

Board of Selectman  
July 1, 2013

THESE MINUTES ARE SUBJECT TO APPROVAL BY BOARD OF SELECTMEN

The Board of Selectmen held a regular meeting Monday, July 1, 2013 in the Council Chamber of the Municipal Center, Newtown. First Selectman Llodra called the meeting to order at 7:35 pm.

**PRESENT:** First Selectman Llodra, Selectman James Gaston, Sr.

**ABSENT:** Selectman William F.L. Rodgers

**ALSO PRESENT:** Finance Director Robert Tait, two members of the public and two members of the press.

**VOTER PARTICIPATION:** none.

**ACCEPTANCE OF THE MINUTES:** Selectman Gaston moved to accept the regular meeting minutes of June 3, 2013. First Selectman Llodra seconded. All in favor.

**COMMUNICATIONS:** The Islamic Center has invited the Selectmen to a Ramadan dinner on July 25. Friends of the Lake is having a dine around on July 27. There is a ground breaking for the dog park on July 9; they expect to have the park fenced in and operational this year. The Mayor of the City of Norwich is dedicating a memorial brick in honor of Sandy Hook Elementary School on July 27.

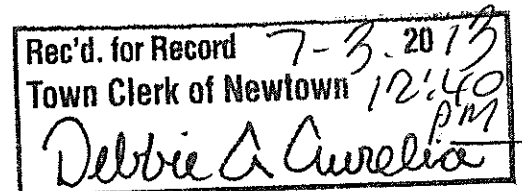
**ADD TO AGENDA:** Selectman Gaston moved to add the date and time of a special town meeting as item #10 under new business. First Selectman Llodra seconded. All in favor. Selectman Gaston moved to add year end re-appropriations (2012-2013) as item #11 under new business. First Selectman Llodra seconded. All in favor.

**FINANCE DIRECTOR REPORT:** Mr. Tait talked about falling assessments (Att. A), differences in varying towns (Att. B) and shared a document *Understanding Revaluation in a Declining Market* (Att. C), which is also on the website.

**NEW BUSINESS:**

**Discussion and possible action:**

- 1. Appointments/Reappointments:** Selectman Gaston moved the reappointment of Martha Robilotti (R) to the C.H. Booth Library Board of Trustees for a term to expire July 1, 2016 and the reappointment of John Madzula (R) to the Fairfield Hills Authority for a term to expire July 31, 2016 and also the appointment of Paul Fadus (U) to the Economic Development Commission for a term to expire January 6, 2015. First Selectman Llodra seconded. All in favor. First Selectman Llodra moved the appointment of John Godin (R) to the Board of Finance. Selectman Gaston seconded. This is an elected position that was vacated by Richard Oparowski effective August 1. All in favor. Sustainable Energy and C.H. Booth Library Board of Trustees have vacancies open to any voter with an anticipated appointment date of August 19. Inland Wetlands has a vacancy for an unaffiliated voter and a second vacancy for a republican or unaffiliated voter. Conservation has a vacancy for an unaffiliated voter and a second vacancy for a republican or unaffiliated voter. The Board of Finance will have a vacancy for a democrat of unaffiliated voter effective Aug. 31.
- 2. Driveway Bond Release:** Selectman Gaston moved to release \$1,000 driveway bond to Shelby McChord for Green Leaf Farm Road, M9-1 (a), B4 (1), L13 (41) and to release \$1,000 driveway bond to John Ormiston, Sleepy Hollow road, M42, B1, L15. First Selectman Llodra seconded. All in favor. Selectman Gaston moved to extend the driveway bond for Brian Conroy, 8 Camelot Crest, M49, B4, L12 for six month with a new expiration date of December 31, 2013. First Selectman Llodra seconded. All in favor.



3. **Tax Refunds:** none.
4. **Transfer:** Selectman Gaston moved to transfer \$500 (FY 2012-13) from 01220-2017 Dues & Travel to 01220-2022 Senior Center Operating Expense. First Selectman Llodra seconded. All in favor.
5. **Transfer:** Mr. Tait explained this transfer is from technology to contingency to replace money that was previously taken from contingency and has since been received from a grant. Selectman Gaston moved to transfer \$161,579 (FY 2012-13) from 01205-5080 Capital to 01570-2000 Contingency. First Selectman Llodra seconded. All in favor.
6. **Transfer:** Selectman Gaston moved to transfer \$29,000 (FY 2012-13) from 01570-2000 Contingency to 01205-5080 Capital in the amount of \$25,000 and to 01350-4002 Uninsured Losses in the amount of \$4,000. First Selectman Llodra seconded. All in favor.
7. **Transfer:** These reflect contract extensions based on negotiations, brief due to the events of 12/14, which focused on salaries and raises to get a contract moved forward. Each is a two year contract. First Selectman Llodra moved to transfer \$28,807 (FY 2013-14) from Contingency 1-101-20-570-5899 to various accounts for the Town Hall Union Employees 2013-2014 contract as reflected in Att. D. Selectman Gaston seconded. Both unions have been accommodating and understanding of the pressure for economic restraint. The cost share for medical is increasing and in increase in wage decreases the second year of the contracts. All in favor.
8. **Transfer:** Selectman Gaston moved to transfer \$38,670 (FY 2013-14) from Contingency 1-101-20-5899-0000 to various account for the Public Works Union 2013-2014 contract as reflected in Att. E. First Selectman Llodra seconded. Two contacts ago the benefits cost share was 3% and is currently, with the contract, 9%. All in favor.
9. **Resolution:** Selectman Gaston moved the resolution providing for a Special Appropriation in the amount of \$5,000 to be funded from the Sandy Hook Special Revenue Fund “undesigned” account 33-500. The First Selectman is requesting the Town make a \$5,000 donation to the Newtown Youth Academy Foundation. The background to the request is that owner of the NYA, Peter D’Amico, has graciously donated office space, including some of the utilities (i.e. Electricity, Heat, Air Conditioning) to the GE Newtown team and is receiving no reimbursement for this. This space was also previously used by the Newtown Volunteer Task Force (NVTF), again at no cost to the occupants. We would like, as a good faith gesture, to contribute monies to the NYA in lieu of what would normally be a cost to provide space for the resources we are using to aid in the town’s recovery. Since the monies will be used on programs/costs for the youth in the Newtown Community at NYA, it’s essentially a re-investment in the youth of our community rather than just a cost of doing business. First Selectman Llodra seconded. All in favor.
10. **Time and Date of Special Town Meeting:** \$750,000 has been granted to the Town of Newtown by the Urban Act Fund as a way to provide near term funds for the start up the Sandy Hook School building project, to help pay for contracts with architects, construction management firms, surveys and land use costs. The town expects to receive \$50 million; the states bond act won’t take place for a couple of months. OPM provided \$750,000 which will be charged back to the \$50 million. Even though this is coming from the state a town meeting will be held because the amount exceeds the \$500,000 authorization limitation. First Selectman Llodra moved to set the time and date of the Special Town Meeting for special appropriation purposes as July 22, 2013 at 7:00pm. Selectman Gaston seconded. All in favor. (However, following adjournment it was realized the meeting cannot be held on July 22; another date will be determined and posted. A special Board of Selectman meeting will be held to approve the resolution prior to the Town Meeting.)
11. **2012-2013 Year End Appropriations:** Selectman Gaston moved the 2012-2013 year end re-appropriation requests as reflected in Att. F. First Selectman Llodra seconded. All in favor.

