

THESE MINUTES ARE SUBJECT TO APPROVAL BY BOARD OF SELECTMEN

The Board of Selectmen held a special meeting Thursday, September 10, 2015 in the Council Chamber of the Municipal Center, Newtown. First Selectman Llodra called the meeting to order at 7:35p.m.

PRESENT: First Selectman Llodra, Selectman William F.L. Rodgers, Selectman James O. Gaston, Sr.

ALSO PRESENT: Finance Director Robert Tait, GERALYN HOERAUF or Diversified Maintenance, Parks & Recreation Chairman Ed Marks, Parks & Recreation Director Amy Mangold, Director of Public Works Fred Hurley, ten members of the public and two members of the press.

VOTER PARTICIPATION: Herb Rosenthal, 70 Main Street, Newtown voiced his discontent with the procedures for filling vacant and open board positions, particularly Fairfield Hills Authority (attached).

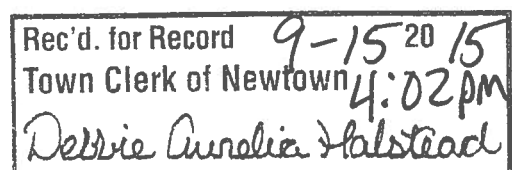
ACCEPTANCE OF THE MINUTES: Selectman Rodgers moved to accept the public hearing minutes of 8/17/15. First Selectman seconded. Selectman Gaston abstained. Motion passed. Selectman Rodgers moved to accept the regular meeting minutes of 8/17/15. Selectman Gaston seconded. All in favor.

COMMUNICATIONS: First Selectman Llodra shared a letter from the Newtown-Sandy Hook Community Foundation, information on a STEAP grant that hopefully is forthcoming, communication with Ms. Johnson, and the openings/vacancies as posted on Aug. 21, 2015. (Communications attached).

FINANCE DIRECTOR REPORT: A bond anticipation note was issued on August 17 for \$10,000,000. It is a six month, short term borrowing that will bring us to the bonding in March 2016. It covers recently approved projects. The interest rate is .254%.

UNFINISHED BUSINESS:

- 1. Update on Municipal Building Strategic Planning:** GERALYN HOERAUF and Bill Brimmer were present to discuss the consultant review of the three buildings. The Multipurpose Center needs cosmetic and mechanical work, a new roof and the parking lot resurfaced. There would be a cost savings with projects packaged. The Hook & Ladder Building should not have any additional resource committed to the building. DRA analyzed what is existing at Town Hall South, what the 2008 study projected as being needed (29,500 square feet) and the current recommendation for space (26,600 square feet). DRA has been asked to look at current configuration of spaces within the building, report what features would be lost from their 26,600 ideal space needs plan and what could be accommodated. Selectman Gaston suggested the Borough attorney be contacted relative to legal reuse of the building; he will bring the information to Borough Zoning. DRA considered repurposing space at the Multipurpose Center for Cultural Arts use. (attachment)
- 2. Resolution re: Bank Parent Truck:** First Selectman Llodra explained that this item is back with the Board of Selectmen because the Board of Education is not allocating funds from their undesignated funds. There is no question of the merit of the request; however the Board of Education is just growing in their awareness of their undesignated fund. Scott Reiss and Michelle Buzzi were present to say that the Band Parents Corporation will make up the gap through seller financing. Selectman Rodgers moved that the Board of Selectmen authorize use of the \$17,540 from the Sandy Hook Special Revenue Unappropriated amounts for the purpose of helping to finance a Newtown High School Band vehicle. Selectman Gaston seconded. First Selectman Llodra noted this now goes to the Board of Finance and the Legislative Council. All in favor (attachment).
- 3. CIP:** Margot Hall of the Edmond Town Hall Board of Managers voiced concern over the timing of the heating plant project saying it needs to be completed ASAP.



Robert Geckle of the C.H. Booth Library Board of Trustees said that the sprinkler upgrades are complete and the HVAC updates are in process as well as the system and electronic updates. Carpeting in the third floor reference area will be done and they are waiting on selective window replacement. All projects are within budget.

Ed Marks and Amy Mangold were present to discuss the Parks & Recreation CIP projects. Approximately 70 additional parking can be put in where the old maintenance building was located at Treadwell Park. The marina at Eichlers Cove has been very successful and needs upgrades/improvements including restrooms, a concession stand and improved parking. Projects for Dickinson Park include a splash pad, bath and concession and pavilion replacement. Mr. Marks spoke about the projects that did not make it into the CIP. Lake Lillinonah Park is a large facility that is not being fully utilized. The Town has taken over a small park in the Alpine area, which was originally a private park which is in a state of decay and needs improvements. There is legal work involved in easements for the Rail Trail Extension. Duplex remediation near the victory garden is being considered for programs related to agriculture or smaller events and for storage related to the garden. P&R would like to have permanent bleachers at fields at Treadwell and improved, or replaced, pavilions. Maintenance yard improvements and Treadwell pool renovations are also on the list of projects that did not make it into the CIP. Mr. Marks discussed the master plan/revised master plan for playing fields at Fairfield Hills (attachment). Selectman Gaston asked about an ice arena/aquatic center. Mr. Marks does not believe that type of a facility should supersede the space that's been laid out in the master plan for municipal purposes. If it's a revenue generator and not run by the town it is better suited to be placed in the economic development area of the campus. The field preference is the multipurpose area, where Kent House stands.

Fred Hurley spoke about the proposal for a truck washing station saying washing the trucks right away will reduce corrosions and extend the life of the truck. There are operational impacts from corrosion. The residue from the trucks can be a problem in terms of storm water discharge. The system will be a three step system and there is a possibility of regional participation; neighboring towns are interested. The system is efficient, can wash five larger trucks or ten smaller trucks an hour. An addition to the salt shed would allow enough space for 2500 tons of salt on hand at the beginning of the season.

Selectman Rodgers moved to recommend the proposed CIP to the Board of Finance for years 2016-17 to 2020-21 and authorize the First Selectman to note the document includes projects to be determined. Selectman Gaston seconded and questioned the town side debt service. Mr. Tait said the town and initial Board of Education CIP plan fits into the graph, keeping to the 9%. Mr. Tait will produce a debt bonding report going back twenty years, showing projects and the percentage of the different governmental functions. First Selectman Llodra said the Board of Selectmen speaks to the town plan; the Board of Finance takes both plans and puts them together to discuss. Selectman Gaston stated there is confusion about the CIP process. All in favor. (CIP attached).

NEW BUSINESS:

Discussion and possible action:

- 1. Contract with Pension Advisors:** Selectman Rodgers moved to adopt and authorize the First Selectman to enter into, on behalf of the Town of Newtown, the contract with Fiduciary Investment Advisors (FIA) as set forth in a three page document (attachment).
- 2. Eversource/Frontier Easement, 14 Riverside Road:** Selectman Rodgers moved that the Town grant an easement as depicted on a document entitled Easement Map Frontier d/b/a Eversource Energy, 14 Riverside Road, Newtown, CT dated 8/17/15 (attachment). Selectman Gaston seconded. All in favor.
- 3. Resolution:** Selectman Gaston moved to resolve that the Board of Selectmen approve a resolution to accept the CT DECD Grant known as the "44 & 46A Swamp Road/Brownfield Assessment Grant

Program” as documented in acceptance letter dated July 15, 2015 from DECD. Selectman Rodgers seconded. All in favor.

4. **High & East Meadow oversight/management:** The East Meadow and High Meadow were designated, by action of the Board of Selectmen, as open space. A process for use of the open space will include input from the Police Department, Fire Marshal, Health District, Parks and Recreation, Land Use Agency, Fairfield Hills Authority and the Conservation Commission. This is an informational item only with no action taken (attachment).
5. **Resolution:** Selectman Rodgers resolved that the First Selectman, E. Patricia Llodra, is empowered to apply for a State Public Library Construction Grant. Selectman Gaston seconded. All in favor.
6. **Appointments/Reappointments:** Selectman Rodgers moved the appointment of Matthew Mihalcik (R), to the C.H. Booth Library Board of Trustees to fill a vacancy to expire 7/1/16. Selectman Gaston seconded. All in favor. A list of openings/vacancies was shared (Att.).
7. **Driveway Bond Release/Extension:** Selectman Gaston moved the driveway bond releases of \$1,000 to Daniel Knize, 176 Currituck Road, M5, B11, L3 and \$1,000 to Curtis Beck, Queen Street, M26, B10 L40. Selectman Rodgers seconded. All in favor. Selectman Rodgers moved the six month driveway bond extension for Mark & Gail Olson, 159 Brushy Hill Road, M31, B8, L24 with a new expiration date of 2/29/16. Selectman Gaston seconded. All in favor.
8. **Tax Refunds:** Selectman Gaston moved the September 2015 Refunds, refund No. 3, 2015/16 in the amount of \$12,969.51. Selectman Rodgers seconded. All in favor.

VOTER COMMENTS: none.

ANNOUNCEMENTS: Selectman Rodgers thanked the board for accommodating his schedule in changing the date for this meeting.

EXECUTIVE SESSION: Selectman Gaston moved to enter executive session to discuss legal matters: Heneghan EEOC litigation. Selectman Rodgers seconded. Executive Session was entered at 10:07p.m.; with nobody invited to attend and returned to regular session at 10:17p.m with the following motions:

Selectman Rodgers moved to accept the settlement in the case of Heneghan EEOC litigation and direct the First Selectman to proceed. Selectman Gaston seconded. All in favor

ADJOURNMENT: Having no further business the Board of Selectmen adjourned their regular meeting at 10:18p.m.

Respectfully submitted,


Susan Marcinek, Clerk

Att.: H. Rosenthal comments, Communications, Municipal Building Strategic Plan recommendations, Band Parent Truck information, Parks & Recreation CIP documents, Truck Washing document & Public Works CIP, TON BOS recommended CIP, contract with FIA, Eversource easement, High & East Meadow open space, list of openings/vacancies

Concerns regarding Fairfield Hills Authority appointment

A number of members of the Democratic Town Committee and I have serious concerns and questions about the appointment to the Fairfield Hills Authority made over the objection of Selectman Gaston at the August 17th Board of Selectmen's meeting.

The position became vacant on August 1st, after Michael Holmes, one of only 2 Democrats on the FHA, indicated that he did not want to be re-appointed.

1. What was the reason for limiting the notice period to August 14 with an appointment date of August 17, when the Newtown Charter allows 45 days to fill vacancies in appointed positions? Was there something happening to cause the urgency? It gave little time to find a qualified person, especially in the middle of summer.
2. Although the Charter does not differentiate between vacancies in unexpired appointed terms vs. expired appointed terms with regard to the party affiliation of the appointee, i.e., same party or unaffiliated voter, it appears that a vacancy resulting from an expired appointed term is open to an appointee of any affiliation as long as it would not result in exceeding the maximum number from any party. That has been the practice of the current First Selectman (although that was not mine when I held the office). The question is not whether the First Selectman could appoint a Republican to fill a position formerly held by a Democrat, but why did she when the result is now so out of balance: 5 Republicans, 2 Unaffiliated and only 1 Democrat?
3. The position was advertised as open to any interested voter and Kelley Johnson, an Unaffiliated voter sent her application and resume directly to the First Selectman's Office well prior to the short, arbitrary deadline of August 14. Since this was listed as an open position, why was she not afforded an interview and consideration by the First Selectman? Can Unaffiliated voters be considered without having to be vetted by and then represent a political party? If not, why is that the practice?
4. The First Selectman's Office sent Kelley's information to both the DTC and the RTC on August 10 without any reminder that we only had 4 days until August 14 to respond (email attached).
5. I responded on August 10 that we would be interviewing Kelley at the DTC meeting scheduled for August 13. I stated that although they were calling the seat open to anyone, Mike Holmes is a Democrat and there is only 1 Democrat remaining on the 8 member Authority with 4 Republicans and 2 Unaffiliated voters, and while we would prefer a qualified Democrat, Kelley, although Unaffiliated, might be willing to register as a Democrat. I copied the RTC officials on my email (email attached).

6. The RTC responded to the email notification from the First Selectman's Office about Kelley Johnson's interest with the comment "OK.....will talk to her, but I don't see that appointment happening (email attached). What was the implication of that comment? Was the decision already made to have a Republican fill the vacancy? What was the date of the RTC meeting to recommend the Republican ultimately appointed?"

7. The First Selectman had Kelley Johnson's information within the notice period, so why did notification of the DTC endorsement of Kelly on a Sunday before the Monday Board of Selectmen's meeting rather than 2 days before on Friday disqualify her? It appears that this is just an excuse, use an arbitrary technicality to shift the blame for a decision that was already made not to appoint her.

One of the reasons that I decided to run for Selectman is my concern about the lack of bi-partisanship and balance in Newtown's government that has developed over the last few years of which this is the latest example.

Subj: **Fwd: Kelley Johnson**
Date: 8/10/2015 12:31:39 P.M. Eastern Daylight Time
From: susan.marcinek@newtown-ct.gov
To: jgodin1312@gmail.com, BODNATENSE@aol.com, cschierloh@gmail.com, hcrosenthal@aol.com
see attached resume from Kelley Johnson. She is interested in the open spot on Fairfield Hills. She is unaffiliated.

Sue Marcinek
Executive Assistant
Office of the First Selectman
(203) 270-4203
(203) 270-4205 (FAX)

----- Forwarded message -----
From: <no.reply@newtown-ct.gov>
Date: Mon, Aug 10, 2015 at 12:32 PM
Subject: Kelley Johnson
To: Marcinek Susan <susan.marcinek@newtown-ct.gov>

Please open the attached document. It was scanned and sent to you using a Xerox multifunction device.

Attachment File Type: pdf, Multi-Page

multifunction device Location: machine location not set
Device Name: XRX_9C934E03E4BE

For more information on Xerox products and solutions, please visit <http://www.xerox.com>

Subj: **Re: Kelley Johnson**
Date: 8/10/2015 12:32:34 P.M. Eastern Daylight Time
From: cschierloh@gmail.com
To: susan.marcinek@newtown-ct.gov
CC: igodin1312@gmail.com, BODNATENSE@aol.com, hcrosenthal@aol.com
OK.....will talk to her, but don't see that appointment happening.

On Mon, Aug 10, 2015 at 12:31 PM, Susan Marcinek <susan.marcinek@newtown-ct.gov> wrote:
see attached resume from Kelley Johnson. She is interested in the open spot on Fairfield Hills. She is unaffiliated.

Sue Marcinek
Executive Assistant
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For more information on Xerox products and solutions, please visit <http://www.xerox.com>

Subj: **Re: interest in FHA**
Date: 8/10/2015 1:48:15 P.M. Eastern Daylight Time
From: HCRosenthal@aol.com
To: susan.marcinek@newtown-ct.gov, jgodin1312@gmail.com, cschierloh@gmail.com
CC: itiuliano@aol.com, okit@aol.com

Hi Sue,

Since the open position came from a Democrat and now there is only one Democrat remaining out of 8 members, we would prefer a Democrat or at least an Unaffiliated voter who might be interested in joining the Democrats. To that end I have spoken to Kelley Johnson who might be willing to join or caucus with Democrats. We will interview her at the DTC on Thursday.

Thank you,
Herb

In a message dated 8/10/2015 10:18:56 A.M. Eastern Daylight Time, susan.marcinek@newtown-ct.gov writes:

Mr. Trado called to follow up. He is an unaffiliated voter but his history has been republican, if that makes a difference.

Will anyone be contacting him for an interview?

Sue Marcinek
Executive Assistant
Office of the First Selectman
(203) 270-4203
(203) 270-4205 (FAX)

On Thu, Aug 6, 2015 at 12:35 PM, Susan Marcinek <susan.marcinek@newtown-ct.gov> wrote:
attached is a resume from someone interested in the FHA - the spot was vacated by Mike Holmes, a Democrat but the seat is open to any part. This person is unaffiliated.

~Sue

Sue Marcinek
Executive Assistant
Office of the First Selectman
[\(203\) 270-4203](tel:(203)270-4203)
[\(203\) 270-4205 \(FAX\)](tel:(203)270-4205)

Subj: **Democratic opening on FHA**
Date: 8/16/2015 6:06:54 A.M. Eastern Daylight Time
From: HCRosenthal@aol.com
To: susan.marcinek@newtown-ct.gov
CC: itiuliano@aol.com, okit@aol.com

Good morning Sue,

The Democratic Town Committee met on Thursday, Aug. 13, interviewed and recommended Kelley Johnson to be appointed by the First Selectman and approved by the Board for the Democratic opening, previously filled by Mike Holmes, on the Fairfield Hills Authority. There is only one Democrat remaining on the Board and Kelley will register as a Democrat.

