

**TOWN OF EAST WINDSOR  
WATER POLLUTION CONTROL AUTHORITY**

**Minutes of Meeting of June 29, 2005**

**Members Present:** Paul Anderson, Tom Davis, Mark Livings, and Reginald Bancroft

**Members Absent:** Dave Tyler, Jim Barton (Alternate), and Frank Smith (Alternate)

**Others Present:** WPCA Superintendent Kevin Leslie and WPCA Attorney Vincent Purnhagen, Mark Barbieri, Gaetan Letourneau, Lawrence Bailey, Sandy Aeschliman, Patricia Beals and Barry Shea.

**Time and Place**

Paul Anderson, Chairman, called the meeting to order at 7:00 p.m. at the East Windsor WPCA Administration Building.

**I. Designate Alternate to Sit for Absent Member**

**II. Acceptance of Minutes of April 27, 2005**

**Motion:** To accept the minutes of May 25, 2005.  
Bancroft/Davis  
Passed Unanimously

**III. Payment of Bills**

**Motion:** To authorize payment of the June 29, 2005 bill sheet in the amount of \$47,374.92  
Discussion: Mr. Leslie went over the bill sheet outlining any unusual bills.  
Bancroft/Livings  
Passed unanimously

**IV. Visitors**

**Pat Beals, Woolam Rd Force Main**

Mrs. Beals came forward to discuss her interest in constructing a low-pressure force main in the town right of way along Woolam Rd. to service her building lot. The lot is approximately 700 ft from the existing sewer and would require a low-pressure force main. Chairman Anderson explained that the WPCA was currently working on a policy/regulation concerning construction of low pressure force mains for private individuals and commercial connections, and that in all likely hood low pressure force mains would likely be prohibited for homeowners in the town right of way. They probably will be allowed on private property. Mrs. Beals was encouraged to contact her neighbors to secure an easement across their property. Mrs. Beals stated that she had her land perc tested and that if she installed a septic system it would change the type of house she would like to construct.

**Rick Leno, Woolam Rd Force Main**

Mr. Leno did not attend the meeting.

**V. Receipt of Applications**

Mark Barbieri came forward to represent the Norton Fields project. Mr. Barbieri explained the town plan of development as it pertains to this project. Mr. Barbieri noted that he lives on Rye St., close to the proposed development. Mr. Barbieri and the Engineer explained the ideas they had developed over the past month to answer concerns raised by the WPCA.

A draft developer's agreement was provided to the WPCA and attorney for further review.

The agreement outlines the responsibilities of the "home owners" association in terms of sewer line maintenance in the town right away.

The engineer showed plans of the proposed Norton Rd. gravity sewer and explained the limitations of the gravity sewer.

A general discussion continued with the conclusion that the developer had responded to WPCA concerns as much as practical.

**Motion:** To accept the application of Norton Fields Bancroft/Livings  
Passed unanimously.

#### **VI. Approval of Applications**

**Motion:** To Approve the application of the Norton Fields Project subject to the following conditions:

1. That the property be controlled by a common interest community, pursuant to the provisions of the common interest community act of the state of Connecticut.
2. The approval is based upon the plans as submitted and presented by the applicant.
3. That the applicant incorporates the comments by the Town Engineer in his memo dated 6/25/2005.
4. Subject to the review, comment and approval by the counsel of the WPCA of the sewer easement and right of way document as presented by the applicant. Upon approval of said easement and right of way document as revised by counsel of the WPCA, said approval is conditioned upon the execution of the final version of said sewer easement and right of way document.
5. Subject to WPCA review and approval of a technical review of the pumping station.  
Livings/Bancroft  
Passed Unanimously

#### **VII. Legal**

**Motion:** To enter into executive discussion to discuss a delinquent sewer user charge account at 7:40 p.m.  
Bancroft/ Livings  
Passed unanimously.

**Motion:** To return to the regular meeting at 7:50 p.m.  
Bancroft/Livings  
Passed unanimously.

#### **VIII. Public Hearing Scheduled at 7:15 p.m.**

**Motion:** To suspend the regular meeting for the purpose of holding the public hearing at 7:15 p.m.  
Bancroft/Livings  
Passed unanimously.

**Motion:** To re-open the public hearing for JMAC Enterprises LLC, 251 So Main St.  
Bancroft/Livings  
Passed unanimously.

Barry Shea was present to represent himself and discuss his adjusted Facility Connection Charge. Mr. Shea explained that he had installed a water meter to meter the water used in lawn sprinkling. He stated that he had used 12,000 gallons in 43 day. He said he would like WPCA to reduce his charge to 2 units. Mr. Shea was asked to provide information from the company that provided his sprinkling system to help determine the gallons used. He will provide this data to Mr. Leslie.