**VOTER COMMENTS:** A resident attending the meeting said she was unhappy her taxes increased but happy to know there will be road work on Eden Hill Road.


Board of Selectman  
July 1, 2013

**ANNOUNCEMENTS:** First Selectman Llodra shared a booklet which includes persons interested in serving on the memorial commission. After reviewing the board will discuss further. The Oakview field is well prepared and we are hopeful it will be used in the fall of 2013. The irrigation system will be hooked up soon and additional donated plantings will be put in. The grant funded project at Deep Brook is almost complete. The Treadwell Park pool house is complete. Nike is redoing the basketball courts at Treadwell Park and plantings at the park were donated. The artificial turf at Treadwell Park and the lights in the back field of Newtown High School will be replaced; these are projects out of the Parks & Recreation surcharge. With the Fairfield Hills STEAP grant the parking lot at Fairfield Hills will be finished as an overflow lot for the ambulance garage, the access road to the lot will also be improved. The lighting along Trades Lane and Keating Farms Road will be installed. Drainage work has been completed; trenching for conduit work is done; after AT&T, CL&P and Charter pull the wires the poles will come down. Money will be left for curbing and sidewalks. Danbury Hall will be coming down and the white houses will be remediated. By the end of July the Animal Control Facility fencing will be complete. The dog park groundbreaking will be in July. The Ambulance garage will be breaking ground this summer. The \$500,000 KCC grant was reassigned to the Parent Connection; they are looking at a duplex at Fairfield Hills. Newtown Savings Bank along with a developer will be breaking ground soon at the property previously known as Lexington Gardens; there will be a traffic light at the intersection of the Boulevard and the new entrance into the Lexington Gardens property. The realignment of Edmond Road and Commerce Road is committed for 2015. These items are significant in efforts to develop commercially and to help mitigate the impact of tax increases. Consumers Petroleum, who own the Shell station, will be break ground soon. A medical facility on Rte. 6 and Dr. Becks project hav been approved. Certificates of Occupancy for Toll Brothers restricted age projects have been issued for a number of units. All of these projects improve the grand list.

**EXECUTIVE SESSION:** Legal Matters: Assessment Appeal – an executive session was not held.

**ADJOURNMENT:** Having no further business the Board of Selectmen adjourned their regular meeting at 8:35m.

Respectfully submitted,

  
Susan Marcinek, Clerk

Att. A: Falling assessments article, Newtown Bee, March 1, 2013  
Att. B: article on assessments, Westport News, July 21, 2011  
Att. C: Understanding Revaluation in a Declining Market, July 31, 2012  
Att. D: Transfer  
Att. E: Transfer  
Att. F: 2012-2013 year end re-appropriations

# Falling Assessments Account for 23% Drop In Grand List

By John Voket

Friday, March 1, 2013

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Newtown Assessor Chris Kelsey has calculated the latest town grand list figures as of October 1, 2012, which indicate local property assessments are **down 23.22 percent**. As a result, **many Newtown property owners will see a slight drop in their residential taxes this year.**

But Mr Kelsey indicated that those slight adjustments could be equalized or offset by slight increases in motor vehicle taxes. **He also noted that local commercial businesses, companies with significant personal property investments, and owners of some of Newtown largest homes will likely see tax increases.**

“The drop in real estate values is exclusively attributed to the current revaluation,” Mr Kelsey told *The Bee*. **He also reminded taxpayers that the last day to file appeals of their revaluations is March 20.** Appeal forms are available to download on the municipal website, [newtown-ct.gov](http://newtown-ct.gov) - under the Assessor’s department tab.

The assessor said that the trend in the current revaluation shows a slight shift in the tax burden away from residential to commercial properties, because those commercial revaluations did not decrease as much as their residential counterparts.

And, he said some of the town’s larger homes did not drop as far in their assessments as most of the medium and smaller homes locally.

Mr Kelsey explained that at the time of the last revaluation in 2007, some of the larger properties were somewhat undervalued.