Best regards,
Herb Rosenthal



August 24, 2015

Dear service recipient,

Since the 12/14 tragedy over 1 million dollars has gone to support the out of pocket mental health and wellness costs for more than 450 individuals who experienced and continue to experience trauma and grief related symptoms. You are receiving this letter because, according to our records, you and/or a family member has received financial support for related out of pocket costs.

In the nearly 3 years since the tragedy many of the private organizations with funds to support those effected have dispersed most, or in some cases all, of the donations they had available to them for this purpose. Consequently, beginning January 1, 2016 it will be necessary to implement changes as to the level of financial support available to individuals affected by the tragedy. These changes were recommended by the Distribution Committee of the Sandy Hook School Support Fund and approved by the Board of Directors.

Beginning January 1, 2016 there will be a limit on the total, annual support The Newtown-Sandy Hook Community Foundation will be able to provide for you and/or your family member. These caps are inclusive of any traditional (i.e. co-pays for licensed therapist) and/or non-traditional (i.e. non-traditional therapies & wellness activities not covered by insurance) out of pocket costs and must fall within the existing parameters and rate limits for treatment.

The following groups of individuals will continue to be eligible to receive financial support up to the annual limits outlined below. The limits were based on utilization trends over a 12 month period, average spending per category, and total amount of dollars projected to be available in the 2016 calendar year.

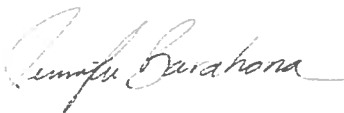
- Sandy Hook Elementary School students who were enrolled at the school on 12/14/12 (**\$1,250 cap per student**)
- Immediate family members (parents/guardians and siblings) of eligible SHES students (**\$1,000 cap per family member**)
- Sandy Hook Elementary School teachers and staff (including SHES bus drivers) who were employed at SHES on 12/14/12 (**\$1,000 cap per teacher/staff member**)
- First responders (state and local police, fire, EMS, and ladies auxiliary) who responded to the school or the Sandy Hook fire house on 12/14/12 (**\$1,000 cap per individual**)

Individuals who have received support in the past and who are not included in the groups listed above are encouraged to contact a Care Coordinator at the Recovery & Resiliency Team to discuss their care. The above limits assume that **funds will continue to be available**. Unexpectedly higher than predicted number of eligible individuals receiving support may require further adjustments or reduction of annual limits. The Foundation reserves the right to make these necessary adjustments along the way and will provide notice to individuals to the best of its ability.

Other important points

- **Funds are NOT payouts to individuals.** The limits are the most that the funds are able to contribute towards your mental health & wellness care. *Individuals who do not use the amount they are eligible for are not entitled to roll it forward into future years or receive a direct payment.* There is a finite amount of resources remaining and the limits have been determined based on average utilization and funds available. Any unspent funds will roll into the amount available for redistribution in future years.
- The established limits are for funds available during the 2016 calendar year. Decisions about future support will be made based on utilization and available funds.
- The limits are for **dates of service** beginning January 1, 2016. Those individuals currently receiving support will continue to have their dates of service paid through the end of 2015 provided that **all** documentation (including Explanation of Benefits/EOBs) and paperwork is received and complete by **March 1, 2016**. It is the responsibility of individuals to submit claims to insurance companies and follow up with insurance companies as needed to get the necessary documentation. No exceptions will be made.
- The fund remains the payer of last resort, meaning that individuals must continue to submit required paperwork, including explanation of insurance benefits (if applicable) before claims will be processed for payment. Claims should continue to be submitted to the Newtown Recovery & Resiliency Team, as they are now, until further notice. Best efforts will be made to inform individuals when they have reached their cap and claims submitted after reaching the cap will not be paid.
- Questions
 - Questions regarding claims, eligibility, and assistance with care coordination and planning should be directed to the Newtown Recovery & Resiliency Team at 203-270-4612.
 - Questions regarding funding decisions should be directed to Jennifer Barahona at the Newtown-Sandy Hook Community Foundation, Inc. at 203-460-0687 or jbarahona@nshcf.org.

Most sincerely,



Jennifer D. Barahona, LCSW
Executive Director



NEWTOWN-SANDY HOOK COMMUNITY FOUNDATION, INC.

NSHCF.ORG

About the Foundation

Board of Directors

Gavin Arneth
Dr. Charles Herrick
Christopher McDonnell
Anne Ragusa
Benjamin Spragg

Ex Officio Directors

Isabel Almeida
Will Rodgers
John Trentacosta

Distribution Committee

Dr. Robert Bazuro
Jennifer Clark
Kevin Cragin
Cindy Mattioli
Rev. Robert Morris
Addie Sandler
Bob Schmidt
Connie Sullivan
Joeline Wruck

Executive Director

Jennifer Barahona

The Newtown-Sandy Hook Community Foundation, Inc. was formed in late February 2013 at the request of the United Way of Western CT & the Newtown Savings Bank to receive the *Sandy Hook School Support Fund* (SHSSF) dollars and develop a locally controlled and separate organization to be responsible for how donations would be distributed. A Transition Team of community members created the organizational documents for the Foundation after consulting with national experts and conducting research on what other communities faced following mass tragedies. The Foundation kept three important lessons learned from other communities in mind when developing its structure and mission. This included reserving funds for long-term, unforeseen needs, keeping local control over the distributions, and infusing the process with public input. The Foundation is a 501(c)(3) nonprofit organization.

The Board of Directors allocates money from the SHSSF to distribution committees to make disbursement recommendations. The first distribution committee was responsible for allocating the initial \$7.696 million to those most directly impacted by the tragedy. That distribution took place in August 2013. A second distribution committee was named in November 2013 and is responsible for soliciting public input as to the unmet needs that exist, prioritizing needs, and making recommendations for on-going distributions. This committee is made up entirely of Sandy Hook/Newtown residents who represent perspectives from many different impacted groups including victims, surviving children, teachers, first responders, as well as members of the community at large and a representative from the faith community.

Time-Limited Foundation

It has always been the intention of the Foundation to be a time-limited organization. In January 2015 the Board of Directors voted on a ten-year sunset plan that was based in part on the graduation of the youngest children enrolled at Sandy Hook Elementary School on 12/14/12. The Foundation recognizes that recovery will be a life-long process for many and is committed to continuing to provide support to individuals and the community with the goal of creating sustainable programs and services to assist those most impacted by the tragedy. Our vision is to continue to help Newtown become a strong community where people connect and support one another in their journey toward healing.

The Sandy Hook School Support Fund has distributed \$8,208,950 as of July 31, 2015

Distribution to the 40 most directly impacted individuals/ families	\$7,696,000.00
Support for out of pocket costs for mental health treatment for individuals impacted by the tragedy	\$214,702.44
Support for out of pocket costs for health & wellness related treatment for individuals impacted by the tragedy	\$170,695.73
Competitive Community Grants	\$116,000.00
Community Events	\$11,551.83
Total (as of 7/31/2015)	\$8,208,950.00

For more information on these distributions or a list of grant recipients, please visit www.nshcf.org.

The mission of the Newtown-Sandy Hook Community Foundation, Inc. is to devote itself to furthering and supporting operations and activities which address the short-term and long-term unmet needs of individuals and the Newtown community arising from the tragic events at Sandy Hook Elementary School on December 14, 2012.



TOWN OF NEWTOWN

OFFICE OF THE FIRST SELECTMAN

*Kelley Johnson
16 Chestnut Hill Road
Sandy Hook, CT 06482*

Kelley,

Here is the list of openings for your information. Sue Marcinek creates this list, updates it as openings and/or vacancies occur, and sends it to the candidates committee chairs of the DTC and RTC. Simultaneous to that, the information is sent to the BEE. A four week period of time from the date of BEE publication is the 'window' of opportunity for candidates to be recommended for appointment. The closing date is specified in the information. If no viable candidate comes forth during the announced 'window', then we are able to receive a recommendation whenever it occurs in order that we fill the position. Positions that have no closing date are listed as such because no viable candidate came forth during the specified window. The designation of D, R, U is determined by whether the position is a Vacancy - an appointee did not complete his/her term or is an Open position - unfilled because the previous office holder completed his/her term but did not seek re-appointment. With a Vacancy, the position is held for a candidate with the same party registration as the one who vacated, or for an unaffiliated voter. An Open position is available to any registered voter. In both situations, minority representation rules and any specific rules in the by-laws or code must be followed.

On the document attached, the two positions with Last Day dates have the timing specified. These are positions that became available in July - were advertised in the BEE - four week window identified and information sent to DTC and RTC. When the FHA position came available, the document was again updated and sent on July 16 to the candidates committee chairs by Sue Marcinek.

As I said in our phone conversation, we established this protocol about 6 years ago in response to concerns expressed by political parties that the appointment process was unstructured and variable, time lines were not established, and the political parties did not have equal opportunity.

I am sorry if confusion about the process got in the way of your successful bid for consideration. Several times in the past candidates who came forward after the posted deadline have been turned away. I could not justify making an exception in this case. I understand your interest in Fairfield Hills and believe that you would make a contribution as a member of that board. I hope you remain interested and available when another opportunity occurs.

We will work harder to be sure that candidates, and persons involved at the candidate selection level are clear about the timing and notice requirements.

Pat Llodra

August 18, 2015



Susan Marcinek <susan.marcinek@newtown-ct.gov>

Re: Request for Board Seat Application Guidelines

Pat Llodra <pat.llodra@newtown-ct.gov>

Fri, Aug 21, 2015 at 11:11 AM

To: Kelley Johnson <kelley4120@yahoo.com>

Cc: Susan Marcinek <susan.marcinek@newtown-ct.gov>

Good morning Kelly.

The guidelines for unaffiliated candidates to apply for appointment to boards/commissions are not nearly as formalized as is the process involving the major political parties. This is an area of policy/protocol that we probably need to improve. The relationship between party registered voters and unaffiliated voters in terms of board/commission appointments has been a bit confusing and involved. We recognized a few years ago that state regs around minority representation allowed us to advertise open positions as party specific or unaffiliated, as long as we meet regs and local code. That is when we started to expand the advertising to try to involve/engage more unaffiliated voters. We have achieved some success in that effort, appointing many more unaffiliated voters to many boards and commissions. But the process involving unaffiliated voters seems to have worked most smoothly when we involve the political parties. The other option is to have the candidate interview directly with me. The challenge in that instance is that we come to appointment then with the possibility of three sets of recommendations - and an absence of knowledge on my part of how to assess the merits of those I have not interviewed. It is my obligation to make a recommendation to the Board of Selectmen. Very rarely have we had any differences of opinion on the preferred candidate - in fact we try to make sure that every interested party get an opportunity to be heard at the right level. The political parties have done a good job in engaging unaffiliated voters for appointment, but i do understand that not all interest persons want to travel the party route.

I am open to suggestions as to how we can improve the process.

Pat

September 10, 2015

**Recommendation to the Board of Selectmen
2016-2017 to 2020-2021 Capital Improvement Plan**

Multipurpose Building, 14 Riverside Road

The Municipal Buildings Strategic Plan Advisory Committee recommends that \$814,000 be added to the C.I.P. for necessary improvements to the Multipurpose Building.

Break-down:

Roof Replacement	\$577,000	2021
Boilers, Control, HWH	\$112,000	2017
Parking Lot Resurface	\$150,000	2017

Hook and Ladder Building, 45 Main Street

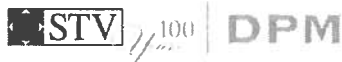
The Municipal Buildings Strategic Plan Advisory Committee recommends that no additional resources be committed to the former Hook and Ladder Headquarters.

Rationale:

The committee's consultant estimated that at least \$2.5 million would be needed to restore structural stability to the building, replace the roof, resolve deferred maintenance of the exterior envelope, complete code compliance work, and replace HVAC and plumbing systems. This estimate does not include any cosmetic, "tenant improvement" work that might be required for a future use.

Town Hall South, 3 Main Street

The Municipal Buildings Strategic Plan Advisory Committee has no recommendation for the current CIP, as the committee and their consultant are still evaluating whether the building should remain Police Department Headquarters.



- A RESOLUTION PROVIDING FOR A SPECIAL APPROPRIATION IN THE AMOUNT OF \$17,540 TO BE FUNDED FROM THE SANDY HOOK SPECIAL REVENUE FUND FOR A N.H.S. BAND TRUCK TO BE OPERATED BY THE NEWTOWN HIGH SCHOOL BAND PARENTS CORPORATION(NHSBPC).
 - Undesignated Account 1-133-11-000-5800-4014 for \$17,540.
 - \$13,832 is unappropriated funds
 - \$ 3,708 is available from funds appropriated for summer camp security. This activity was paid out of a grant (thus available).

The Newtown High School Band Parents Corporation (NHSBPC) is a 501(c)(3) organization incorporated in 1977 to support the various Band and Color Guard programs at Newtown High School. This includes performances at venues throughout Connecticut, Massachusetts, New York, New Jersey, Pennsylvania and Maryland, and involves support activities such as chaperoning, transportation, truck rentals, event coordination, equipment loading, delivery, setup, and breakdown for all competitions, and designing and building props for indoor and field shows. Activities run year-round in support of Fall Marching Band and Guard, Winter Guard, and Winter Percussion programs, in which approximately 150 Newtown students participate annually.

The NHSBPC raises funds annually to support these programs, through participation fees and a variety of fundraising activities. Annual expenditures are in excess of \$150,000, of which approximately \$10,000 annually is for transportation expenses. Balancing the costs necessary to enable extremely high caliber programs with the financial impact on students and their families is a major focus of the NHSBPC. As a result, acquisition of a truck instead of regular rentals has been a long-standing goal of the organization, providing many advantages to the parents and students in the Band and Color Guard programs at Newtown High School. These advantages include:

- Reduction of annual operating costs, allowing student participation fees to be held as low as possible.
- Ability to permanently fit out the loading compartment to speed the loading and unloading process.
- Easier pickup and late-night drop-off for parent volunteer drivers.
- Ability to proudly showcase Newtown High School through custom logos on the truck.

Vehicle will be a Town vehicle; insured by the Town; administered by the Town; operated by the (NHSBPC).

Newtown High School Band Parents Corporation – Truck Request

Initially we, the Newtown High School Band Parents Corporation (NHSBPC), approached the Town to inquire if it was possible to insure a truck that we were planning to purchase, under the Town's insurance plan. We've been in discussions with a motivated and sympathetic seller to potentially finance the truck purchase over time. Our sense is that the seller is interested in assisting and supporting the high school band, and that we could reach a reasonable deal. If for whatever reason this resolution does not get supported at the end of the process, this is the approach we will attempt to take.

I think supporting the purchase of a truck to support the high school marching band program is a fair and legitimate use of the funds contributed to the town after 12/14/12. I would think that, even if I were not involved at all with the NHSBPC. The high school marching band program supports about 150 high school kids a year. They are from grades 9 through 12, they all participate, and they are all in the starting lineup. It is an organization that provides the positive social structure, peer support, leadership opportunities, and self-esteem which comes from taking on and overcoming great challenges. Older students mentor younger students. In the wake of 12/14, that social network was and remains a significant support structure for these kids. In the significant transition from middle school to high school, being able to walk in to school in 9th grade on the first day already having a built-in social network is huge, and will continue to be so, particularly in the next few years upcoming.

It's one of the best ways I know to help get and keep students on the right track as they enter, and all through high school.

And the results show -- the Newtown High School Marching Band and Guard is highly visible as an ambassador of the town, leading off the Labor Day Parade, performing at home football games, and competing in local and out of town competitions where they meet audiences from all over the East Coast, in MetLife Stadium, at Navy-Marine Stadium at the US Naval Academy, at Towson University, and in the greater Philadelphia area. The kids have, on multiple occasions, earned unsolicited praise from hotel staff, and complete strangers who make it a point to tell our staff and chaperones how impressed they are with them. I believe that supporting this student group is very much in the spirit of what the donations were originally intended for.

After reviewing our form 990, some may ask does the NHSBPC have significant financial reserves at its disposal.

The financials in our form 990 are based on our fiscal year, which is 7/1 through 6/30. June 30 of any given year is our high water mark in terms of money in the bank. At that point, we've already collected the deposit for everyone for the fall season, but we haven't yet begun to spend heavily yet. We will spend about \$90,000 between August and October, so we have to have cash in the bank in advance.

Also, about half of the \$100K is a reserve fund that we have been building for about ten years, due to the foresight and resourcefulness of the many parent volunteers over the years. This is a fund to partially cover the purchase of new uniforms for the band. The last time uniforms were purchased, the school paid about half the cost, from what I am told. I understand they cost about \$60,000 at that time, so I can only imagine what they will cost now. When the time comes for them to be replaced, we hope to have significant financial support, but it is hard to forecast. So, we set aside a little each year so that we can allow the organization to continue to succeed. There are other 'set-asides' as well; for instance, credits that are payable to individual students as a result of individual fundraising that they have done.

