by the Zoning Board of Appeals before it reached the Zoning Board. He was informed by JR Russo that businesses such as gas stations are required to go to Board of Appeals before they go to the Zoning Board.
- He also asked JR Russo about the Bernie Lavoie property, located across from Winkler Road and North Road. He questioned the Chair about the length of time the approval process took. He was informed by Jay from JR Russo that it was mandatory for approvals to go through the Zoning Board of Appeals before the Zoning Board. The Bernie Lavoie property was approved for their repairs license.
- He attended the Zoning Board Meeting and stated that a turning lane will be made on North Road from east to west and it had to be approved by the State.

D. Dale A. Nelson

Selectman Nelson reported:

- On September 16, 2014 she attended a Board of Finance Meeting; they were transferring money to assist the POCD. She stated that it will help the project to go far.
- On September 24, 2014 she went to WPCA, WPCA provided a significant amount of information, she was amazed by the information they provided and she learned a lot.

E. James C. Richards

Mr. Richards reported:

- The EDC held a Meet and Greet at Merlot; they had over 100 businesses due and cited in the Town of East Windsor, many attended. First Selectman Denise Menard and the EDC Chairman Eric Moffett handed out certificates to those that attended and are working on getting certificates to the rest. First Selectman Menard stated that Laurie and she are discussing making visitations to the businesses to distribute the rest of the certificates.
- Community Day went well and will be meeting again to plan for next year. The public is invited and the meeting is open to anyone.

7. PUBLIC PARTICIPATION

Richard P. Pippin Jr., Woolam Road stated that there was unprofessional conduct by a selectman at the last meeting and the Chairman was called inappropriate names. He believes there should be a motion to not to condone the activity and a public apology should be made.

Paul Anderson, 89 Main Street Discussion of Condo 'Letter of Understanding'. Hereto attached as Attachment C.

John Burnham, 178 Scantic Road stated that he has the same opinion as Paul Anderson in regards to condo associations. He stated that the condos were approved on one set of rules which include, lot size, front entry foyer, etc. He is

opposed to giving members of condo associations town services that include street lights, snow plowing, and water.

Cathy Pippin, Woolam Road stated that she was upset about the behavior of the Selectman from the previous meeting. She stated that many people in East Windsor are upset about the condo association matters.

8. BOARD AND COMMISSIONS APPOINTMENTS

Resignations:

None

Re-Appointments:

MOVED (Bowsza) and SECONDED (Nelson and Dearborn) that the reappointment of Rick Osborn is postponed until the next meeting. In favor: J. Bowsza, S. Dearborn, D. Nelson, and J Richards. Opposed – None.

New Appointments:

Motion was made (Richards) and SECONDED (Nelson) for Courtney Gaylor to serve until November 15th of 2015 on Historical Preservation Commission as an Alternate. In favor: J. Bowsza, S. Dearborn, D. Nelson, and J Richards. Opposed - None.

9. UNFINISHED BUSINESS

A. Charter Revision Update – will be discussed next meeting.

B. Discussion of the number of Town roads (miles) that have public water

First Selectman Menard asked the Town Engineer, Leonard J. Norton, P.E. to come up with calculations for the percentage of roads versus the percentage of miles of roads and town water. Hereto attached as Attachment D.

10. NEW BUSINESS

A. 8-24 Referral – Scantic Road Open Space Parcel

John Burnham and Barbara Sabonis-Chafee were in attendance. Mr. John Burnham and Ms. Barbara Sabonis-Chafee would like to have land deeded to the Town of East Windsor. Mrs. Sabonis would like to donate the land to be used as a recreation area. She has requested that it be named “Sabonis Landing”. First Selectman Menard stated that it had been through Inland Wetlands Conservation Commission and Planning and Zoning. The Board of Selectman is the next step and then it would have to go to town meeting. First Selectman Menard suggested attending the meeting with Mrs. Sabonis-Chafee and Jay of JR Russo at JR Russo’s for 11:30 am on Monday, October 13th. A motion was made (Richards) and SECONDED (Nelson) approving the acquisition of the 8-24 Referral Open Space Parcel. In favor: J. Bowsza, S. Dearborn, D. Nelson, and J Richards. Opposed: No one.