“So in the 2012 reval, we’re seeing a correction in those numbers,” he said, adding that in 2007 a \$2 million home was valued at around \$1.2 million.

“Now those values are more accurate,” he said. “That means those whose homes are valued at or over \$850,000 will likely see an increase in taxes, despite the fact that overall resale values dropped on many homes.”

The assessor said that across Connecticut, not just in Newtown, when homes were undervalued based on the previous assessments, the owners were paying a little less than what they should have if the valuations were more accurate.

3/13 BoF Reval presentation (was announced at the BOS 3/14/13)

“Trending like this is typical statewide,” Mr Kelsey said. “And property owners should expect to pay taxes based on the valuation as of October 1, 2012.”

Newtown has 39,089 total taxable accounts, according to the latest Grand List, with a gross assessment of \$3,062,661,197. The list also shows the town grants \$29,694,582 in tax exemptions breaking down net collectable taxation as follows:

Net Real Estate:

Net Elderly/Disabled Home Owners: \$2,650,551,448

Net Motor Vehicles: \$52,303,904

Net Personal Property: \$105,011,312

Bringing the total net assessments for this revaluation to \$3,032,966,615.

Wednesday, June 05, 2013

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## Most tax bills decrease despite rate increase, assessor says

Paul Schott, pschott@bcnnew.com  
Published 6:21 pm, Thursday, July 21, 2011

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A sweeping trend of lower home values has decreased the property tax bills for 70 percent of Westport homeowners this year, despite increases in town spending and the tax rate, according to data released last week by town Assessor Paul Friia. *60%*

Approximately 3,900 taxpayers, or 45 percent of homeowners, will see their tax bills decrease by 10 percent or less. About 2,000, or 23 percent of Westport homes, will receive tax bills between 10 and 20 percent less than last year, while about 200, or 2 percent of homes, will see a tax decrease of more than 20 percent. *40%*

Conversely, tax bills will increase by 10 percent or less for 20 percent or about 1,800 Westport homes, while 6 percent, or about 500 taxpayers, will see their property taxes go up between 10 and 20 percent. About 350 homes, or 4 percent, will face an increase of more than 20 percent. *16%*

The tax rate "is the one component that adjusts your taxes every year," Friia said. "In the revaluation year, there really is the tax rate and the new assessments. In this year, you have to look at both parts of that equation to come up with what your taxes are actually going to be." *4%*

With revaluation, the total value of the town's taxable property fell 12.5 percent.

After revaluations, tax rates typically change to reflect new total property value.

### LATEST NEWS

- Cops probing firearm report from Staples bust teens on drug charges
- Construction worker's injury from Overlook fall 'life-threatening' *25%*
- Greenwich, Staples tie for second behind Berlin at girls golf state championship
- Staples state tournament roundup: Wreckers boys golf places 5th in DI
- Compo panel aims to chart improvements at waterfront park
- Staples volleyball sweeps Ridgefield in Class L semifinals
- Letter: Add toilets at beach, subtract out-of-towners
- Letter: Vigil on the bridge nears milestone
- Letters: Kudos to letter carriers, food donors

When total property value rises, the tax rate typically declines to produce a similar amount of tax revenue. When the total property value declines, the tax rate typically must rise to produce similar revenue.



**The Week in Photos**  
Stay up to date on all of Westport's community events, high school sports and more in our Week in Photos slideshow!

### Things To Do

- Disney presents The...**  
Wednesday, Jun 5, 2:00 pm  
Minskoff Theatre, New York
- NY Pet Reptile Expo**  
Sunday, Jul 7, 10:00 am  
Westchester County Center, White Plains
- Lori Warner...**  
Saturday, Jul 13, 11:00 am  
Lori Warner Studio/Gallery, Chester

5 Wed	6 Thu	7 Fri	8 Sat	9 Sun	10 Mon	11 Tue
All events						

Submit an Event | More Things To Do »

### MOST READ

1. Woman charged with DUI with 4 kids in SUV
2. Cops probing firearm report from Staples bust teens on drug charges

Friia's calculations factor in the impact of the revaluation, plus a 2.95 percent increase in the town budget.

The new 2011-2012 tax rate of 17.43 mills -- \$17.43 per \$1,000 of assessed value -- is 17 percent higher than last year's rate of 14.85 mills. The finance board approved a revenue hike of 2.95 percent that funds the budget increase, unbudgeted expenditures and a \$3 million earmark for the town employees' Other Post-Employment Benefits fund.

The 2.95 percent increase is based on a "break-even" or adjusted tax rate of 16.93 mills that would keep town receipts constant following the revaluation. The adjusted rate would raise the tax rate by 14 percent to offset the 12.5 percent revenue decrease caused by the revaluation.

Homeowners who saw their bills increase will assume a larger proportion of the tax burden, a shift attributable to the new home assessment values produced by the revaluation.

"Any real estate accounts -- residential or commercial -- that have gone up are going to pick up the (tax rate) increase, as well as motor vehicle and personal property," Friia added.

Motor vehicles and personal property are assessed annually, but Friia said their value generally does not decrease as much as the tax rate increased this year. As a result, he said that most motor vehicle and personal property tax bills will probably be higher this year.

Friia's data reflect the impact of the new tax rate for approximately 8,700 single-family homes, which constitute almost 100 percent of the town's single-family housing stock. That total does not include about 200 residential properties that have undergone significant building work during the last year. The assessor's data also do not comprise commercial properties or vacant land.

Condominiums generally held their values better than single-family homes, according to Friia. About 300 taxpayers, or 57 percent of condo owners, have higher tax bills this year; the remaining 43 percent, approximately 230 condo owners, have lower bills.