Also, our funding streams are heavily reliant on a few key fundraising events each year - a tag sale, and our fall home show. If either of these do not "come through" and yield the revenue we need, due to weather or some other factor, we need to have some cash in the bank to meet our committed spending. It is only once we get past these fundraising events, and when we know what we have actually made, that we can begin to breathe somewhat more easily each year, financially speaking. Our financial motivation in purchasing a truck is to remove some of our operating expense (weekly rental costs) and provide some buffer/slack to our cash flow.

On a related note, again due to the foresight and resourcefulness of the many parent volunteers over the years, the NHSBPC has purchased multiple 'capital' items and donated them to the school. In order to continue to raise the caliber of our program to provide a world class experience for our kids, over the last five years, we've contributed about \$30,000 in purchases of marimbas, chimes, snares and bass drums, and a public address system. These are all in use today and will be for many years, allowing the level of our program to continue to rise.

I hope this context helps further bolster why I think that allocating these funds in support of the resolution fulfills both the letter and the spirit in which I believe the donations were initially made to Newtown.

Scott



Newtown High School Band Parents Corporation
P.O. Box 3333
Newtown, Connecticut 06470

July 10, 2015

Michelle Hiscavich
Director of Visual and Performing Arts
Newtown High School
12 Berkshire Road
Sandy Hook, CT 06482

Dear Michelle:

Following is the information requested regarding the Newtown High School Marching Band and Guard.

- What is student participation fee for:
 1. Marching Band - \$575 per student (Fall 2015)
 2. Color Guard - \$575 per student (Fall 2015)
 3. Winter Guard - \$825 for Varsity, \$550 for JV and \$350 for Junior (Winter 2014-15)
*The Varsity Guard also pays an additional \$900 per student to attend the annual trip to Dayton for the World Color Guard Championships
 4. Winter Percussion - \$500 per student (Winter 2014-15)

- How many students are in:
 1. Marching Band – 130 students including Color Guard
 2. Color Guard
 3. Winter Guard – 49 students
 4. Winter Percussion – 29 students

- What do students in each group pay for uniforms?

The uniforms are in the participation fee. The NHSBPC puts aside approximately \$5,000 each year towards a new uniform fund. Estimated cost for new uniforms for the entire band is \$80,000. The current NHSBPC uniform balance is \$47,000.

In addition all band members pay an additional one-time fee of \$30 for band shoes. The Varsity Color Guard students also pay a one-time fee of \$100 for a track suit.

- What are student credits? How does this work?

Students receive 50% of Band Ads sold for the Grasso Festival program book which they can use to offset their participation fee. Other fundraisers used to help pay for their participation fee, merchandise and school band trips include Scrip, Pie Sales, Pumpkin Painting, Poinsettia Sales and Chocolate Bar Sales.

- How many students are using school-owned instruments?

Approximately 50 students.

5 melophones
 2 piccolos
 24 percussion
 2 Euphoniums
 2 Trombones
 5 Tuba
 5 Bass Clarinet
 2 Bari Sax
 5 Tenor Sax

- What is the cost of the equipment truck rental per season?

\$10,000 per season

- What are insurance costs for truck rental?

The insurance is included in the cost of the truck rental.

- Who covers drivers for equipment truck (insurance liability)? What is that cost?

The drivers of the trucks are covered by their personal policies.

- Is NHSBPA purchasing truck? or Is town purchasing the truck for NHSBPA?

The recommendation made by the Town Finance Director is to allocate available funds from donations made to the Town after 12/14/12. These funds would be used by the Town to purchase the truck.

- Who will cover maintenance costs for this truck?

The details have not yet been finalized but the expectation is the maintenance would be performed by the Town Highway Department. The costs would be covered by the NHSBPC.

- Who will cover insurance costs for this truck?

The details have not yet been finalized but the expectation is the Town of Newtown.

- Where will it be stored?

The expectation is somewhere on Town property.

- Who will ultimately be responsible for this truck, liability, etc.?

The Town of Newtown as it will be a Town owned vehicle.

Please let us know if you need additional information.

Sincerely,

Michele Buzzi
NHSBPC President

13,832 BOS
3,708 BOS

17,540

**TOWN OF NEWTOWN
SANDY HOOK SPECIAL REVENUE FUND DETAIL
6/29/2015**

ACCOUNT DESIGNATION:

UNDESIGNATED				<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>			
	1	50,000	SCHOOL POLICE SECURITY OVERTIME *			
	1a	(50,000)				
	2	8,400	ADD'L TRAINING & STAFF (2) - SUMMER DAY CAMP	5,011	3,389	
	3	36,677	SECURITY - SUMMER DAY CAMP	24,271	12,406	
	4	50,000	EDUCATION IT CONTRACTED SERVICES	50,000	-	
	5	5,000	NYA FOUNDATION CONTRIBUTION	5,000	-	
	6	34,217	BOE ADDITIONAL VIDEO SURVEILLANCE EQUIPMENT	34,217	-	
	7	25,000	INSURANCE DEDUCTIBLE FOR LIBRARY	25,000	-	
	8	774	MEMORIAL PLAYGROUND	774	-	
	9	5,000	LOOK BOOK	4,900	100	
	10	15,000	MARKETING PLAN FOR TICK BORNE DISEASE	481	14,519	
<u>193,900</u>		<u>180,068</u>		<u>149,654</u>	<u>30,414</u>	<u>13,832</u>

SCHOOL PROJECT FACILITATOR / CONSULTANT				<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>			
20,000	1	20,000	NEW SANDY HOOK SCHOOL FACILITATOR	10,082	9,918	-

SANDY HOOK SCHOOL				<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>			
	1	60,000	NEW SANDY HOOK SCHOOL FACILITATOR	60,000	-	
	2	65,000	PRECONSTRUCTION SERVICES FOR NEW SCHOOL	51,691	13,309	
	2a	(65,000)	RECLASSIFIED TO CAPITAL PROJECT	(51,691)	(13,309)	
<u>175,385</u>		<u>60,000</u>		<u>60,000</u>	<u>-</u>	<u>115,385</u>

MENTAL HEALTH ADVISOR				<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>			
50,000	1	50,000	MENTAL HEALTH ADVISOR	50,000	-	-

VICTORY GARDEN FENCE				<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>			
9,400	1	9,400	VICTORY GARDEN FENCE	9,400	-	-

SCHOOLS				<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>			
4,465		-		-	-	4,465

CHILDREN				<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>			
2,995		-		-	-	2,995

PARKS				<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>			
2,500	1	2,500	DICKINSON PLAYGROUND PROJECT	2,500	-	-

* REIMBURSED BY GRANT

3,708 available

**TOWN OF NEWTOWN
SANDY HOOK SPECIAL REVENUE FUND DETAIL
6/29/2015**

ACCOUNT DESIGNATION:

PLAYGROUND				<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>			
23,315	1	23,315	DICKINSON PLAYGROUND PROJECT	23,315	-	-
MEMORIAL						
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>	<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
133,413		-		-	-	133,413
POLICE						
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>	<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
20,401	1	20,371	POLICE PROTECTIVE VESTS	20,371	-	30
FIRE						
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>	<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
235		-		-	-	235
FIRST RESPONDERS						
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>	<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
52,924	1	3,629	POLICE PROTECTIVE VESTS	3,629	-	↓
	2	11,914	POLICE OPERATIONS	5,713	6,201	
	3	15,543	FIRE OPERATIONS	15,542	1	
	4	15,542	AMBULANCE OPERATIONS	15,543	(1)	
		<u>46,628</u>		<u>40,427</u>	<u>6,201</u>	
SANDY HOOK MEMORIAL SIDEWALK						
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>	<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
183,264		193,005	MEMORIAL SIDEWALK (ADD'L RECEIPTS PLEDGED)	189,135	3,870	(9,741)
OTHER						
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>	<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
131,853	1	22,749	OTHER ITEMS (ITEMIZED IN LOG BOOK)	20,351	2,398	↓
	2	100,000	DICKINSON PLAYGROUND PROJECT	100,000	-	
		<u>122,749</u>		<u>120,351</u>	<u>2,398</u>	
GRAND TOTALS						
<u>RECEIPTS</u>	<u>#</u>	<u>APPROPRIATED</u>	<u>DESCRIPTION</u>	<u>EXPENDED</u>	<u>UNEXPENDED</u>	<u>UNAPPROPRIATED</u>
<u>1,004,049</u>		<u>728,036</u>		<u>675,235</u>	<u>52,801</u>	<u>276,014</u>

UNEXPENDED = APPROPRIATED - EXPENDED
UNAPPROPRIATED = RECEIPTS - APPROPRIATED

* REIMBURSED BY GRANT

Town of Newtown
 Department CIP Summary Worksheet
 For the Five Fiscal Years 2016/2017 to 2020/2021 WORKING DRAFT

DEPARTMENT: Parks & Recreation

Item #	Capital Item	PROJECT COST - TOTAL / BONDED				
		2016/2017	2017/2018	2018/2019	2019/2020	2020/2021
Item # 1	COMMUNITY CENTER PHASE (2 OF 3)	10,000,000	-	-	-	-
		10,000,000	-	-	-	-
Item # 2	TREADWELL PARK PARKING	550,000	-	-	-	-
		550,000	-	-	-	-
Item # 3	COMMUNITY CENTER PHASE (3 OF 3)	5,000,000	-	-	-	-
		5,000,000	-	-	-	-
Item # 4	EICHLER'S COVE IMPROVMENTS PHASE 2 OF 2	500,000	-	-	-	-
		500,000	-	-	-	-
Item # 5	DICKINSON PARK PHASE III	-	1,300,000	-	-	-
		-	1,300,000	-	-	-
Item # 6	FAIRFIELD HILLS FIELD PLAN PHASE I OF 2	-	-	900,000	-	-
		-	-	900,000	-	-
Item # 7	WATERFRONT IMPROVEMENTS - ALPINE PARK; LAKE LILL...	-	-	-	500,000	-
		-	-	-	500,000	-
Item # 8	RAIL TRAIL EXTENSION	-	-	-	700,000	-
		-	-	-	700,000	-
Item # 9	TILSON ARTIFICIAL TURF REPLACEMENT (NOT BONDED)	-	-	-	500,000	-
		-	-	-	500,000	-
Item # 10	DUPLEX REMEDIATION NEAR VICTORY GARDEN	-	-	-	750,000	-
		-	-	-	750,000	-
Item # 11	TREADWELL IMPROVEMENTS	-	-	-	-	1,000,000
		-	-	-	-	1,000,000
Item # 12	MAINTENANCE YARD IMPROVEMENTS	-	-	-	-	670,000
		-	-	-	-	670,000
Item # 13	TREADWELL POOL RENOVATIONS	-	-	-	-	1,500,000
		-	-	-	-	1,500,000
TOTAL COST OF ALL PROJECTS		10,550,000	5,500,000	2,200,000	2,450,000	3,170,000
TOTAL TO BE BONDED		10,550,000	5,500,000	2,200,000	1,950,000	3,170,000

** Orange highlights represent new project requests (not including year 5). THESE NEW REQUESTS ARE NOT PRESENTED IN THIS CIP. THEY ARE PRESENTED FOR INFORMATION PURPOSES. THE P & R COMMISSION DID PROPOSE THEM. HOWEVER THEY DO NOT FIT IN THE DEBT FORECAST SCHEDULE.

DRAFT

Park & Recreation Long-Term Project List
9/10/2015

CIP Requests - Not Approved by BOS in Plan thru 2020-21

<i>Fairfield Hills Field Plan Phase 1</i>	\$900,000
<i>Waterfront Park Improvements</i>	\$500,000
<i>Rail Trail Extension</i>	\$700,000
<i>FFH Duplex Remediation</i>	\$750,000
<i>Treadwell Park Improvements</i>	\$1,000,000
<i>Maintenance Yard Improvements</i>	\$670,000
<i>Treadwell Pool Renovations</i>	\$1,500,000

Additional Projects Considered:

<u>Priority*</u>	<u>Project</u>
1	FFH Campus Enhancements - e.g., tennis, basketball, pickleball, orchard, playground, etc.
2	Bike Trails - Rails to Trails, mountain bike trails, street bike lanes - includes funding for legal research
3	Teen Center Renovation
4	Playground Replacements - Dickinson & Treadwell
5	Lake Lillinonah or Zoar Boathouse/Pavilion
6	A New Town Park - in addition to Treadwell & Dickinson
7	Large Pavilion or Bandshell - similar to Levitt Pavilion in Westport
8	Treadwell Park Improvements - pavilion repair/replacement & bleacher installation
9	Wetland Education at Dickinson Park - additional phases of Cohen/Mangold plan

10	Portable Bandstage
11	Treadwell Park Expansion - expand Park through trails & use of old SAC footprint
12	Pole Bridge Preserve Improvements
13	All Field Replacements
14	Farm/Orchard Park
15	Dickinson Park RE Purchase - buy adjoining residence when available
17	Artificial Turf Installation at lighted High School back field
18	Frisbee Golf Course
19	Ice Hockey Rink
20	Fairfield Hills Field Plan - Phase 2

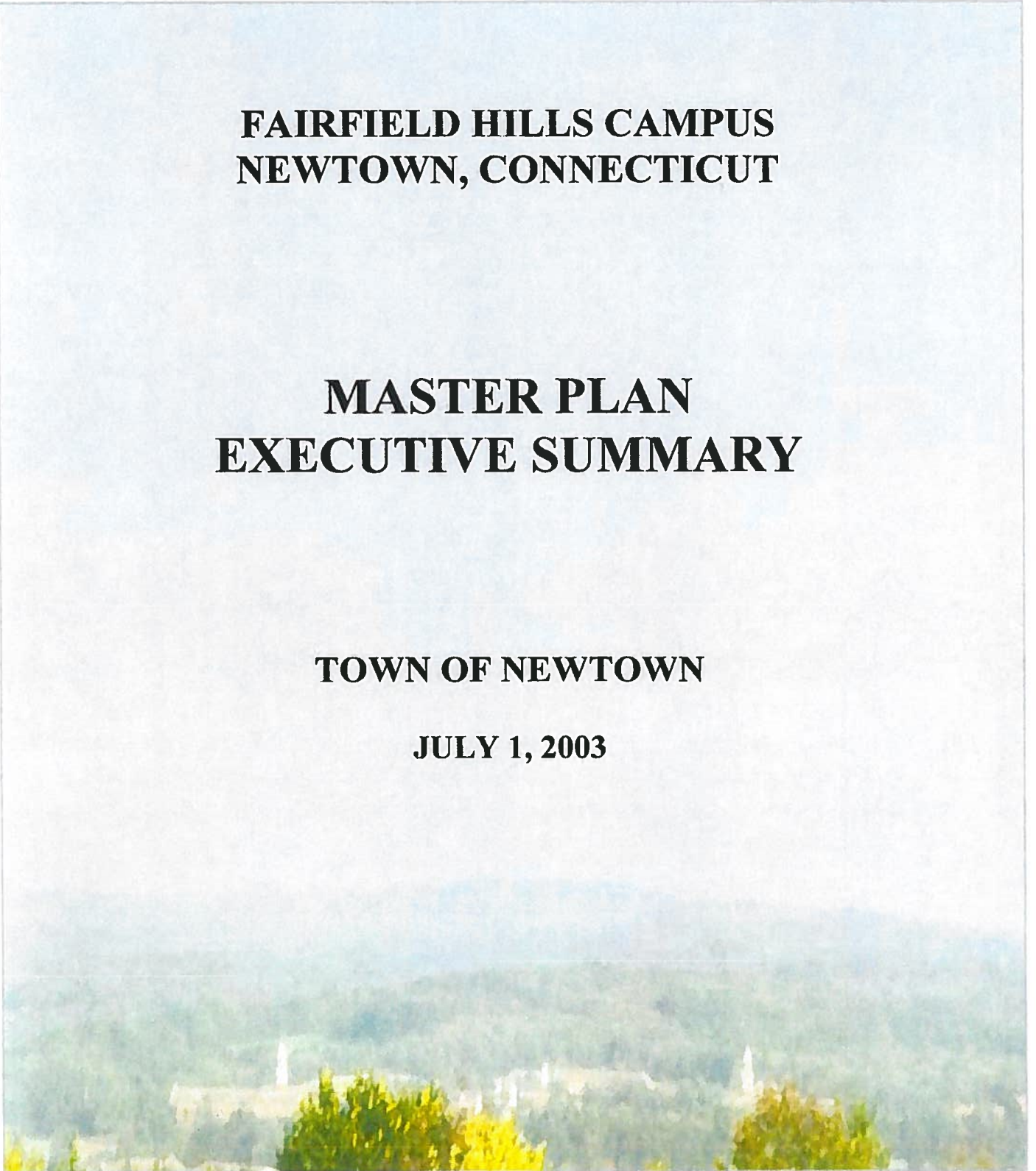
*Based on survey of P & R staff & Commissioners

**FAIRFIELD HILLS CAMPUS
NEWTOWN, CONNECTICUT**

**MASTER PLAN
EXECUTIVE SUMMARY**

TOWN OF NEWTOWN

JULY 1, 2003



Fairfield Hills Master Plan Ad Hoc Committee

Robert Geckle, Chairman
Richard Sturdevant, Vice Chairman
Alan Clavette
Kevin Cragin
Al Cramer
Mary Ann Currie
John Martocci
Maira Rodgers
Janice Roman
Charles Wrinn

Board of Selectmen

Herbert Rosenthal
Joseph Bojnowski
William Brimmer

Town Staff

Jan Andras
Elizabeth Stocker, AICP

Consultant Team



Harrall-Michalowski
Associates, Inc.