B. Discussion of WPCA for Replacement for Ordinance 82-1

Paul Anderson and Art Enderle were in attendance representing WPCA. Mr. Art Enderle stated that there are sewers on streets where it would be appropriate to require people to connect. The current ordinance reads that they would have to

connect within 90 days. He believes that it is almost impossible and an unrealistic amount of time to allow for connection to sewers.

Mr. Art Enderle would like to propose the following changes:

Changing the 90 day time frame to a one year time frame. As well as not requiring every property owner to connect to a sewer if they have adequate sewer facilities today (septic systems) by allowing property owners to apply for a waiver that excuses them from connecting to the sewers for two years, after two years has passed, they would have to reapply. First Selectman Menard stated that rather than amending an old ordinance and then have to look for the 1982 ordinance, we would rescind the 1982 ordinance and create a new one and bring it to town meeting. A motion was made (Richards) and SECONDED (Nelson) recommend to town meeting to rescind the prior ordinance and propose adoption to use the new proposed ordinance dated October 7, 2014. In favor: J. Bowsza, S. Dearborn, D. Nelson, and J Richards. Opposed - None.

C. Discussion of 7 Acre Parcel of Town Land on Reservoir Avenue

John Burnham and Linda Collins were in attendance representing Park Hill Elderly Housing. First Selectman Menard asked them to present their ideas for use of the property for Park Hill Elderly Housing. Ms. Linda Collins stated that there was funding available from the State of CT for expansion, redevelopment, and new development. She would like upgrades to Park Hill as it is now and wishes to use the 7 Acre Parcel for new development. She reported that Park Hill has a 30-person waiting list, therefore, there is a need for additional housing for the elderly.

Mr. John Burnham pointed out that on the deed it specifically states that further details are on the survey map. The survey map states, "To be deeded to the East Windsor Housing Authority". The step of deeding it was never taken. First Selectman Menard would like to move forward on getting the property correctly deeded to the housing authority and get it ready for town meeting. No voting is needed now. However, First Selectman Menard asked if the Board of Selectmen agreed that this is the direction the Board would like to proceed with. It was consensus of the Board that the First Selectman should proceed with transferring the property to the Housing Authority.

D. Adoption of Resolution regarding Master Municipal Agreement for Construction Projects

First Selectman Menard provided a proposal for the CT Department of Transportation to make it easier for the Town of East Windsor to apply for construction project approvals. It will also assist with receiving grants. It was MOVED (Bowsza) and SECONDED (Richards) that Denise Menard, First Selectman is hereby authorized to sign the Agreement entitled Master Municipal Agreement for Construction Projects. In favor: J. Bowsza, S. Dearborn, D. Nelson, and J Richards. Opposed - None.

E. Approval of Tax Refunds

A motion was MADE (Nelson) and SECONDED (Richards) to approve tax refunds dated 9/24/2014 in the amount of \$4,898.24 and \$852.21. In favor: J. Bowsza, S. Dearborn, D. Nelson, and J Richards. Opposed - None.

11. EXECUTIVE SESSION

No Executive Session

12. ADJOURNMENT

Motion to adjourn made by (Bowsza) and SECONDED by (Nelson). The meeting was adjourned at 8:36 p.m.

Respectfully Submitted,

Amanda Schroll
Recording Secretary

October 7, 2014

My report to the Board of Selectmen

I'd like to introduce Amanda Schroll, the new Administrative Assistant for our office. Welcome Amanda. She is taking minutes tonight but does not officially start until October 14. Also our new 19 hour Financial Clerk Lisa O'Brien and 25 hour Senior Center Recreation and Senior Outreach Clerk Shawna Tustin started last week. We also have a new Town employee baby, Nico Maltese, Melissa and Brian Maltese's little boy was born September 22. Mom brought Nico and big sister Mia to the office yesterday. What a cute family. Congratulations to the Malteses.

The two Public Works trucks have been ordered with Tri-State Diesel and the proposal by the low bidder for the Town Hall heating and cooling project is being reviewed by the architect. It should be awarded shortly.

The Building Committee and the Capital Improvement Planning Committee have had a difficult time finding meeting dates that include all the parties needed to discuss the 2 Board of Education projects. It looks like those two meetings will be taking place later this month.

The auditors are here to close out the 2013-2014 Town financials. Also, the Treasurer's office has converted to the new financial software as of October 1. It has been invisible to the employees but has certainly been a lot of work for Kim L., Kim S. and Gayle.