Tim Eckert, a resident of northwest Westport, said both his real estate and motor vehicle tax bills have increased this year. He reported that the tax bill for the home he shares with his wife increased 11 percent, despite a 5.5 percent decrease in its assessed value following last year's revaluation. In addition, he said the tax due on his two cars increased by 15 percent and 18 percent.

"Call us three-time losers," he said. "When you look at it on a year-to-year basis, that's a substantial bite."

Eckert added that he would like to see town officials improve their communication with residents about the revaluation and the tax rate.

"The town does not have a clear voice, in that basically any department head can communicate," he said. "That can lead to confusion."

Property tax bills are paid quarterly in Westport. The first installment can be paid without a penalty by Aug. 1.

3. Gold and other metals fall as dollar strengthens
4. Construction worker's injury from Overlook fall 'life-threatening'
5. Latvia gets go-ahead to become 18th euro member
6. WAVE-ing goodbye: Antiques market closes shop for lack of customers
7. Iowa copes with nitrate surge in drinking water

**FROM OUR HOMEPAGE**

**Cops probing firearm report from Staples bust teens on drug charges**

**Construction worker's injury from Overlook fall 'life-threatening'**

**Greenwich, Staples tie for second behind Berlin at girls golf state championship**

**Staples state tournament roundup: Wreckers boys golf places 5th in DI**

**Compo panel aims to chart improvements at waterfront park**

**Staples volleyball sweeps Ridgefield in Class L semifinals**

**Letter: Add toilets at beach, subtract out-of-towners**

**Letter: Vigil on the bridge nears milestone**

**Letters: Kudos to letter carriers, food donors**

**Woman charged with DUI with 4 kids in SUV**

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**Flyerboard**

# Understanding Revaluation in a Declining Market

Written by Dan on July 31, 2012 1 Comment

With 48 towns going through revaluation last year and another 39 scheduled for this year, the reality of declining property values and fluctuations in neighborhood and property type values has many taxpayers shaking their heads and wondering if they are being unfairly taxed. This article hopefully will shed some light on that.



The first thing to understand is that your assessment in and of itself has no effect on the taxes you pay. What really affects your real estate taxes is how your assessment relates to other properties both commercial and residential, and how all those assessments as a whole relate to the amount of personal property and motor vehicle values in your town to make up the Grand List.

This is because the taxes you pay is a simple formula of your mill rate times your assessment. So if your assessment is \$100,000 and your mill rate is 50 you are paying the same amount as if your assessment is \$1,000,000 and your mill rate is 5.

The question becomes what determines the mill rate? That also is a pretty basic calculation. You take the town's budget divide it into the grand list, then divide by 1,000 and you have your mill rate (in reality it isn't that simple as a town has other income such as state and federal subsidies and grants, investment income and possibly reserves if they choose to use them, that would reduce the budget amount that has to be applied against the grand list).

Since the majority of income Connecticut towns receive comes from the grand list (real estate made up typically between 80% and 95%) most of the budget burden falls on it.



Connecticut mandates that properties be assessed at 70% of market value. It further requires that every town perform a revaluation every five years with at least every other one entailing measuring and listing all real property.

The purpose of the revaluation is to not only set property values but to ensure that properties are assessed equitably. Although we often read about how property values have increased or more recently declined at a certain rate, in reality values of different types of real estate fluctuate differently and in some instances different sections of a town's property values may change at a different rate. So revaluations are performed to recognize these differences and adjust for them.

If this adjustment was made annually the differences would be more subtle and the individual tax payer would have these fluctuations hit a little bit at a time. But over a 5 year period those changes can multiply leaving the property owner with a tax shock. That is what is happening in Connecticut. As an example most towns in Connecticut found the tax burden of residential properties rise between 2% – 7% or more as compared to other property types between 2006 and 2009 (the most recent year that the Office of Policy and Management published this information online) for towns that had revaluations between that time.

So during that period residential taxes increased between 2-7% in relation to commercial and personal properties for those towns even if the towns did not increase their expenses. Add to that any location pockets that might have increased at a higher rate, for example possibly waterfront properties or neighborhoods that have become more desirable, and the probable increase in expenses and you can have a major tax shock for home owners.

In the past when property values were increasing sharply, a new revaluation was often met with resistance from property owners and some would challenge the assessment. The current declining values and new assessments often lower than the previous assessment does not mean you should be less vigilant, however. Typically declining values results in a lower grand list and higher mill rates to offset that decline. So just because the assessment is lower doesn't mean that property taxes won't increase, nor does it mean that you are paying only your equitable share.

It is important that you be vigilant with your new revaluation assessment to ensure accuracy and fairness. As an example why this is important, the Killingly assessor compared data between the 1974, 1984 and again with the 1994 revaluations. During that period data for the existing properties in town changed by 20% from one revaluation to the next one. Half of the changes involved property improvements without building permits, 90% of which were deemed minor in nature by the assessor that didn't greatly affect values. However, the remaining half, which affected 10% of the real property in Killingly was a result of data collection errors, with 50% attributed to the 1984 revaluation and the other from data collection or recording errors from the 1994 revaluation. By the assessor's own estimation 1 in 20 houses had errors from each revaluation.

Another example was the 2002 Somers revaluation. This was a non measurement and inspection revaluation. Yet despite that the First Selectman Dick Jackson, stated that there were "many mistakes in square footage" in the records that determined value. Even though the town itself recognized that there were numerous errors, only 295 real estate owners (5% of the town's total properties) requested a hearing before the Board of Assessment Appeals.

So it is important that even if your assessment declines that you as a real property owner carefully look over your new assessment to make sure you are not paying more than you rightfully should.