SmithGroup JJR



Milone and MacBroom, Inc.



Kaestle Boos Associates, Inc.



Fuss and O'Neill, Inc.



The Downes Group

Fairfield Hills Master Plan

Executive Summary

BACKGROUND

In June 2001 at the Town Meeting, the voters of Newtown approved the bonding for the purchase of a 186-acre southerly portion of the Fairfield Hills Hospital site containing the main campus at its core, a significant amount of undeveloped property, and a small two-acre parcel on the north side of Wasserman Way containing the fire station and machine shop. The larger balance totaling 336 acres of the original Fairfield Hills Hospital property has been retained by the State of Connecticut for the Governor's Horse Guard and related uses; transferred to the CT Department of Agriculture for permanent open space; proposed for permanent open space to protect Deep Brook; and proposed for sale to the Town for expansion of the Commerce Road Business Park. In addition, 19.2 acres is the site of the new John Reed School. Figure 1 shows these various parcels. Figure 2 shows existing conditions on the 186 acre parcel.

The Town Meeting vote authorized a variety of activities to be undertaken by the Town including preparation of a Master Plan for the 186-acre area. The material distributed at the Town Meeting established five themes for this Master Plan. These themes were:

- The Campus should contain a substantial open space component inclusive of both active playing fields and passive open space.
- One or more of the existing structures should be renovated and adapted for use as Town offices and possibly educational uses.
- Selected structures within the entry plaza portion of the Campus should be renovated for economic development activity, such as small professional offices.
- A core area of the Campus could be reserved for revenue generating economic development activities compatible with other uses and the surrounding area.
- All components should be provided within the context of a master plan that preserves the campus environment, with the Town maintaining overall control of the Campus.

In addition to preparation of the Master Plan, the Town Meeting authorized the following program components:

- Secure all agreements/approvals for water rights.
- Secure environmental insurance.
- Purchase the property.
- Construct playing fields for a net increase of seven fields.
- Remediate site conditions.
- Remediate and demolish buildings needed to accomplish program components.
- Renovate a building for Town and Board of Education purposes.
- Improve the general site and infrastructure.

These activities were assigned a budget of \$20,123,600 as part of Phase I and Phase II of the Fairfield Hills Campus Cost Estimates. A Phase III was included for the disposition of additional buildings including demolition if required. There was no funding approved for these Phase III activities. It was assumed that such activities would be funded from other sources including the possibility of non-town investment. It was clear to the voters that the funds approved would be used to accomplish the Phase I and Phase II activities with the three main accomplishments being:

- Purchase and long-term control of the site.
- The provision of seven additional playing fields.
- The provision of a building to accommodate Town and Board of Education administrative needs over the next 15 to 20 years.

THE PROCESS

Based on the direction provided at the Town Meeting, the Board of Selectmen established a process to refine the Master Plan for Fairfield Hills, gain resident input, and move the Master Plan through the local approval process including approval by the Planning and Zoning Commission in accordance with the Fairfield Hills Adaptive Reuse section of the Newtown Zoning Regulations. A key component of the process was the appointment by the Board of Selectmen of a ten-person Fairfield Hills Master Plan Ad Hoc Committee. As shown in Figure 3, the committee has held 26 meetings, invited 45 community groups to present needs for the Campus, held two community workshops of two sessions each, hosted a tour of the Campus and produced a video tour of the Campus for broadcast on local access TV. The entire process was covered extensively by the Newtown Bee including the publishing of a two-page insert describing alternative plans for discussion at community workshops. The central philosophy of the Committee has been one of flexibility. The Master Plan proposed by the Committee addresses immediate needs as expressed by the community while retaining future opportunities which come with purchase of the Campus from the State. Decisions as to these opportunities will be made over several decades by Newtown residents.

THE PLAN

The Master Plan is a strategic plan for the use of Fairfield Hills to the benefit of the Newtown Community. The components of this strategic plan are described in this section.

Town Hall

The recommended Master Plan shown in Figure 4 addresses all the themes/program components approved at the Town Meeting in June 2001. The plan proposes a three story 40,000 square foot Town Hall located at a choice of keystone locations on the Campus. One location is at the northern end of the Green where the old entrance from Wasserman Way approaches Newtown and Woodbury Halls. The second location is at the southern end of the Green generally where Shelton House is currently located. Figure 5 shows the potential layout of the building and some perspective views. The location and design of the building will provide outstanding views to and from the building; modern, efficient space to meet town needs; meeting space for numerous community groups and

governmental commissions; and the capacity to expand over time as needed in a cost efficient manner, with the building systems needed for expansion in place.

Playing Fields

The playing fields including four multi-purpose fields, two full size baseball fields, two softball fields and two youth baseball fields, and retention of the two existing youth baseball fields are proposed at locations shown on Figure 6 established in consultation with the Parks and Recreation Commission. The fields can be constructed in a sequence and within a schedule to meet the priorities of the Parks and Recreation Commission and users as well as coordination with other demolition and construction activities proposed in the Master Plan.

Open Space/Land Banked For Future Use

It is important to note that vast majority of the 186 acre site comprising the Campus is proposed to be land banked, open space, and recreation fields. The land banked portions of the site are comprised primarily of the West, East and High Meadow areas shown on Figure 6. The specific use of these areas will be decided over several decades. In the near term, these areas will be primarily passive natural areas. Such areas include 134 acres or 72% of the Campus. An additional six acres of open space is within the core for a total of 140 acres or 75% of the Campus.

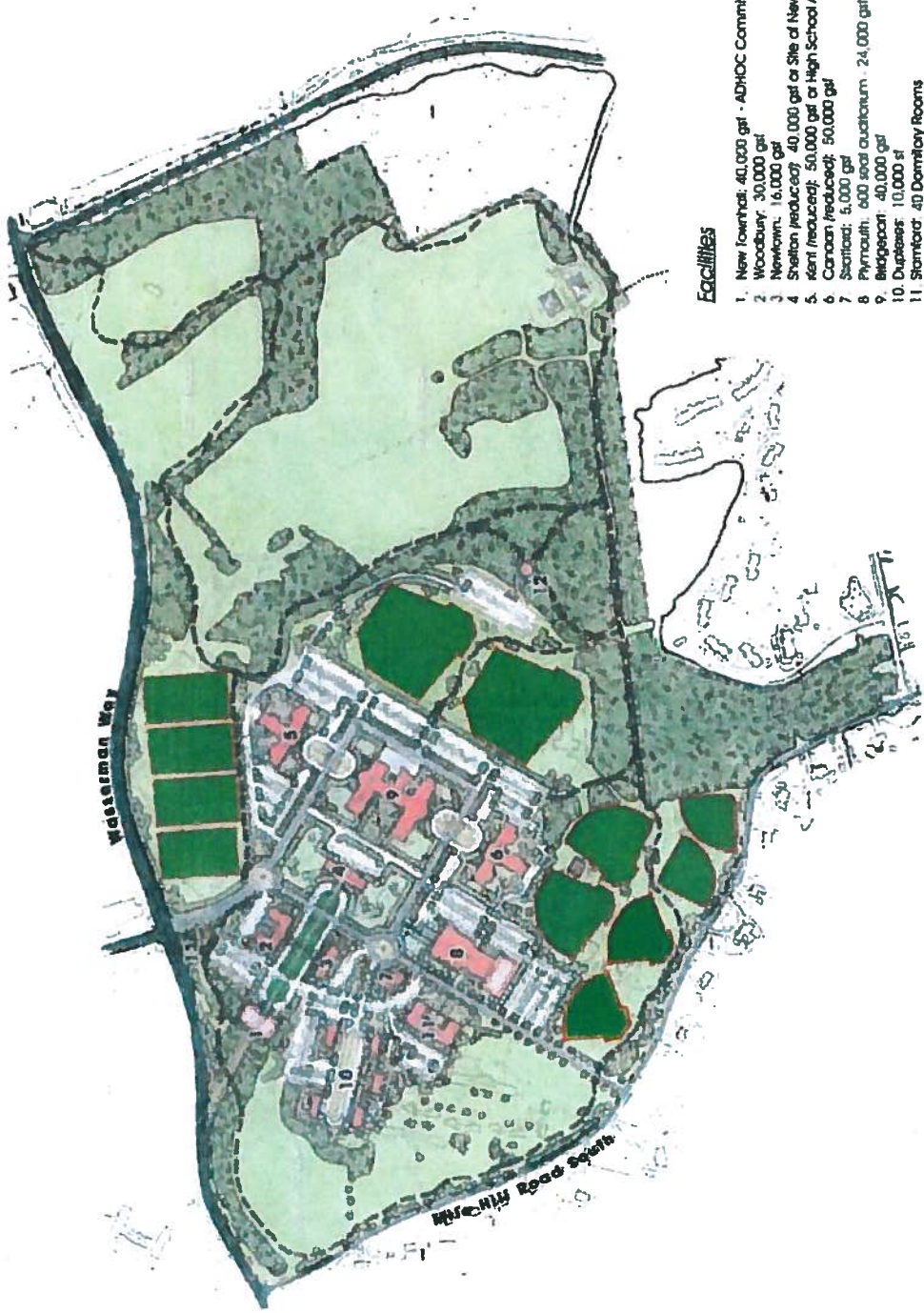
Road Changes/Parking

Figure 7 highlights on the Master Plan the locations proposed for road changes and parking areas. The road changes highlighted by circles are design features and not needed to increase traffic capacities. The areas highlighted with asterisks include the closing of the old entrance from Wasserman Way other than for emergency vehicles and some lane widening at the main entrance. Newtown zoning regulations require approximately 1,175 spaces for the Plan and 1,040 spaces if Shelton is demolished. This does not include spaces for the high school academy concept or the playing fields. There are between 1450 and 1500 provided in the Plan for basic plan components as well as these two uses or an alternate use of the Kent House site for a 50,000 square foot office use. The major need within these 1450-1500 spaces is generated by Plymouth, Bridgeport and the playing fields which are all community benefit uses.

Utilities

Figure 8 presents a preliminary layout for the sanitary sewer, storm sewer and water systems to serve the Campus. All of these systems are currently in place and are capable of serving the Campus in the near term. However, there are features of the water and sewer systems that due to age, materials used and design should be replaced. For example, roof drains from existing buildings are connected to the sanitary sewers and the clay pipes result in ground water infiltration. During storms with heavy rain or times of ground saturation, the sewage treatment plant must process high volumes of effluent. While the plant has the capacity to handle these levels, the correction of this condition should be addressed over the longer term. The Town is currently in discussion with private

Figure ES 6 Fairfield Hills Master Plan – Playing Fields



Facilities

- 1. New Town Hall: 40,000 gsf - ADHOC Committee Recommendation
 - 2. Woodbury: 30,000 gsf
 - 3. Newtown: 16,000 gsf
 - 4. Shelton (reduced): 40,000 gsf or Site of New Town Hall per Selections Recommendation
 - 5. Kent (reduced): 50,000 gsf or High School Academy Site
 - 6. Caroon (reduced): 50,000 gsf
 - 7. Scotland: 5,000 gsf
 - 8. Plymouth: 600 sqft auditorium - 24,000 gsf
 - 9. Bridgeport: 40,000 gsf
 - 10. Duplessis: 10,000 sf
 - 11. Stantora: 40 Dormitory Rooms
 - 12. Environmental Education Center: 3,000 gsf
 - 13. Museum
- Twelve Recreation Fields



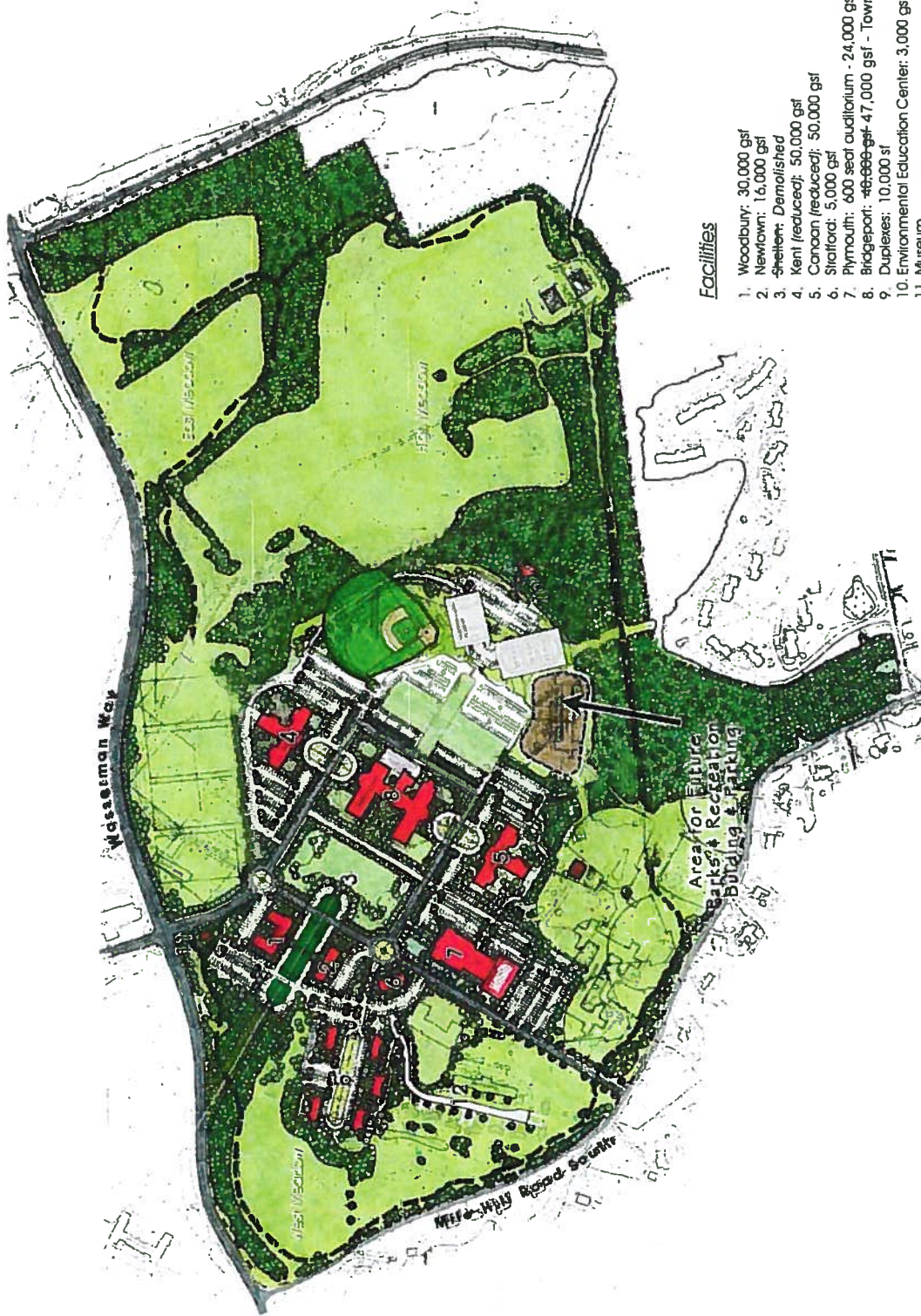
Fairfield Hills Association
1000 Main Street
Fairfield, CT 06424

Number 1000 Main Street
Fairfield, CT 06424



Miller & Associates
1000 Main Street
Fairfield, CT 06424





Facilities

1. Woodbury: 30,000 gsf
2. Newtown: 16,000 gsf
3. Shelton: Demolished
4. Kent (reduced): 50,000 gsf
5. Canaan (reduced): 50,000 gsf
6. Stratford: 5,000 gsf
7. Plymouth: 600 seat auditorium - 24,000 gsf
8. Bridgeport: 46,666 gsf - 47,000 gsf - Town Offices
9. Duplexes: 10,000 sf
10. Environmental Education Center: 3,000 gsf
11. Museum
12. Single-Family Homes-to-Remain (Removed in Final Approval)
13. 12 Recreational Fields

Area for Future
Banks & Recreation
Building & Parking

Fairfield Hills - Master Plan

Newtown, Connecticut

Harris Hill School Associates, Incorporated
Hamden, Connecticut

Smith Group JJR Skanska Group (US), LLC
New Albany, Indiana

Wilbur & Smith, Incorporated
Cheshire, Connecticut

Manick Box Associates, Incorporated
New Britain, Connecticut

FO Tom & O'Neil, Incorporated
Middletown, Connecticut

The Dennis Group
New Britain, Connecticut

September 2007



SITE PLAN RENDERING
 AUGUST 26, 2013

FAIRFIELD HILLS - MASTER PLAN

LEGEND
 1. EXISTING BUILDINGS
 2. EXISTING PAVEMENT
 3. EXISTING UTILITIES
 4. EXISTING LANDSCAPE
 5. EXISTING SPORTS FIELDS
 6. EXISTING WATERWAYS
 7. EXISTING ROADS
 8. EXISTING UTILITIES
 9. EXISTING LANDSCAPE
 10. EXISTING SPORTS FIELDS
 11. EXISTING WATERWAYS
 12. EXISTING ROADS



TOWN OF NEWTOWN
PUBLIC WORKS DEPARTMENT

Truck & Other Vehicle Washing Facility

General Proposal:

We are proposing a truck, heavy equipment and other vehicle washing facility available for all town vehicles and equipment. The primary benefit would be the efficient and environmentally responsible elimination of salt, particulate matter and just plain dirt from all town vehicles and equipment with the subsequent reduction in corrosion and rust that prematurely ages vehicles and equipment.