Projects that are in process or have been completed by Public Works include a new fence at the Police Department and paving of Maple, Spring and Scott Streets and Neiderwerfer Road. In addition to paving Neiderwerfer, the drainage was also improved to reduce erosion caused by water coming down that hill.

Finally, a reminder that prior to our next Selectmen's meeting, we will be holding a special meeting with the Charter Revision Committee and the Town Attorney to review their proposals and discuss the next steps. That meeting will be October 21 from 5:30 to 7.

Enjoy this beautiful fall weather.

Respectfully submitted,


Denise Menard

Selectmen's Report - October 7th

On September 23, the PZC continued a public hearing regarding the proposed gas station on the intersection of Rt 140 and Winkler Road. Members expressed their pleasure in seeing development along the Rt 140 corridor, although they did have some concerns about access from the street, particularly about 18 wheelers (a valid point).

Laurie reported that additional POCD money has been freed up, thanks to Denise and Kim Lord! The POCD is our long term plan, and this additional funding will be a great investment in our town for the next ten years!

On the 24th, the conservation and Ag commissions met. Again, they didn't have a quorum. The question was raised about the process to remove members who don't show up. I was asked to check into that. They also asked about using the smart board to look at site maps. Would it be possible to have Laurie or Robin attend the next meeting?

On October 1, the Inland Wetlands Commission met and discussed their thoughts on the POCD.

The board has no ordinance allowing them to collect fines for infractions. This board should have teeth to enforce egregious violations. We should look into strengthening the commission. The intention would be to encourage compliance, not to collect fines necessarily. The commission has spent considerable time developing a fine schedule and is waiting for an appropriate time to bring it to the board of selectmen.

Final Phase of development of newbury village has begun, including clearing of trees on the site. The developer has yet to post a bond, but town staff has allowed the clearing to begin. Staff is hopeful that they've strengthened lines of communication with the developer to the point where everyone is on the same page.

Sent from my iPad



Paul Anderson
89 Main Street
Broad Brook CT 06016-9701
860-623-3044

7 October 2014

Board of Selectmen

Re: Condo 'Letter of Understanding'

- 1) when a condo is purchased, the buyer also joins the condo association and agrees to their rules and regulations.
- 2) The streets in a condo complex are owned by the association.
- 3) The streets are not public thoroughfares.
- 4) when the public is asked to pay for anything in the town, it is expected that the benefit is in the public's best interest.
- 5) Since the streets in a condo complex are not public streets there is no benefit to the public to pay for anything related to them. This is all private property.
- 6) If the condo owners chose not to understand what they were buying into, it is not the town's responsibility to provide relief.

The WPCA no longer allows for private sewer systems in such areas. Sewers are a health and safety item and the condo owners are sewer users. They pay their fair share of the cost of operation of the sewer system and are entitled to all the benefits. This can not happen if the sewers are privately owned. Currently all the condo complexes in town have private sewers and the associations are fully responsible for them. This will not be the case in any further condo developments.

If the town were to require that all roads be town roads, built to our standards and owned by the town, this problem would not be perpetuated. Such a change would not be retroactive.

I totally oppose paying for any expenses incurred by private property owners for their own benefit. Health and safety considerations do not apply to self-imposed financial burdens.

Paul Anderson



**TOWN OF EAST WINDSOR
ENGINEERING & PUBLIC WORKS
11 Rye Street, P.O. Box 389, Broad Brook 06016**

Leonard J. Norton, P.E. - Director of Public Works/Town Engineer - Phone (860) 292-7073, Fax (860)292-7072