**TOWN OF NEWTOWN  
 APPROPRIATION (BUDGET) TRANSFER REQUEST**

**Att. D**

**FISCAL YEAR** 2013 - 2014 **DEPARTMENT** Finance **DATE** 7/1/13

	<u>Account</u>	<u>Amount</u>	
<b>FROM:</b>	<b>1-101-20-570-5899-0000CONTINGENCY</b>	<b>(28,807.00)</b>	USE NEGATIVE AMOUNT
<b>TO:</b>	.		
social svcs	1-101-11-110-5110-0000SALARIES & WAGES - FULL TIME	666.00	USE POSITIVE AMOUNT
tax collector	1-101-11-140-5110-0000SALARIES & WAGES - FULL TIME	2,320.00	
town clerk	1-101-11-170-5110-0000SALARIES & WAGES - FULL TIME	1,924.00	
assessor	1-101-11-190-5110-0000SALARIES & WAGES - FULL TIME	1,699.00	
finance	1-101-11-200-5110-0000SALARIES & WAGES - FULL TIME	1,826.00	
senior svcs	1-101-14-220-5110-0000SALARIES & WAGES - FULL TIME	1,118.00	
fire	1-101-12-320-5110-0000SALARIES & WAGES - FULL TIME	719.00	
animal control	1-101-12-340-5110-0000SALARIES & WAGES - FULL TIME	719.00	
building official	1-101-12-460-5110-0000SALARIES & WAGES - FULL TIME	3,584.00	
land use	1-101-15-490-5110-0000SALARIES & WAGES - FULL TIME	2,523.00	
public works	1-101-13-500-5110-0000SALARIES & WAGES - FULL TIME	4,226.00	
parks & recr	1-101-16-550-5110-0000SALARIES & WAGES - FULL TIME	2,446.00	
parks & recr	1-101-16-550-5115-0000SALARIES & WAGES - PART TIME	343.00	
public bldg	1-101-13-650-5110-0000SALARIES & WAGES - FULL TIME	2,647.00	
social svcs	1-101-11-110-5220-0000SOCIAL SECURITY CONTRIBUTIONS	51.00	
tax collector	1-101-11-140-5220-0000SOCIAL SECURITY CONTRIBUTIONS	177.00	
town clerk	1-101-11-170-5220-0000SOCIAL SECURITY CONTRIBUTIONS	147.00	
assessor	1-101-11-190-5220-0000SOCIAL SECURITY CONTRIBUTIONS	130.00	
finance	1-101-11-200-5220-0000SOCIAL SECURITY CONTRIBUTIONS	140.00	
senior svcs	1-101-14-220-5220-0000SOCIAL SECURITY CONTRIBUTIONS	86.00	
fire	1-101-12-320-5220-0000SOCIAL SECURITY CONTRIBUTIONS	55.00	
animal control	1-101-12-340-5220-0000SOCIAL SECURITY CONTRIBUTIONS	55.00	
building official	1-101-12-460-5220-0000SOCIAL SECURITY CONTRIBUTIONS	274.00	
land use	1-101-15-490-5220-0000SOCIAL SECURITY CONTRIBUTIONS	193.00	
public works	1-101-13-500-5220-0000SOCIAL SECURITY CONTRIBUTIONS	323.00	
parks & recr	1-101-16-550-5220-0000SOCIAL SECURITY CONTRIBUTIONS	213.00	
public bldg	1-101-13-650-5220-0000SOCIAL SECURITY CONTRIBUTIONS	203.00	

**REASON:** TOWN HALL EMPLOYEES 2013-14 CONTRACTUAL WAGE INCREASE. SEE ATTACHED.

**AUTHORIZATION:** date: \_\_\_\_\_

(1) DEPARTMENT HEAD \_\_\_\_\_ \_\_\_\_\_

(2) FINANCE DIRECTOR \_\_\_\_\_ 6/20/13

(3) SELECTMAN \_\_\_\_\_ \_\_\_\_\_

(4) BOARD OF SELECTMEN \_\_\_\_\_ \_\_\_\_\_

(5) BOARD OF FINANCE \_\_\_\_\_ \_\_\_\_\_

(6) LEGISLATIVE COUNCIL \_\_\_\_\_ \_\_\_\_\_

NEWTOWN MUNICIPAL CENTER  
3 PRIMROSE STREET  
NEWTOWN, CONNECTICUT 06470  
TEL. (203) 270-4246  
FAX (203) 270-4205  
Email carole.ross@newtown-ct.gov



Carole M. Ross  
Human Resources Administrator

**TOWN OF NEWTOWN**  
OFFICE OF HUMAN RESOURCES

**SUMMARY OF NEGOTIATIONS  
TOWN HALL UNION  
PUBLIC WORKS UNION  
APRIL 2013**

Note: Both of these contracts are extensions with exceptions to wages and medical

**Town Hall Union**

Wages as of July 1<sup>st</sup>, 2013 1.90%  
Wages as of July 1<sup>st</sup>, 2014 1.75%

Medical cost share  
Current 9%

+\$26,900

Jan 1<sup>st</sup>, 2014 10%  
Jan 1<sup>st</sup>, 2015 10%

Overall increased contribution  
to medical fund over 1 year =  
\$10,000

**Language Change:**

**ARTICLE 8 - OVERTIME**

**Section 8.01 Rate**

Time and one-half times the applicable hourly rate shall be paid for all paid time in excess of eight (8) hours per day or forty (40) hours per week.

Discussion: This allows for Town Hall Union members employed in Public Works and Parks & Recreation to take paid time off during weather related events for long work hours consistent with the Public Works Union employees and to receive overtime for doing so.