Location & Utilities:

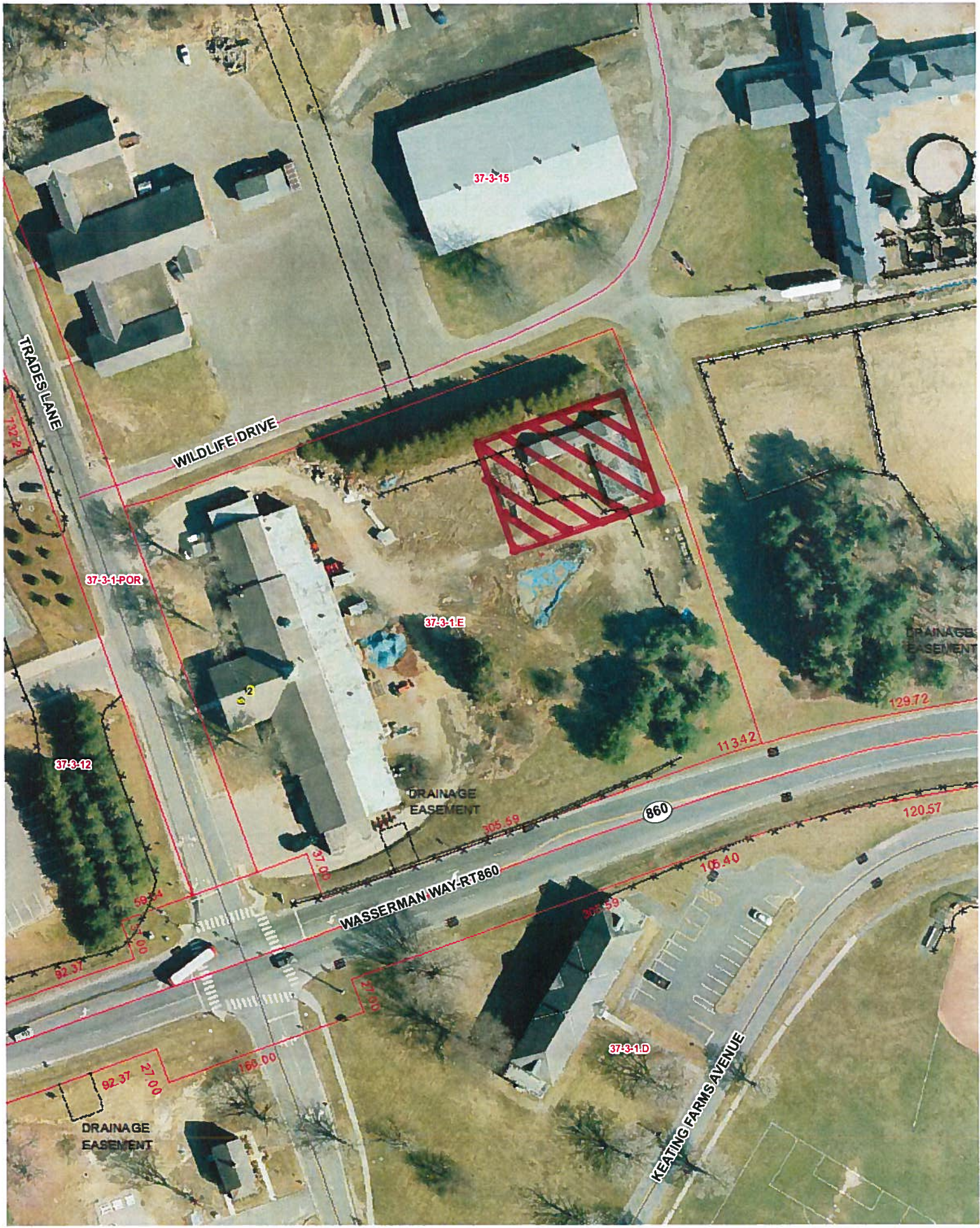
The ideal site would be the north rear corner of the Park & Rec / BOE Maintenance & Storage Building at the corner of Trades Land and Wasserman Way. This would provide immediate and easy access for all users. It has all utilities including natural gas, water, sewer, electric and communication lines adjacent to the project area. The access to natural gas and particularly sanitary sewer makes this site more practical than most because of the cost control for heat and the ability to use more cost effective washing systems due to the ability to discharge to a public sewer.

Cost:

The system would be housed in a stand-alone building of approximately 50' x 60'. At \$100 per square foot, the general building costs would be approximately \$300,000 for a metal building. Prior to construction, it would be necessary to remediate and demolish the old green houses at an estimated cost of \$40,000 - \$50,000. The washing equipment, supplies and other system requirements would add \$200,000 in expense. Finally, we would estimate engineering and development costs at \$50,000 to bring this project forward to completion. Hard costs would come from the engineering settling on a final system design and the resulting construction costs from bid solicitations.

Possible Regional Utilization and Cost Share:

The possibility of a regional approach to this type of facility has been supported by DEEP, HVCEO and the area public works directors. Two of our neighboring towns have expressed preliminary interest. They may participate as capital partners or just as paying customers.



37-3-15

WILDLIFE DRIVE

TRADES LANE

37-3-1-POR

37-3-1E

37-3-12

DRAINAGE EASEMENT

129.72

11342

860

120.57

WASSERMAN WAY-RT860

37.00

105.40

37-3-1D

KEATING FARMS AVENUE

DRAINAGE EASEMENT

92.37

27.00

166.00

92.37

60.00

58.24

27.00

305.59

305.59



Legend

- Water Pipe Line
- Sewer Pipe Line
- Easements
- Newtown Borough Bou

road_cl_2008

- <all other values>

PRE_TYPE

- PRIV
- STHY
- TWHY
- USHY

- Parcels2006

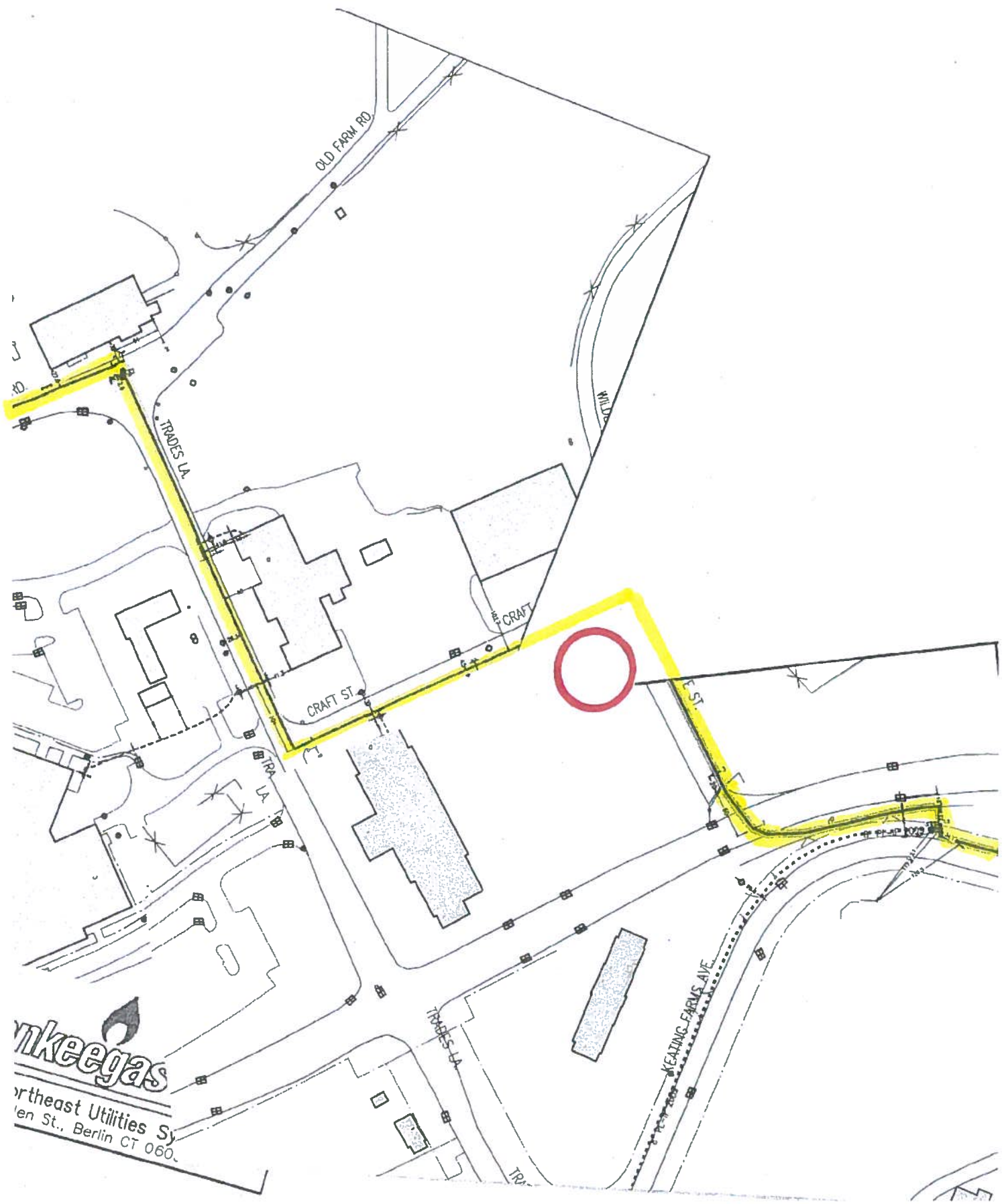
Aerial Wetland

TYPE

- WETLAND
- WATER LAKE
- Field Wetland Soil



TOWN OF NEW
 B.R.T. GEORGIC INFORM
 200 100 0



nkeegas

Northeast Utilities Sy
len St., Berlin CT 060.

PUBLIC WORKS CIP

	2016/2017	2017/2018	2018/2019	2019/2020	2020/2021
Road Construction/Resurfacing (Budget)	1,750,000				
Road Construction/Resurfacing (Bonding)	1,000,000				
Bridge Replacement (Meadowbrook/Walnut Tree)	525,000				
Truck Washing Station - Engineering	50,000				
Truck Washing Station - Construction		550,000			
Road Construction/Resurfacing (Budget)		2,000,000			
Road Construction/Resurfacing (Bonding)		1,000,000			
Bridge Replacement (Old Hawleyville #2/Walnut Tree)		525,000			
Public Works Garage/Salt Storage - Engineering		50,000	600,000		
Public Works Garage/Salt Storage - Construction			2,000,000		
Road Construction/Resurfacing (Budget)			538,000		
Bridge Replacement (Pond Brook/Walnut Tree)				2,000,000	
Road Construction/Resurfacing (Budget)				473,000	
Bridge Replacement (Echo Valley)					2,000,000
Road Construction/Resurfacing (Budget)					368,000
Bridge Replacement (Jacklin Road)					368,000
					2,368,000
Total Bonding	1,575,000	2,125,000	1,138,000	473,000	
Total Cost for All projects	3,325,000	4,125,000	3,138,000	2,473,000	2,368,000

TOWN OF NEWTOWN							
BOARD OF SELECTMEN CIP - (2016 - 2017 TO 2020 - 2021) - WORKING REQUEST							
RANK	2016 - 2017 (YEAR ONE)			Proposed Funding			
	BOARD OF SELECTMEN	Dept.	Amount Requested	Bonding	Grants	General Fund	Other
	Capital Road Program	PW	2,750,000	1,000,000		1,750,000	
	Bridge Replacement Program	PW	525,000	525,000			
	Fire Apparatus Replacement	FIRE	975,000	575,000			400,000
	Community Center Construction Phase (2 of 3)	P & R	10,000,000	10,000,000			
	Town Sidewalk/Streetscape Plan	ECON DEV	350,000	350,000			
	Treadwell Park Parking	P & R	550,000	550,000			
	Senior Center Design Phase	SR CTR	500,000	500,000			
	Open Space Acquisition Program	LAND USE	250,000	250,000			
	FFH Building Remediation / Demolition	FFH	2,500,000	2,500,000			
	TOTALS	>>>>>>>	18,400,000	16,250,000	-	1,750,000	400,000
RANK	2017 - 2018 (YEAR TWO)			Proposed Funding			
	BOARD OF SELECTMEN	Dept.	Amount Requested	Bonding	Grants	General Fund	Other
	Capital Road Program	PW	3,000,000	1,000,000		2,000,000	
	Bridge Replacement Program	PW	525,000	525,000			
	Community Center Construction Phase (3 of 3)	P & R	5,000,000	5,000,000			
	Eichlers Cove Improvements Phase (2 of 2)	P & R	500,000	500,000			
	Edmond Town Hall Renovations	ETH	250,000	250,000			
	Library Renovations	LIB	250,000	250,000			
	FFH Building Remediation / Demolition	FFH	2,500,000	2,500,000			
	Police Facility Design	POLICE	500,000	500,000			
	Town Sidewalk/Streetscape Plan	ECON DEV	350,000	350,000			
	Open Space Acquisition Program	LAND USE	250,000	250,000			
	Truck Washing Station	PW	600,000	600,000			
	TOTALS	>>>>>>>	13,725,000	11,725,000	-	2,000,000	-
RANK	2018 - 2019 (YEAR THREE)			Proposed Funding			
	BOARD OF SELECTMEN	Dept.	Amount Requested	Bonding	Grants	General Fund	Other
	Capital Road Program	PW	2,000,000			2,000,000	
	Bridge Replacement Program	PW	538,000	538,000			
	FFH Building Remediation / Demolition	FFH	500,000	500,000			
	Dickinson Park Phase III	P & R	1,300,000	1,300,000			
	Municipal Facility - Construction Phase (1 OF 2)	(to be determined)	5,000,000	5,000,000			
	Town Sidewalk/Streetscape Plan	ECON DEV	350,000	350,000			
	Open Space Acquisition Program	LAND USE	250,000	250,000			
	Public Works Garage / Salt Storage	PW	650,000	650,000			
	TOTALS	>>>>>>>	10,588,000	8,588,000	-	2,000,000	-
RANK	2019 - 2020 (YEAR FOUR)			Proposed Funding			
	BOARD OF SELECTMEN	Dept.	Amount Requested	Bonding	Grants	General Fund	Other
	Capital Road Program	PW	2,250,000			2,250,000	
	Bridge Replacement Program	PW	473,000	473,000			
	Municipal Facility - Construction Phase (2 OF 2)	(to be determined)	5,000,000	5,000,000			
	Town Sidewalk/Streetscape Plan	ECON DEV	350,000	350,000			
	Open Space Acquisition Program	LAND USE	250,000	250,000			
	FFH Building Remediation / Demolition	FFH	1,000,000	1,000,000			
	Tilson Artificial Turf Replacement	P & R	500,000				500,000
	TOTALS	>>>>>>>	9,823,000	7,073,000	-	2,250,000	500,000
RANK	2020 - 2021 (YEAR FIVE)			Proposed Funding			
	BOARD OF SELECTMEN	Dept.	Amount Requested	Bonding	Grants	General Fund	Other
	Capital Road Program	PW	2,500,000			2,500,000	
	Hook & Ladder (old) Building Renovation	PW					
	Multi-Purpose Building Renovation	PW					
	Radio System Upgrade and Console	ECC	1,775,000	1,775,000			
	TOTALS	>>>>>>>	4,275,000	1,775,000	-	2,500,000	-
	GRAND TOTALS		56,811,000	45,411,000	-	10,500,000	900,000

** Orange highlights are dependent upon the outcome of the municipal facility study.
 Yellow highlights are projects new to the CIP (not including year 5)
 Green highlights are dependent upon the outcome of the community center commission.