Interoffice Memorandum

Date: 10-3-14

RECEIVED BY

To: Denise Menard, First Selectman

OCT - 3 2014

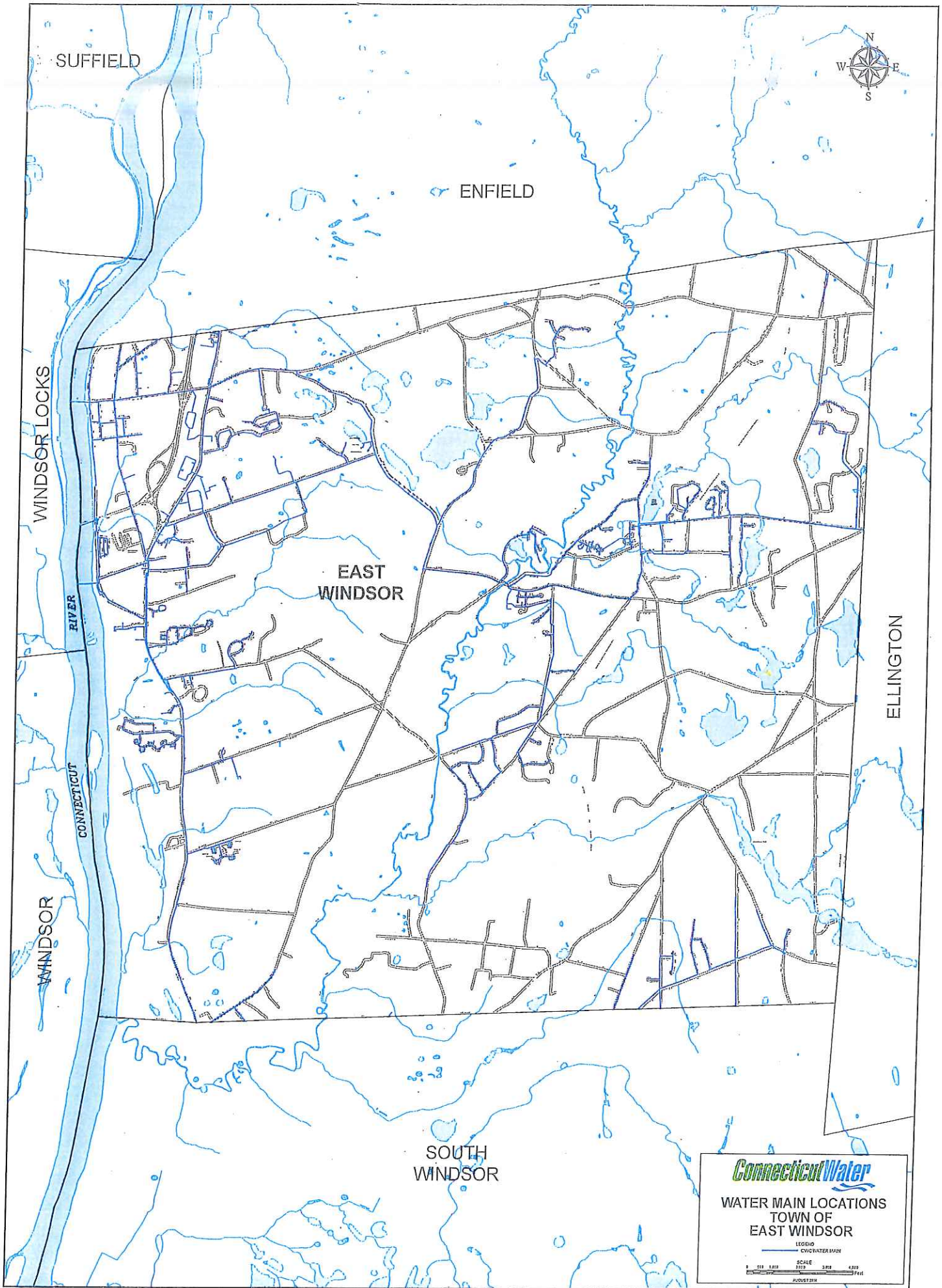
From: Leonard J. Norton, P.E. *LEN*

FIRST SELECTMANS OFFICE

Re: Water Mains in Town Roads

In response to your request, I have reviewed the 400 scale Connecticut Water Company water distribution maps and measured the length of water mains within Town roadways. I have measured approximately 155,000 feet, or approximately 29.4 miles, of main within the our roadways. There are approximately 70 miles of Town roads. This calculates to water mains being located in approximately 42% of the Town roads.

Please call if you have any questions or require additional information.



SUFFIELD

ENFIELD



WINDSOR LOCKS

EAST WINDSOR

ELLINGTON

RIVER

CONNECTICUT

WINDSOR

SOUTH WINDSOR

ConnecticutWater

**WATER MAIN LOCATIONS
TOWN OF
EAST WINDSOR**

LEGEND
CIVIC WATER MAIN

SCALE
0 500 1000 2000 3000 4000
FEET

AUGUST 2014