**Public Works Union**

Wages as of July 1<sup>st</sup>, 2013 1.90%  
Wages as of July 1<sup>st</sup>, 2014 1.75%

Medical cost share  
Current 8%

July 1<sup>st</sup>, 2013 9%  
July 1<sup>st</sup>, 2014 9%

**Dispatch/Clerical Union is pending**



**TOWN OF NEWTOWN  
 APPROPRIATION (BUDGET) TRANSFER REQUEST**

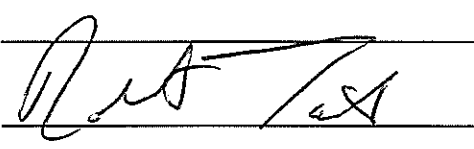
Att. E

FISCAL YEAR 2013 - 2014 DEPARTMENT Finance DATE 7/1/13

	<u>Account</u>	<u>Amount</u>	
FROM:	<u>1-101-20-570-5899-0000CONTINGENCY</u>	<u>(38,670.00)</u>	USE NEGATIVE AMOUNT ↓
	<u>.</u>		
	<u>.</u>		
	<u>.</u>		
	<u>.</u>		
	<u>.</u>		
TO:	<u>1-101-13-500-5110-0000SALARIES &amp; WAGES - FULL TIME</u>	<u>32,881.00</u>	USE POSITIVE AMOUNT ↓
	<u>1-101-13-515-5110-0000SALARIES &amp; WAGES - FULL TIME</u>	<u>3,041.00</u>	
	<u>1-101-13-500-5220-0000SOCIAL SECURITY CONTRIBUTIONS</u>	<u>2,515.00</u>	
	<u>1-101-13-515-5220-0000SOCIAL SECURITY CONTRIBUTIONS</u>	<u>233.00</u>	
	<u>.</u>		

REASON: PUBLIC WORKS UNION 2013-14 CONTRACTUAL WAGE INCREASE. SEE ATTACHED.

AUTHORIZATION: date:

(1) DEPARTMENT HEAD	<u></u>	<u>6/22/13</u>
(2) FINANCE DIRECTOR	_____	_____
(3) SELECTMAN	_____	_____
(4) BOARD OF SELECTMEN	_____	_____
(5) BOARD OF FINANCE	_____	_____
(6) LEGISLATIVE COUNCIL	_____	_____

AUTHORIZATION SIGN OFF

FIRST 335 DAYS >>>>WITH IN A DEPT.>>>>LESS THAN \$50,000>>>> (1), (2) & (3) SIGNS OFF; MORE THAN \$50,000>>>> (1), (2), (3) & (5)  
 >>>>ONE DEPT TO ANOTHER>>>>LESS THAN \$200,000>>>>ALL EXCEPT (6); MORE THAN \$200,000>>>>ALL SIGN OFF

AFTER 335 DAYS >>>>(1), (2), (3), (5) & (6) ANY AMOUNT FROM CONTINGENCY>>>> ALL SIGN OFF

NEWTOWN MUNICIPAL CENTER  
3 PRIMROSE STREET  
NEWTOWN, CONNECTICUT 06470  
TEL. (203) 270-4246  
FAX (203) 270-4205  
Email carole.ross@newtown-ct.gov



Carole M. Ross  
Human Resources Administrator

**TOWN OF NEWTOWN**  
OFFICE OF HUMAN RESOURCES

**SUMMARY OF NEGOTIATIONS  
TOWN HALL UNION  
PUBLIC WORKS UNION  
APRIL 2013**

Note: Both of these contracts are extensions with exceptions to wages and medical

**Town Hall Union**

Wages as of July 1<sup>st</sup>, 2013 1.90%  
Wages as of July 1<sup>st</sup>, 2014 1.75%

Medical cost share  
Current 9%

Jan 1<sup>st</sup>, 2014 10%  
Jan 1<sup>st</sup>, 2015 10%

**Language Change:**

**ARTICLE 8 - OVERTIME**

**Section 8.01 Rate**

Time and one-half times the applicable hourly rate shall be paid for all paid time in excess of eight (8) hours per day or forty (40) hours per week.

Discussion: This allows for Town Hall Union members employed in Public Works and Parks & Recreation to take paid time off during weather related events for long work hours consistent with the Public Works Union employees and to receive overtime for doing so.

**Public Works Union**

Wages as of July 1<sup>st</sup>, 2013 1.90%  
Wages as of July 1<sup>st</sup>, 2014 1.75%

Medical cost share  
Current 8%

July 1<sup>st</sup>, 2013 9%  
July 1<sup>st</sup>, 2014 9%

**+\$33,800**

**Dispatch/Clerical Union is pending**

**Overall additional contribution to  
medical self insurance fund =  
\$9,000 over 1 year**

TOWN OF NEWTOWN	HIGHWAY UNION	2012-13	2013 - 2014 CONTRACTUAL WAGE INCREASE		SOC. SEC. INCR
			1.9% INCR	2013-2014	
	Crew Chief	56,243	1,061	57,304	81
	Crew Chief	56,243	1,061	57,304	81
	Crew Chief	56,243	1,061	57,304	81
	Crew Chief	56,243	1,061	57,304	81
	HEO	53,996	1,020	55,016	78
	HEO	53,996	1,020	55,016	78
	Leadman	55,120	1,040	56,160	80
	Leadman	55,120	1,040	56,160	80
	Leadman	55,120	1,040	56,160	80
	Master Mechanic	61,401	1,166	62,567	89
	Mechanic	56,118	1,062	57,180	81
	Mechanic	56,118	1,062	57,180	81
	Mechanic	56,118	1,062	57,180	81
	HEO	53,996	1,020	55,016	78
	Truck Driver	52,228	1,000	53,228	77
	Truck Driver	52,228	1,000	53,228	77
	Truck Driver	52,228	1,000	53,228	77
	Truck Driver	52,228	1,000	53,228	77
	Truck Driver	52,228	1,000	53,228	77
	Truck Driver	52,228	1,000	53,228	77
	Truck Driver	52,228	1,000	53,228	77
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	Truck Driver	52,228	1,000	53,228	77
	Truck Driver	52,228	1,000	53,228	77
	Truck Driver	52,228	1,000	53,228	77
	Truck Driver	52,228	1,000	53,228	77
	Truck Driver	52,228	1,000	53,228	77
	HEO	53,996	1,020	55,016	78
	Truck Driver	52,228	1,000	53,228	77
	Yard Man	55,120	1,040	56,160	80
1-101-13-500-5110-0000			32,881		2,515
					1-101-13-500-5220-0000
	Landfill Attendant	52,228	1,000	53,228	77
	Landfill Attendant	55,120	1,040	56,160	80
	Landfill Attendant	52,228	1,000	53,228	77
1-101-13-515-5110-0000			3,041		233
					1-101-13-515-5220-0000
		1,889,307	35,922	1,762,612	2,748