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TOWN OF NEWTOWN
BOARD OF SELECTMEN PROPOSED CIP
2016-17 TO 2020-21

8/17/2015

LEGEND:

Page 3CIP Schedule
Page 4Projects & Funding Sources by Dept.
Page 6Dept. Summary
Page 7Project Detail

- 7. Sidewalk program
- 10. ETH building renovation
- 11. ECC radio system upgrade
- 12. Fairfield Hills buildings
- 15. Fire apparatus replacement
- 16. Open space
- 18. Library building renovation
- 19. Community Center
- 20. Treadwell parking lot
- 21. Dickinson playground phase III
- 24. Eichler's Cove improvements
- 26. Tilson artificial turf replacement
- 27. Parks & Recreation omitted projects
- 28. Police facility
- 29. Capital road program
- 31. Bridge program
- 32. Truck washing station
- 33. PW garage/salt storage
- 34. H & L (old) building renovation
- 35. Multi-purpose building renovation
- 36. Sr Ctr design
- 37. Municipal facility construction

TOWN OF NEWTOWN							
BOARD OF SELECTMEN CIP - (2016 - 2017 TO 2020 - 2021) - WORKING REQUEST							
RANK	2016 - 2017 (YEAR ONE)			Proposed Funding			
	BOARD OF SELECTMEN	Dept.	Amount Requested	Bonding	Grants	General Fund	Other
	Capital Road Program	PW	2,750,000	1,000,000		1,750,000	
	Bridge Replacement Program	PW	525,000	525,000			
	Fire Apparatus Replacement	FIRE	975,000	575,000			400,000
	Community Center Construction Phase (2 of 3)	P & R	10,000,000	10,000,000			
	Town Sidewalk/Streetscape Plan	ECON DEV	350,000	350,000			
	Treadwell Park Parking	P & R	550,000	550,000			
	Senior Center Design Phase	SR CTR	500,000	500,000			
	Open Space Acquisition Program	LAND USE	250,000	250,000			
	FFH Building Remediation / Demolition	FFH	2,500,000	2,500,000			
	TOTALS	>>>>>>>	18,400,000	16,250,000	-	1,750,000	400,000
RANK	2017 - 2018 (YEAR TWO)			Proposed Funding			
	BOARD OF SELECTMEN	Dept.	Amount Requested	Bonding	Grants	General Fund	Other
	Capital Road Program	PW	3,000,000	1,000,000		2,000,000	
	Bridge Replacement Program	PW	525,000	525,000			
	Community Center Construction Phase (3 of 3)	P & R	5,000,000	5,000,000			
	Eichlers Cove Improvements Phase (2 of 2)	P & R	500,000	500,000			
	Edmond Town Hall Renovations	ETH	250,000	250,000			
	Library Renovations	LIB	250,000	250,000			
	FFH Building Remediation / Demolition	FFH	2,500,000	2,500,000			
	Police Facility Design	POLICE	500,000	500,000			
	Town Sidewalk/Streetscape Plan	ECON DEV	350,000	350,000			
	Open Space Acquisition Program	LAND USE	250,000	250,000			
	Truck Washing Station	PW	600,000	600,000			
	TOTALS	>>>>>>>	13,725,000	11,725,000	-	2,000,000	-
RANK	2018 - 2019 (YEAR THREE)			Proposed Funding			
	BOARD OF SELECTMEN	Dept.	Amount Requested	Bonding	Grants	General Fund	Other
	Capital Road Program	PW	2,000,000			2,000,000	
	Bridge Replacement Program	PW	538,000	538,000			
	FFH Building Remediation / Demolition	FFH	500,000	500,000			
	Dickinson Park Phase III	P & R	1,300,000	1,300,000			
	Municipal Facility - Construction Phase (1 OF 2)	P & R	5,000,000	5,000,000			
	Town Sidewalk/Streetscape Plan	ECON DEV	350,000	350,000			
	Open Space Acquisition Program	LAND USE	250,000	250,000			
	Public Works Garage / Salt Storage	PW	650,000	650,000			
	TOTALS	>>>>>>>	10,588,000	8,588,000	-	2,000,000	-
RANK	2019 - 2020 (YEAR FOUR)			Proposed Funding			
	BOARD OF SELECTMEN	Dept.	Amount Requested	Bonding	Grants	General Fund	Other
	Capital Road Program	PW	2,250,000			2,250,000	
	Bridge Replacement Program	PW	473,000	473,000			
	Municipal Facility - Construction Phase (2 OF 2)	P & R	5,000,000	5,000,000			
	Town Sidewalk/Streetscape Plan	ECON DEV	350,000	350,000			
	Open Space Acquisition Program	LAND USE	250,000	250,000			
	FFH Building Remediation / Demolition	FFH	1,000,000	1,000,000			
	Tilson Artificial Turf Replacement	P & R	500,000				500,000
	TOTALS	>>>>>>>	9,823,000	7,073,000	-	2,250,000	500,000
RANK	2020 - 2021 (YEAR FIVE)			Proposed Funding			
	BOARD OF SELECTMEN	Dept.	Amount Requested	Bonding	Grants	General Fund	Other
	Capital Road Program	PW	2,500,000			2,500,000	
	Hook & Ladder (old) Building Renovation	PW					
	Multi-Purpose Building Renovation	PW					
	Radio System Upgrade and Console	ECC	1,775,000	1,775,000			
	TOTALS	>>>>>>>	4,275,000	1,775,000	-	2,500,000	-
	GRAND TOTALS		56,811,000	45,411,000	-	10,500,000	900,000

** Orange highlights are dependent upon the outcome of the municipal facility study.
 Yellow highlights are projects new to the CIP (not including year 5)
 Green highlights are dependent upon the outcome of the community center commission.

Town of Newtown, Connecticut
Capital Improvement Plan
 '16/'17 thru '20/'21

PROJECTS & FUNDING SOURCES BY DEPARTMENT

Department	Project#	Priority	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Economic Development								
Town Sidewalk / Streetscape Program <i>Bonding</i>	EDC -2	n/a	350,000 350,000	350,000 350,000	350,000 350,000	350,000 350,000		1,400,000 1,400,000
Economic Development Total			350,000	350,000	350,000	350,000		1,400,000
Edmond Town Hall								
Edmond Town Hall Building Renovations <i>Bonding</i>	ETH-1	n/a		250,000 250,000				250,000 250,000
Edmond Town Hall Total				250,000				250,000
Emergency Comm Ctr								
Radio System Upgrade <i>Bonding</i>	ECC - 1	n/a					1,775,000 1,775,000	1,775,000 1,775,000
Emergency Comm Ctr Total							1,775,000	1,775,000
FFH								
FFH Building Demolition <i>Bonding</i>	FFH-1	n/a	2,500,000 2,500,000	2,500,000 2,500,000	500,000 500,000	1,000,000 1,000,000		6,500,000 6,500,000
FFH Total			2,500,000	2,500,000	500,000	1,000,000		6,500,000
Fire								
Replacement of Fire Apparatus <i>Bonding</i> <i>Other</i>	Fire -1	n/a	975,000 575,000 400,000					975,000 575,000 400,000
Fire Total			975,000					975,000
Land Use								
Open Space Acquisition Program <i>Bonding</i>	Land -1	n/a	250,000 250,000	250,000 250,000	250,000 250,000	250,000 250,000		1,000,000 1,000,000
Land Use Total			250,000	250,000	250,000	250,000		1,000,000
Library								
Library Building Renovations <i>Bonding</i>	LIB-1	n/a		250,000 250,000				250,000 250,000
Library Total				250,000				250,000
Parks & Recreation								

Department	Project#	Priority	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Community Center <i>Bonding</i>	P & R - 1	n/a	10,000,000 10,000,000	5,000,000 5,000,000				15,000,000 15,000,000
Treadwell Parking Lot <i>Bonding</i>	P & R - 2	n/a	550,000 550,000					550,000 550,000
Dickinson Park Playground Phase III <i>Bonding</i>	P & R - 3	n/a			1,300,000 1,300,000			1,300,000 1,300,000
Eichler's Cove Improvements (phase 2 of 2) <i>Bonding</i>	P & R - 4	n/a		500,000 500,000				500,000 500,000
Tilson Artificial Turf Replacement <i>Other</i>	P & R - 5	n/a				500,000 500,000		500,000 500,000
Parks & Recreation Total			10,550,000	5,500,000	1,300,000	500,000		17,850,000
Police								
Police Facility <i>Bonding</i>	Pol - 1	n/a		500,000 500,000				500,000 500,000
Police Total				500,000				500,000
Public Works								
Capital Road Program <i>Bonding</i> <i>General Fund</i>	PW - 1	n/a	2,750,000 1,000,000 1,750,000	3,000,000 1,000,000 2,000,000	2,000,000 2,000,000	2,250,000 2,250,000	2,500,000 2,500,000	12,500,000 2,000,000 10,500,000
Bridge Replacement Program <i>Bonding</i>	PW - 2	n/a	525,000 525,000	525,000 525,000	538,000 538,000	473,000 473,000		2,061,000 2,061,000
Truck Washing Station <i>Bonding</i>	PW - 3	n/a		600,000 600,000				600,000 600,000
Public Works Garage / Salt Storage <i>Bonding</i>	PW - 4	n/a			650,000 650,000			650,000 650,000
Hook & Ladder (old) Building Renovation <i>Bonding</i>	PW - 5	n/a					0 0	0 0
Multi-Purpose Building Renovation <i>Bonding</i>	PW - 6	n/a					0 0	0 0
Public Works Total			3,275,000	4,125,000	3,188,000	2,723,000	2,500,000	15,811,000
Senior Center								
Senior Center Design Phase <i>Bonding</i>	SR CTR - 1	n/a	500,000 500,000					500,000 500,000
Senior Center Total				500,000				500,000
To Be Determined								
Municipal Facility Construction - Phase 1 <i>Bonding</i>	T - 1	n/a			5,000,000 5,000,000	5,000,000 5,000,000		10,000,000 10,000,000
To Be Determined Total					5,000,000	5,000,000		10,000,000
GRAND TOTAL			18,400,000	13,725,000	10,588,000	9,823,000	4,275,000	56,811,000

Town of Newtown, Connecticut
Capital Improvement Plan
 '16/'17 thru '20/'21

DEPARTMENT SUMMARY

Department	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Economic Development	350,000	350,000	350,000	350,000		1,400,000
Edmond Town Hall		250,000				250,000
Emergency Comm Ctr					1,775,000	1,775,000
FFH	2,500,000	2,500,000	500,000	1,000,000		6,500,000
Fire	975,000					975,000
Land Use	250,000	250,000	250,000	250,000		1,000,000
Library		250,000				250,000
Parks & Recreation	10,550,000	5,500,000	1,300,000	500,000		17,850,000
Police		500,000				500,000
Public Works	3,275,000	4,125,000	3,188,000	2,723,000	2,500,000	15,811,000
Senior Center	500,000					500,000
To Be Determined			5,000,000	5,000,000		10,000,000
TOTAL	18,400,000	13,725,000	10,588,000	9,823,000	4,275,000	56,811,000

Source:

Bonding	16,250,000	11,725,000	8,588,000	7,073,000	1,775,000	45,411,000
General Fund	1,750,000	2,000,000	2,000,000	2,250,000	2,500,000	10,500,000
Other	400,000			500,000		900,000
Grand Total	18,400,000	13,725,000	10,588,000	9,823,000	4,275,000	56,811,000

Prior Year CIP (BOS) Bonding Amount	16,025,000	11,014,000	7,750,000	7,000,000	N/A	
Change in Bonding Amount	+225,000	+711,000	+838,000	+73,000		

Reason for Change in Bonding:

- 16/17 Change in bridge amount.
- 17/18 Change in bridge amount; truck washing station added.
- 18/19 Change in bridge amount; public works garage/salt storage added.
- 19/20 Change in bridge amount.

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Economic Development
Contact GEORGE BENSON, DIRECT
Type Unassigned
Useful Life
Category Infrastructure
Priority TBD

Project # EDC -2
Project Name Town Sidewalk / Streetscape Program

Description
 Installation of sidewalks, curbing, landscaping and street lighting that will improve areas of Town and provide safety improvements for pedestrians and vehicles.
 Possible Projects:
 - Hawleyville Streetscape
 - Main Street: Glover Ave to Walgreens at Mile Hill Rd
 - Church Hill Rd: Flagpole to #3; St Rose to I 84 (to be coordinated with the realignment of Commerce Rd.
 - Church Hill Rd: I 84 to Dayton St; both sides of road.
 - Wasserman Way/Mile Hill from S. Main to Trades Lane.
 - Wasserman Way: from Trades Lane to Berkshire Rd.
 - Berkshire Road: from NHS to Sandy Hook Ctr

Justification
 Sidewalk and streetscape improvements will contribute to the health and safety of residents and visitors and for streetscape improvements will increase the capacity for economic development.

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance	350,000	350,000	350,000	350,000		1,400,000
Total	350,000	350,000	350,000	350,000		1,400,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding	350,000	350,000	350,000	350,000		1,400,000
Total	350,000	350,000	350,000	350,000		1,400,000

Budget Impact/Other

MEMORANDUM

December 15, 2011

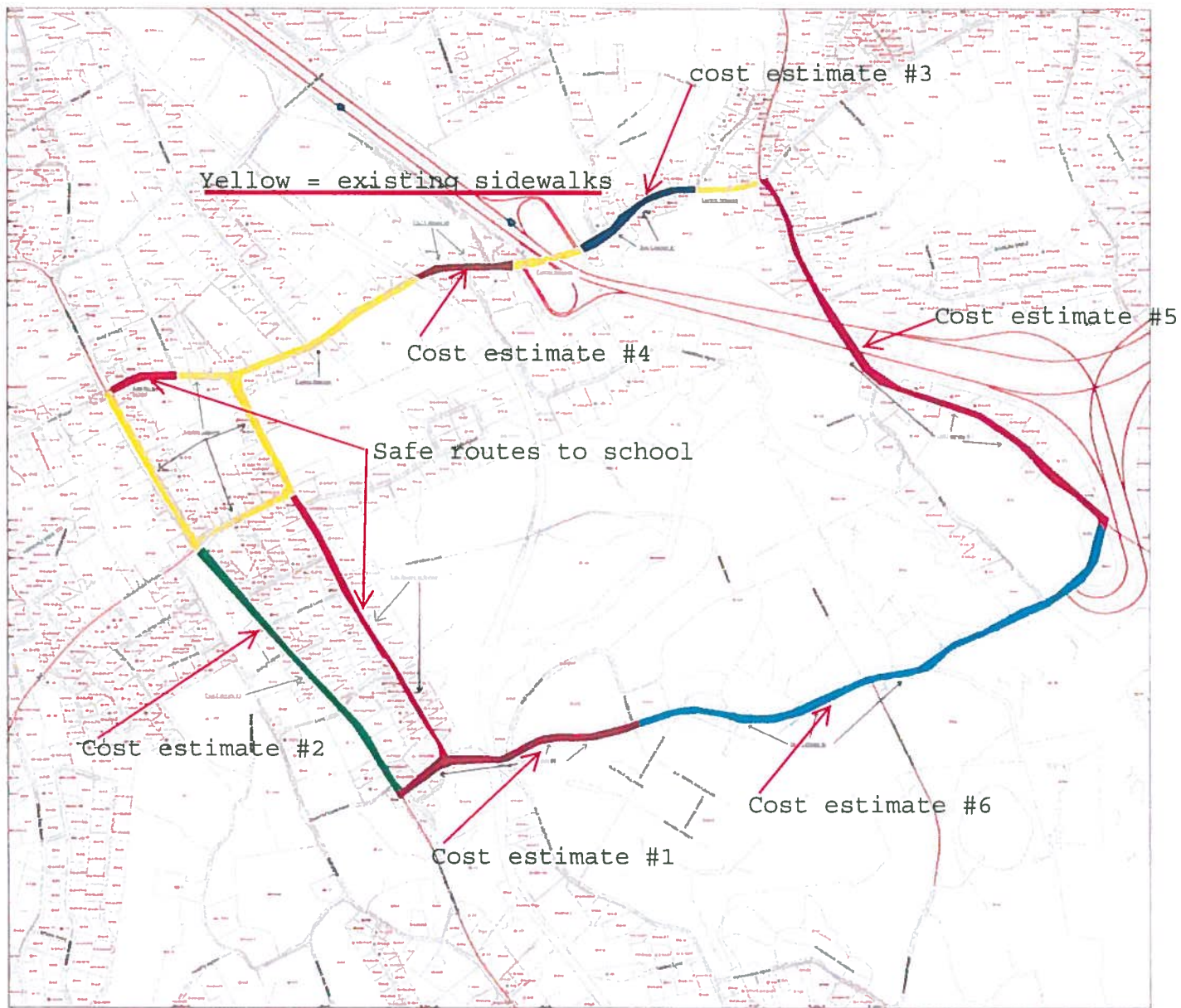
To: Elizabeth Stocker, Director Economic and Community Development

From: George Benson, Director, Planning and Land Use

Cost estimates for implementation of Town Sidewalk Plan:

1. Mile Hill Road to Queen Street up Wasserman Way to Trades Lane, Length = 2,500 feet x \$75.00/foot = **\$188,000 + PE \$37,600 = \$225,600**
2. Glover Avenue to Mile Hill at Walgreens, Route 25, Length = 3,500 feet x \$75.00 = **\$263,000. + PE \$52,600 = \$315,600**
3. Church Hill Road, Route 84 to Dayton Street, both sides of road, Length = 3,000 feet x \$75.00/foot = **\$225,000 + PE \$45,000 = \$270,000**
4. Church Hill Road St. Rose School to Route 84, Length = 1,800 feet x \$75.00 = **\$135,000 + PE \$27,000 = \$162,000**
5. Route 34, Washington/Berkshire from Sandy Hook to High School, Length = 5,000 feet x \$75.00 = **\$375,000 + PE \$75,000 = \$450,000**
6. Wasserman Way from Trades Lane to High School, Length = 6,500 feet x \$75.00 = **\$488,000 + PE \$97,600 = \$585,600**

Contingency of 20% should be added on to the final estimate for the Grant



Rob Sibley
December 2011



Town of Newtown Sidewalk Plan

*** Cost estimates are on next page

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Edmond Town Hall

Contact

Type Building construction/renovati

Useful Life

Category Buildings

Priority TBD

Project #	ETH-1
Project Name	Edmond Town Hall Building Renovations

Description

Replace flat roof at the back of the building
 Install ductless AC units
 Replace all water piping in building
 Replace old cloth electric wire with plastic coated wire.
 Pave parking lot

Justification

Building components have reached their useful life.