**Motion:** To continue the public hearing for JMAC Enterprises LLC, 251 So Main St. until July 22, 2005.  
Bancroft/Davis  
Passed unanimously.

**Motion:** To return to the regular meeting.  
Bancroft/Davis  
Passed unanimously.

**Motion:** To suspend the regular meeting for the purpose of holding the public hearing at 7:30 p.m.  
Livings/Davis  
Passed unanimously.

**IX. Public Hearing Scheduled at 7:30 p.m.**

**Motion:** To open the public hearing as published in the legal notice for Benson Enterprises Inc., 16A Pasco Dr through Coleman Farms East Windsor LLC, 20 Old Barn Rd.  
Livings/Davis  
Passed unanimously.

There was no one present for Benson Enterprises Inc., 16A Pasco Dr. Mr. Leslie stated that this is a new office unit and one-half of the FCC has been paid.

There was no one present for Benson Enterprises Inc., 24B Pasco Dr. Mr. Leslie stated that this is a new residential unit and one-half of the FCC has been paid.

There was no one present for McKnight, 27 Old Ellington Rd. Mr. Leslie stated that this is a residential unit and one-half of the FCC has been paid.

There was no one present for Coleman Farm East Windsor LLC, 2 Steeple Chase Rd. Mr. Leslie stated that this is a new unit in an active adult community and one-half of the FCC has been paid.

There was no one present for Coleman Farm East Windsor LLC, 4 Steeple Chase Rd. Mr. Leslie stated that this is a new unit in an active adult community and one-half of the FCC has been paid.

There was no one present for Coleman Farm East Windsor LLC, 6 Steeple Chase Rd. Mr. Leslie stated that this is a new unit in an active adult community and one-half of the FCC has been paid.

There was no one present for Coleman Farm East Windsor LLC, 20 Steeple Chase Rd. Mr. Leslie stated that this is a new unit in an active adult community and one-half of the FCC has been paid.

There was no one present for Coleman Farm East Windsor LLC, 22 Skyline View Rd. Mr. Leslie stated that this is a new unit in an active adult community and one-half of the FCC has been paid.

There was no one present for Coleman Farm East Windsor LLC, 18 Old Barn Rd. Mr. Leslie stated that this is a new unit in an active adult community and one-half of the FCC has been paid.

There was no one present for Coleman Farm East Windsor LLC, 20 Old Barn Rd. Mr. Leslie stated that this is a new unit in an active adult community and one-half of the FCC has been paid.

**Motion:** To close the public hearing for Benson Enterprises Inc., 16A Pasco Dr through Coleman Farms East Windsor LLC, 20 Old Barn Rd.  
Livings/Davis  
Passed unanimously.

**Motion:** To return to the regular meeting.  
Bancroft/Davis  
Passed unanimously.

**X. Action on Facility Connection Charges**

**Motion:** To impose the Facility Connection Charges as published on 16A Pasco Dr. through Coleman Farms East Windsor LLC, 20 Old Barn Rd. Livings/Bancroft  
Passed unanimously.

**XI. Unfinished Business**

Policy for Low Pressure Force Mains

Since it was discussed under Visitors with regards to Mrs. Beals and under Receipt of Applications regarding Norton Fields, no additional discussion took place.

**XII. New Business**

Reminder of Election of Officers

Chairman Anderson asked the members to consider their nominations for next month's election of officers. He also recommended that the Election of Officers be placed early in the agenda.

Discussion of Superintendent's Report

Mr. Leslie stated that he had the check for the final payment for the Prospect Hill Rd Interceptor and would send it to the contractor following a final inspection of the project.

Mr. Leslie stated that the assessments for the Newberry Rd. project and Prospect Hill Rd project could be completed. Drafts will be completed for the September or October meetings.

Mr. Leslie stated that a new job description had been completed for the WPCA Business Manager and that the new budget would contain a rate of pay more in line with similar positions in town.

Mr. Leslie stated that he would be taking two consecutive weeks vacation in July, and would return to work prior to the July WPCA meeting.

Adoption of FY2005-06 Budget

**Motion:** To adopt the East Windsor WPCA FY2005-06 budget as presented in the total amount of \$913,378.00 with a sewer user charge rate \$180.00.  
Bancroft/Davis  
Passed unanimously.

**XIII. Adjournment**

**Motion:** To adjourn the meeting at 9:46pm  
Bancroft/Davis  
Passed unanimously

Respectfully submitted,

Kevin Leslie  
WPCA Superintendent