Total = \$38,670



3 PRIMROSE STREET, MUNICIPAL BLD  
 NEWTOWN, CONNECTICUT 06470  
 TEL. (203) 270-4221  
 www.newtown-ct.gov



ROBERT G. TAIT  
 FINANCE DIRECTOR

**TOWN OF NEWTOWN**  
**OFFICE OF THE FINANCE DIRECTOR**

**YEAR END RE-APPROPRIATION REQUESTS (carrying forward 2012-13 appropriations to 2013-14)**

JULY 01, 2013

**PUBLIC WORKS**

Account **01500-4064 Contractual Overlays**. Request \$107,131 carried forward to account 1-102-13-500-5505 Contractual Services. **For** scheduled project – Paving Horseshoe Ridge Road.

Account **01500-5081 Capital Road Improvement**. Request \$200,000 carried forward to account 1-102-13-500-5735 Road Improvements. **For** scheduled project – Eden Hill Road.

Account **01515-5080 Capital**. Request \$10,297 carried forward to account 1-102-13-515-5749 Capital. **For** Recycling bins – regarding single stream recycling.

Account **09500-5080 Capital** (prior yr acct). Request \$25,600 carried forward to account 1-102-13-500-5749 Capital. **For** work order system.

**FAIRFIELD HILLS AUTHORITY**

Account **01870-2026 Misc. Expenses** Request \$1,000 carried forward to account 1-102-11-870-5800 Other Expenses.

Account **01870-3051 Repairs & Maint.** Request \$2,400 carried forward to account 1-102-11-870-5430 Repair & Maintenance.

Account **01870-4060 Contractual Services** Request \$10,800 carried forward to account 1-102-11-870-5301 Fees & Professional Services.  
**“For campus improvements”**

Account **09870-3051 Repairs & Maint.** (prior yr acct) Request \$18,000 carried forward to account 1-102-11-870-5430 Repairs & Maintenance.  
**“For Police Sub-station improvements”**

Account **09870-4060 Contract Svs.** (prior yr acct) Request \$20,000 carried forward to account 1-102-11-870-5301 Fees & Professional Services.  
**“For Brownfield grant match (\$20,000).”**

**SUSTAINABLE ENERGY COMMISSION**

Account **01755-0000 Allocations**. Request \$5,000 carried forward to account 1-102-11-755-5800 Other Expenditures.

Account **09755-0000 Allocations**(prior yr acct). Request \$4,135.07 carried forward to account 1-102-11-755-5800 Other Expenditures.

**“For energy savings activities.”**

**ECONOMIC & COMMUNITY DEVELOPMENT**

Account **01740-4060 Contractual Services**. Request \$8,300 carried forward to account 1-102-11-740-5300 Fees & Professional Services.

**“10% match required by the Regional Brownfield’s Partnership.”**



**TOWN OF NEWTOWN**  
PUBLIC WORKS DEPARTMENT

DATE: June 21, 2013

TO: Bob Tait

FROM: Fred Hurley

SUBJECT: 12-13 Re-Appropriation  
01515

*Transfer Station Capital (01500 5080), \$10,297-Recycling Bins*

The carryover of the Transfer Station Capital for recycling bins is part of a continuing transition to single stream recycling which includes a transition from the 14 gallon bins to 65 gallon totes.

*Highway Overlay (01500 4064), \$107,131 – Paving Horseshoe Ridge Road*

The carryover of Highway overlay is for a project already scheduled which spans fiscal years.

*Highway Capital (01500 5081), \$200,000 – Eden Hill Road Drainage*

The carryover of the Highway Capital Road for Eden Hill is a continuation of a project that spans several years.

*Highway Capital Re-appropriated (09500 5080), \$25,600 – Work order system*

The carryover of Highway Capital for the work order system is support for a continuing program spanning fiscal years.

**2012 – 2013 RE-APPROPRIATION REQUEST – FAIRFIELD HILLS AUTHORITY BUDGET ACCOUNTS**

RESPECTFULLY REQUEST TO CARRY FORWARD, TO FISCAL YEAR 2013 – 2014, THE FOLLOWING APPROPRIATIONS FROM THE 2012-2013 BUDGET (NEW ACCOUNT CARRIED FORWARD TO IS IN BRACKETS):

- 01870-2026 MISC. EXPENSES \$1,000  
(1-102-11-870-5800) OTHER EXPENDITURES)
- 01870-3051 REPAIRS & MAINTENANCE \$2,400  
(1-102-11-870-5430 REPAIR & MAINTENANCE)
- 01870-4060 CONTRACTUAL SERVICES \$10,800  
(1-102-11-870-5301 FEES & PROFESSIONAL SERVICES)

>For Fairfield Hills Campus improvements

- 09870-3051 REPAIRS & MAINTENANCE (prior year account) \$18,000  
(1-102-11-870-5430 REPAIR & MAINTENANCE)