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance		250,000				250,000
Total		250,000				250,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding		250,000				250,000
Total		250,000				250,000

Budget Impact/Other

The budget impact to the ETH BOM would be reduced maintenance costs. This may result in a lower contribution rate to the ETH from the Town

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Emergency Comm Ctr
Contact Maureen Will, ECC Director
Type Unassigned
Useful Life
Category Equipment
Priority TBD

Project # ECC - 1
Project Name Radio System Upgrade

Description

The radio console and many components of the radio system will go out of support at the end of 2018. The console will continue to function however repair will be more and more difficult to do and at some point it will NOT be repairable this end of support includes items that make up the radio system and the console.
 The town needs to begin the process of budgeting at a minimum of 1.3 million dollars for a radio system upgrade. If we continue to dispatch from 3 Main street the console will need to be replaced – the cost for this is about \$475K additional. The equipment is the life line to all the responders in our community – Police / Fire and EMS. I have maintained the system to the best of my ability with funding and grants. It has been well over ten (10) years since the radio system was installed and it is time for it to be upgraded

Justification

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Equip/Vehicles/Furnishings					1,775,000	1,775,000
Total					1,775,000	1,775,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding					1,775,000	1,775,000
Total					1,775,000	1,775,000

Budget Impact/Other

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department FFH
Contact Thomas Connors, Chairman, F
Type Building construction/renovati
Useful Life
Category Land Improvements
Priority TBD

Project # FFH-1
Project Name FFH Building Demolition

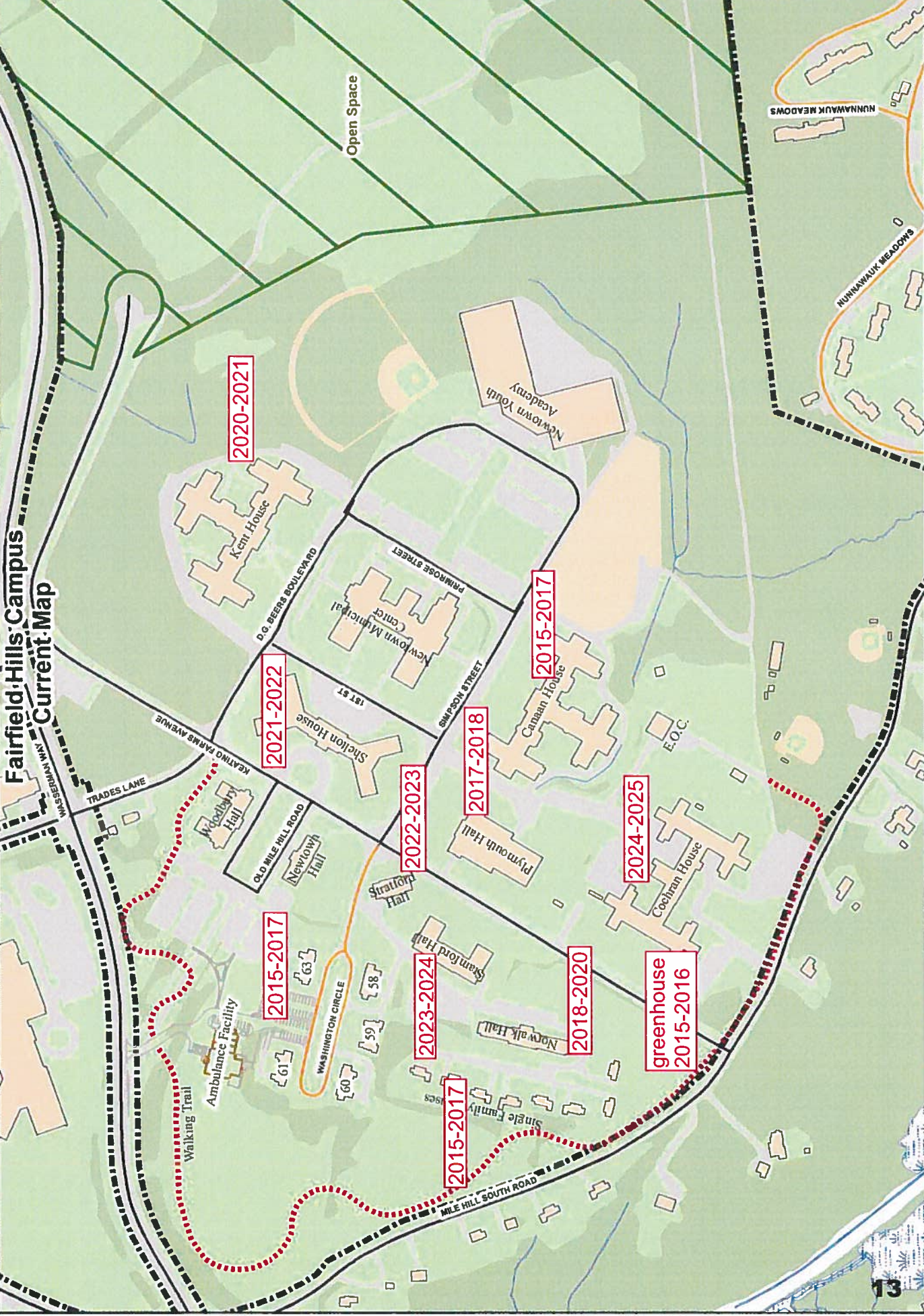
Description	
Building Remediation / Demolition / Renovation	2016-17
Building Remediation / Demolition / Renovation	2017-18
Building Remediation / Demolition / Renovation / Infrastructure	2018-19
Building Remediation / Demolition / Renovation / Infrastructure	2019-20
Building Remediation / Demolition / Renovation	2020-21

Justification
 The remediation, removal and reclamation of former State hospital buildings that have been identified as beyond restoration is the next phase of the campus master plan. The buildings continue to deteriorate and are a risk to adjoining properties, personnel and the public. Demolition prepares the vacant land to be incorporated into the master plan.

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance	2,500,000	2,500,000	500,000	1,000,000		6,500,000
Total	2,500,000	2,500,000	500,000	1,000,000		6,500,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding	2,500,000	2,500,000	500,000	1,000,000		6,500,000
Total	2,500,000	2,500,000	500,000	1,000,000		6,500,000

Budget Impact/Other
 There will be additional lawn maintenance costs. Cost TBD.



By using this map and/or data, the user acknowledges and agrees that:
 (i) the Town of Newtown, CT generally limits access to governmental agencies, law enforcement bodies, academic institutions, and other bona fide parties having legitimate need for such data in furtherance of their professional responsibilities, and
 (ii) the Town of Newtown, CT reserves the right to reject any use at its sole discretion.

Proposed project dates

<u>Year</u>	<u>Amount</u>	<u>Project</u>	<u>Notes</u>
2016-2017	\$2,500,000	Building demolition and renovation	Canaan House, sf houses, greenhouse, duplex 63. Combined with 2015 - 2016
2017-2018	\$2,500,000	Building demolition and renovation	
2018-2019	\$500,000	Building demo / reno / infrastructure	Expands scope beyond current trail enhancement. Combines funds from 2018 - 2020
2019-2020	\$1,000,000	Building demo / reno / infrastructure	Combines funds from 2018 - 2020
2020-2021	\$4,000,000	Building demolition and renovation	
	\$10,500,000		

Next Five Years:

<u>Year</u>	<u>Amount</u>	<u>Project</u>	<u>Notes</u>
2021-2022	\$4,000,000	Building demolition and renovation	
2022-2023	\$1,500,000	Building demolition and renovation	
2023-2024	\$1,500,000	Building demo/ reno / infrastructure	
2024-2025	\$4,000,000	Building demolition and renovation	
2025-2026	\$1,000,000	Building demo / reno / infrastructure	
	\$12,000,000		

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Fire
Contact Robert Manna, Chairman, Boa
Type Equipment Purchases
Useful Life
Category Vehicles
Priority TBD

Project # Fire -1
Project Name Replacement of Fire Apparatus

Description
 Scheduled replacement:
 2016-2017
 Tanker #9 & Engine #111 (Newtown H & L, Sandy Hook)

Justification
 Scheduled replacement of existing tankers due to their age. They have reached their useful life and have become too costly to repair. These tankers are the only water supply for most of the rural areas in town.
 The apparatus has reached their useful lives:
 Engine #111 - 1985; refurbished 2006
 Tanker #9 - 1986; refurbished 2006
 Tankers are expected to last 25 years, engines are expected to last 20 years and after refurbishment 10 years after that.

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Equip/Vehicles/Furnishings	975,000					975,000
Total	975,000					975,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding	575,000					575,000
Other	400,000					400,000
Total	975,000					975,000

Budget Impact/Other
 There is no measurable operating budget impact relating to this project. Equipment maintenance expenditures will decrease for the Fire Commission. This will help keep down the annual budget requests of the Fire Commission.

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Land Use
Contact GEORGE BENSON, DIRECT
Type Land Purchases
Useful Life
Category Land
Priority TBD

Project # Land -1
Project Name Open Space Acquisition Program

Description
 To acquire open space per open space acquisition program

Justification
 The Town of Newtown has a progressive open space acquisition program. The Town has identified the direct benefits of preserving land relating to natural resources, creation of passive recreation opportunities, historical preservation, habitat preservation and preservation of water quality. The Town has also identified the direct financial benefits from funding these purchases in advance of their market availability. To pursue this goal of preservation, in the past, the Town has always considered purchasing land when offered. More recently, in 2005, The Town of Newtown passed a referendum to bond the purchases of open space with funding equaling \$2,000,000 annually for 5 yrs. This town funding program was exhausted in 2010. The program preserved over 500 acres, resulted in the retaining of state and federal funds of nearly \$823,000, and resulted in the estimated savings of over \$1,000,000 annually, in perpetuity, in Town services.

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Land Acquisition	250,000	250,000	250,000	250,000		1,000,000
Total	250,000	250,000	250,000	250,000		1,000,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding	250,000	250,000	250,000	250,000		1,000,000
Total	250,000	250,000	250,000	250,000		1,000,000

Budget Impact/Other
 The avoided additional cost of municipal and educational services exceeds the loss of property tax revenue. See attached.

3 Primrose Street
Newtown, CT 06470
203-270-4351
Fax: 203-270-4278
rob.sibley@newtown-ct.gov



*Robert Sibley
Deputy Director
Planning and Land Use*

TOWN OF NEWTOWN

Date: October 15, 2013

To: Bob Tait, Director of Finance

From: Rob Sibley, Deputy Director of Planning and Land Use

RE: Open Space CIP review and modification request \$250,000 annual

The Town of Newtown has a progressive open space acquisition program. The town has identified the direct benefits of preserving land relating to natural resources, creation of passive recreation opportunities, historical preservation, habitat preservation and preservation water quality. The town has also identified the direct financial benefits from funding these purchases in advance of their market availability.

To pursue this goal of open space preservation I am requesting that the original sum for a one-time funding of \$2,000,000.00 be modified to a \$250,000.00 annual bonded amount.

This bond would be utilized if purchasing opportunities arose and not funded if no purchases were offered. The funding is sufficient for any time-sensitive purchases and further it allows the town to access grant reimbursement opportunities at the state and federal level.

I hope that this request is considered in the light of a balanced approach in which it is made; respective of the capital financial needs of the town it seeks to serve yet passionate in providing its intended goal of preserving open space.

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Library
Contact
Type Building construction/renovati
Useful Life
Category Buildings
Priority TBD

Project # LIB-1
Project Name Library Building Renovations

Description
 Roof replacement, window replacement, brick and mortar replacement (where needed).

Justification
 Building components have reached their useful life

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance		250,000				250,000
Total		250,000				250,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding		250,000				250,000
Total		250,000				250,000

Budget Impact/Other
 Maintenance and energy costs will be reduced. Exact amounts will be determined in subsequent years.

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Parks & Recreation
Contact AMY MANGOLD, DIRECTOR
Type Building construction/renovati
Useful Life
Category Buildings
Priority TBD

Project # P & R - 1
Project Name Community Center

Description
 To provide a communitiy center for the residents of newtown.
 A Community Center Commission has been created to determine the nature of the building.

Justification
 A \$15,000,000 grant was awarded to Newtown from GE; \$10,000,000 for the design and construction of a new community center; \$5,000,000 for five years of operating expenses. This grant was to supplement the Town's current CIP committment of \$15,000,000.

Prior	Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
9,550,000	Construction/Maintenance	10,000,000	5,000,000				15,000,000
Total	Total	10,000,000	5,000,000				15,000,000

Prior	Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
9,550,000	Bonding	10,000,000	5,000,000				15,000,000
Total	Total	10,000,000	5,000,000				15,000,000

Budget Impact/Other
 A DETAILED OPERATING BUDGET IMPACT WILL BE CALCULATED AS THE PROJECT START DATE GETS CLOSER. NO ADDITIONAL STAFF REQUIREMENTS ARE ANTICIPATED (IN THE GENERAL FUND).

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Parks & Recreation
Contact AMY MANGOLD, DIRECTO
Type Park Improvements
Useful Life
Category Infrastructure
Priority TBD

Project # P & R - 2
Project Name Treadwell Parking Lot

Description
 2016-17: To prepare a new parking lot at Treadwell park near the former maintenance building.

Justification
 2016-17 TREADWELL: The current lot is always full and very crowded. The amount of cars entering and exiting at one time is problematic and unsafe. The parks and recreation department can add almost 70 parking spots at that site. This parking would be allocated for a specific field use along with the pavilion and employee parking in the summer for lifeguards, gate guards and counselors. This will free up parking in the main lot and create a much less crowded, busy and unsafe current situation.

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance	550,000					550,000
Total	550,000					550,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding	550,000					550,000
Total	550,000					550,000

Budget Impact/Other
 A SMALL MAINTENANCE SAVINGS ON THE OPERATIONAL BUDGET

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Parks & Recreation
Contact AMY MANGOLD, DIRECTO
Type Park Improvements
Useful Life
Category Land Improvements
Priority TBD

Project # P & R - 3
Project Name Dickinson Park Playground Phase III

Description
 To install the splash pad, bath & concession and replace the pavilion.

Justification
 Parks and Recreation has been trying to find a suitable replacement for the loss of a water facility at Dickinson Park. We also feel that it would be a wonderful addition to the camp program at Dickinson and the overall Community enjoyment that a spalsh pad would provide.