>For police sub-station improvements

- 09870-4060 CONTRACTUAL SERVICES (prior year account) \$20,000  
(1-102-11-870-5301 FEES & PROFESSIONAL SERVICES)

>Grant Match

THESE AMOUNTS WERE NOT EXPENDED IN THE BUDGET YEAR THEY WERE APPROPRIATED BECAUSE: **MISC. EXPENSES 01870-2026, REPAIRS AND MAINTENANCE 01870-3051 AND CONTRACTUAL SERVICES 01870-4060**: THE MONEY WAS HELD IN RESERVE TO MEET UNEXPECTED EXPENSES FOR TREE WORK AND WEATHER RELATED DAMAGES. **REPAIRS AND MAINTENANCE 09870-3051**: SYSTEM DONATIONS HAVE DELAYED FINAL IMPLEMENTATION AT POLICE SUBSTATION. **CONTRACTUAL SERVICES 09870-4060**: GRANT MATCH NOT PAID YET, THESE FUNDS SHOULD BE KEPT FOR GRANT MATCH IN THE FUTURE.

POLICE SUB-STATION IMPROVEMENTS ARE NEEDED TO EXTEND THE SECURITY PRESENCE AT FAIRFIELD HILLS.

FAIRFIELD HILLS CAMPUS IMPROVEMENTS ARE NEEDED TO MAKE UTILITY AND INFRASTRUCTURE IMPROVEMENTS.

REAPPROPRIATED FUNDS FROM 01870-2026, 01870-3051, 01870-4060 AND 09870-3051 WILL BE USED FOR INFRASTRUCTURE AND UTILITY IMPROVEMENTS.

NEWTOWN SUSTAINABLE ENERGY COMMISSION

3 PRIMROSE ST.

NEWTOWN, CT 06470

Mr. Robert Tait

I would like to request that the remaining funds in the following accounts be re-appropriated to the 2013 – 2014 budget.

09755-0000     \$4,135.07

01755-0000     5,000.00

The Commission has a number of programs that we will be working on in the upcoming year that we can use these funds for. We would like to help contribute to the purchase of LED tree lights for the larger tree at Rams Pasture as well as the Sandy Hook and Hawleyville trees. In addition we are submitting an application to become a participant in the SolarizeCT program. If we should be selected we may need some funds to help promote this project at various events as well as our continuing effort to promote the Home Energy Savings program. We also plan on resuming an educational film series.

Regards,

Kathy Quinn

Chair, Sustainable Energy Comm.

[Quinnka@aol.com](mailto:Quinnka@aol.com)

(203) 482-2006 - cell

June 21, 2013

Memo To; Bob Tait, Finance Director

From: Elizabeth Stocker, Director of Economic and Community Development

**2012 – 2013 RE-APPROPRIATION REQUEST – ECONOMIC DEVELOPMENT BUDGET ACCOUNT**

I RESPECTFULLY REQUEST TO CARRY FORWARD, TO FISCAL YEAR 2013 – 2014, THE FOLLOWING APPROPRIATIONS FROM THE 2012-2013 BUDGET:

- 01740-4060 CONTRACTUAL SERVICES \$8,300

THE AMOUNT WAS NOT EXPENDED IN THE BUDGET YEAR THEY WERE APPROPRIATED BECAUSE

THE FUNDS WERE SET ASIDE IN THE BUDGET TO PROVIDE FOR A 10% MATCH REQUIRED BY THE REGIONAL BROWNFIELDS PARTNERSHIP (RBP). WE HAVE FILED APPLICATIONS FOR ENVIRONMENTAL ASSESSMENT GRANTS FOR THREE SITES AS FOLLOWS:

**BATCHELDER:** A \$150,000 CLEANUP IS ONGOING AND MANAGED BY THE RBP. THE ASSESSMENT WORK WILL FOLLOW THE COMPLETION OF THE ENVIRONMENTAL CLEANUP IN THE NEXT FEW MONTHS. THE ENVIRONMENTAL ASSESSMENT WILL BE UNDERTAKEN FOLLOWING THE COMPLETION OF THE CLEANUP TO UNDERSTAND FURTHER CLEANUP NEEDS AND COSTS.

**28A & 28B GLEN ROAD:** AN APPLICATION WITH RBP HAS BEEN FILED FOR A \$30,000 TRANSACTIONAL PHASE II ENVIRONMENTAL ASSESSMENT GRANT. THIS GRANT REQUIRES A 10% MATCH THAT THE EDC AGREED TO SPONSOR FROM THE OPERATING BUDGET. THE TAX FORECLOSURE TOOK LONGER THAN EXPECTED. THE GRANT APPLICATION WAS FILED IN MAY AND PRELIMINARY WORK IS PROCEEDING.

**SANDY HOOK AUTO & MARINE:** TAX FORECLOSURE ACTION HAS BEEN DELAYED IN COURT. AS WITH THE TWO OTHER PROPERTIES, AN ENVIRONMENTAL ASSESSMENT GRANT REQUIRES THE TOWN TO CONTRIBUTE 10% OF THE AWARD. THE EDC AGREED TO SPONSOR THE MATCH BUT WE MUST WAIT UNTIL THE FORECLOSURE IS COMPLETED BEFORE WE CAN PROCEED.

THESE AMOUNTS ARE NEEDED IN THE 2013-2014 FISCAL YEAR BECAUSE THE FUNDS WERE COMMITTED IN THE PREVIOUS BUDGET YEAR BUT EXPENDITURES WERE DELAYED. SHOULD THE FUNDS COME FROM THE 2013-14 BUDGET, WE WILL NOT BE ABLE TO FUND NEW PROJECTS.

Cc: Jean Leonard, Chairman, Economic Development Commission

Shares\economic development\Budget Folder\FY 12 13\reappropriation request from 12 13 budget June 2013