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance			1,300,000			1,300,000
Total			1,300,000			1,300,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding			1,300,000			1,300,000
Total			1,300,000			1,300,000

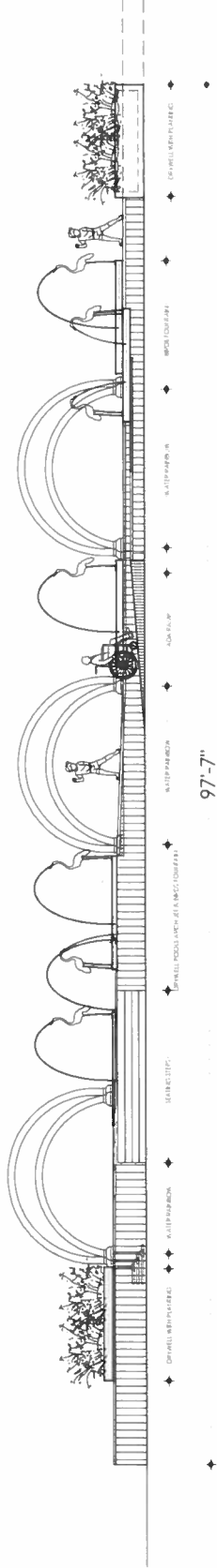
Budget Impact/Other
 \$3,000 - Life guard or attendant
 \$17,000 - Filter replacement and cleaning
 \$4,000 - Equipment maintenance

NOTES

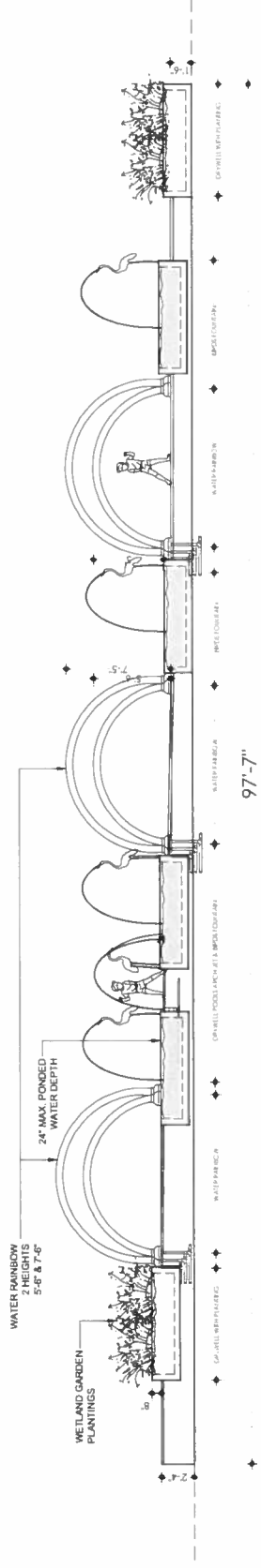
DATE: _____
REVISION/ISSUE: _____

Billie Cohen Ltd
ARCHITECTS
185 POWER NEW YORK, NY 10022
PHONE: 212 691 1100
WWW.BILLIECOHEN.COM
MUSICCHINA.COM

SCALE: _____ DATE: 2011.02.27 **22L5**



Elevation scale $\frac{1}{8}''=1'$



section A-A' scale $\frac{1}{8}''=1'$

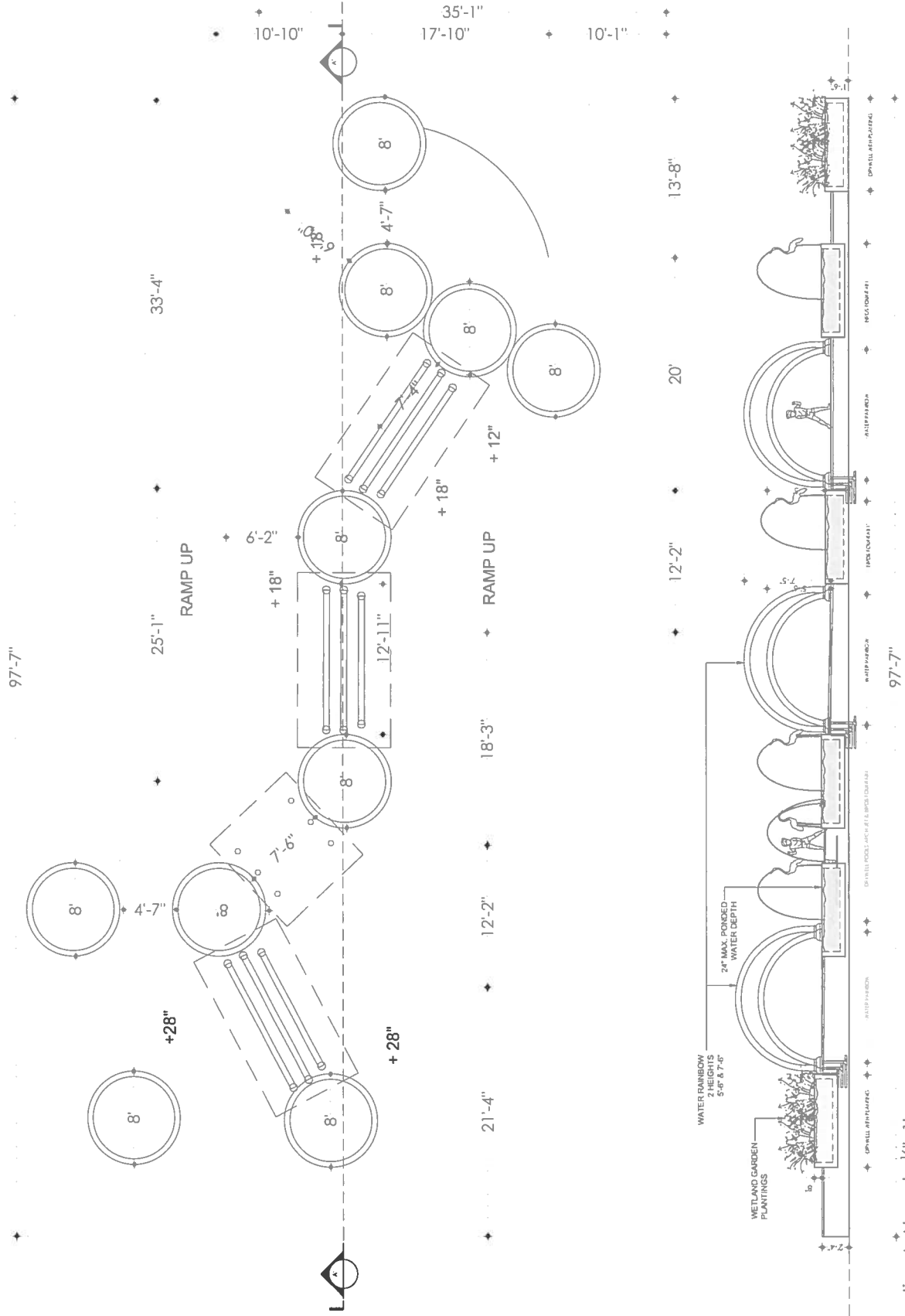
WATER PLAY & PLAY POOLS

Dickinson Memorial Park
Wetland Education
Center
Newtown, CT

NOTES

Billie Cohen Ltd
183 BROAD ST. 6TH FL. CT 06457
PH: 203.437.9345 FAX: 203.437.0091
WWW.BILLIECOHEN.COM

SCALE DATE 2011 02 23 L5



section A-A' scale 1/8"=1'
WATER PLAY & PLAY POOLS

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Parks & Recreation
Contact AMY MANGOLD, DIRECTO
Type Park Improvements
Useful Life
Category Buildings
Priority TBD

Project # P & R - 4
Project Name Eichler's Cove Improvements (phase 2 of 2)

Description
 2017-18: A new bathhouse to provide showers, changing facilities, sinks & toilets.
 (in 2015-16 parking and driveway improvements along with pavillion addition and septic reserve will be accomplished)

Justification
 2015-16: The current parking lot is in very poor condition and has limited space. Currently there is not enough parking space to accommodate all users at Eichler's Cove. Visitors to this facility would like an appropriate and attractive shelter for picnics, shade and smaller special events.
 2017-18; Currently there are no bathrooms at Eichler's cove. Patrons who pay to use the facility or rent a boat slip use portable bathrooms. There is no changing area, sinks, showers or toilets other than temporary.

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance		500,000				500,000
Total		500,000				500,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding		500,000				500,000
Total		500,000				500,000

Budget Impact/Other
 NO IMPACT ON THE GENERAL FUND OPERATING BUDGET. ADDITIONAL OPERATING ITEMS SUCH AS UTILITIES AND SALARIES WILL BE FUNDED BY THE EICHLER'S COVE SPECIAL REVENUE FUND.



EICHLER'S COVE PARK
 PARKING EXPANSION AND ENCHANCEMENT PLAN
 DECEMBER 3, 2010



Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Parks & Recreation
Contact
Type Unassigned
Useful Life
Category Unassigned
Priority TBD

Project # P & R - 5
Project Name Tilson Artificial Turf Replacement

Description
 Replace artificial turf at Tilson.

Justification
 Turf has reached its usefull life

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance				500,000		500,000
Total				500,000		500,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Other				500,000		500,000
Total				500,000		500,000

Budget Impact/Other

Town of Newtown
 Department CIP Summary Worksheet
 For the Five Fiscal Years 2016/2017 to 2020/2021 WORKING DRAFT

DEPARTMENT: Parks & Recreation

Item #	Capital Item	PROJECT COST - TOTAL / BONDED				
		2016/2017	2017/2018	2018/2019	2019/2020	2020/2021
Item # 1	COMMUNITY CENTER PHASE (2 OF 3)	10,000,000	-	-	-	-
		10,000,000	-	-	-	-
Item # 2	TREADWELL PARK PARKING	550,000	-	-	-	-
		550,000	-	-	-	-
Item # 3	COMMUNITY CENTER PHASE (3 OF 3)	5,000,000	-	-	-	-
		5,000,000	-	-	-	-
Item # 4	EICHLER'S COVE IMPROVMENTS PHASE 2 OF 2	-	500,000	-	-	-
		-	500,000	-	-	-
Item # 5	DICKINSON PARK PHASE III	-	-	1,300,000	-	-
		-	-	1,300,000	-	-
Item # 6	FAIRFIELD HILLS FIELD PLAN PHASE I or 2	-	-	900,000	-	-
		-	-	900,000	-	-
Item # 7	WATERFRONT IMPROVEMENTS - ALPINE PARK; LAKE LILL..	-	-	-	500,000	-
		-	-	-	500,000	-
Item # 8	RAIL TRAIL EXTENSION	-	-	-	700,000	-
		-	-	-	700,000	-
Item # 9	TILSON ARTIFICIAL TURF REPLACEMENT (NOT BONDED)	-	-	-	500,000	-
		-	-	-	500,000	-
Item # 10	DUPLEX REMEDIATION NEAR VICTORY GARDEN	-	-	-	750,000	-
		-	-	-	750,000	-
Item # 11	TREADWELL IMPROVEMENTS	-	-	-	-	1,000,000
		-	-	-	-	1,000,000
Item # 12	MAINTENANCE YARD IMPROVEMENTS	-	-	-	-	670,000
		-	-	-	-	670,000
Item # 13	TREADWELL POOL RENOVATIONS	-	-	-	-	1,500,000
		-	-	-	-	1,500,000
TOTAL COST OF ALL PROJECTS		10,550,000	5,500,000	2,200,000	2,450,000	3,170,000
TOTAL TO BE BONDED		10,550,000	5,500,000	2,200,000	1,950,000	3,170,000

** Orange highlights represent new project requests (not including year 5). THESE NEW REQUESTS ARE NOT PRESENTED IN THIS CIP. THEY ARE PRESENTED FOR INFORMATION PURPOSES. THE P & R COMMISSION DID PROPOSE THEM. HOWEVER THEY DO NOT FIT IN THE DEBT FORECAST SCHEDULE.

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Police
Contact CHIEF MICHAEL KEHOE
Type Building construction/renovati
Useful Life
Category Buildings
Priority TBD

Project # Pol -1
Project Name Police Facility

Description

A comprehensive space needs study was completed and it determined that the police facility at 3 Main St. was inadequate. The current facility no longer fulfills the day to day needs of policing functions for the Town of Newtown. Architectual & Engineering Designs fees are needed to move the project forward.

Specifics are not known at this point - the municipal space study will provide more information.

Justification

The Police facility was built in 1981 based upon projections that we have far exceeded. The growth of the community and police personnel have made the current facility overcrowded, outdated and inadequate for a modern and professional police agency. The planning of this project started in 2002 with numerous CIP requests for improvements. A comprehensive Space Needs Study and Site Evaluation of 3 Main Street was completed. Monies will be needed to professionally design the building.

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Planning/Design		500,000				500,000
Total		500,000				500,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding		500,000				500,000
Total		500,000				500,000

Budget Impact/Other

Detailed operational budget impact will be determined closer to project start date.

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Public Works
Contact FRED HURLEY, DIRECTOR
Type Road Improvements
Useful Life
Category Infrastructure
Priority TBD

Project # PW - 1
Project Name Capital Road Program

Description
 Complete reconstruction of aging roads per the current capital road plan.
 See next pages for a list of planned road reconstruction

Justification
 Public safety

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance	2,750,000	3,000,000	2,000,000	2,250,000	2,500,000	12,500,000
Total	2,750,000	3,000,000	2,000,000	2,250,000	2,500,000	12,500,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding	1,000,000	1,000,000				2,000,000
General Fund	1,750,000	2,000,000	2,000,000	2,250,000	2,500,000	10,500,000
Total	2,750,000	3,000,000	2,000,000	2,250,000	2,500,000	12,500,000

Budget Impact/Other
 The budget impact is that the road maintenance costs will be stable. The roads that are improved or replaced cost less to maintain, the roads we don't improve or replace cost more to maintain. So the \$2,000,000 we invest into roads enable us to have stable maintenance costs. During the 2014-15 budget process it was understood that the capital road program budget amount would be increased incrementally so that \$2,000,000 would be reached by the 2017-18 fiscal year. This plan increases that amount further so that by 2020-21 it will reach \$2,500,000. This will depend on additional economic activity.

**NEWTOWN PUBLIC WORKS
CAPITAL IMPROVEMENT PLAN
FISCAL YEARS 2016 – 2017**

**2016 – 2017
Capital Road**

Birch Hill Road	\$125,000
Butterfield Road	\$100,000
Cadey Lane	\$50,000
Cannon Drive	\$100,000
Hanover /Dinglebrook	\$150,000
Hattertown Road	\$100,000
Hundred Acres Road	\$150,000
Keating Farm Road	\$100,000
Lakeview Terrace	\$100,000
Mile Hill South	\$100,000
Monitor Hill	\$125,000
Morgan Drive	\$75,000
Mt. Nebo	\$125,000
New Lebbon	\$100,000
Nunnawauk Road	\$150,000
Park Lane	\$75,000
Parmalee Hill Road	\$150,000
Phyllis Lane	\$125,000
Pond Brook Road	\$150,000
Riverside Road	\$150,000
School House Hill	\$100,000
Swamp Road	\$100,000
Toddy Hill Road	\$200,000
Whippoorwill Hill	\$50,000

Total Capital Road \$2,750,000

Bridges

Meadowbrook or Walnut Tree Hill \$525,000

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Public Works
Contact FRED HURLEY, DIRECTOR
Type Road Improvements
Useful Life
Category Infrastructure
Priority TBD

Project # PW - 2
Project Name Bridge Replacement Program

Description

Bridge replacement per the bridge replacement schedule.

2016/17 Meadowbrook/Walnut Tree
 2017/18 Old Hawleyville #2/Walnut Tree
 2018/19 Pond Brook/Walnut Tree
 2019/20 Echo Valley
 2020/21 Jacklin Road

Justification

Public safety

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance	525,000	525,000	538,000	473,000		2,061,000
Total	525,000	525,000	538,000	473,000		2,061,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding	525,000	525,000	538,000	473,000		2,061,000
Total	525,000	525,000	538,000	473,000		2,061,000

Budget Impact/Other

The budget impact of replacing a bridge (at the right time) is that we avoid large maintenance costs.

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Public Works
 Contact
 Type Unassigned
 Useful Life
 Category Unassigned
 Priority TBD

Project #	PW - 3
Project Name	Truck Washing Station

Description

A truck and other vehicle washing station is proposed as either a standalone facility for the Town of Newtown or in conjunction with one or more neighboring municipalities. It would cost approximately \$50,000 for engineering and \$550,000 for construction. It would have the capacity to handle standard vehicles, large trucks, and construction equipment. It would be located behind the Park and Recreation Maintenance Facility on Trades Lane to afford access to public sewer and public water, and convenient access to I-84 should other municipalities participate in its use. Depending on final design, it will have the capability to operate in a manual, semi-automatic or automatic mode. Direct access to public sewer will eliminate the possibility of contaminated discharges to the aquifer or surrounding environmentally sensitive areas.

Justification

Removing salt, greases and other environmental contaminants from our vehicles meets the intent of State and Federal laws to reduce non-point sources of water pollution. Vehicle washing also provides the benefit of reduced maintenance costs due to rust and corrosion. The Town is required to clean its vehicles in an environmentally sensitive manner and this facility will meet that requirement. There are currently no such facilities in the area for trucks and heavy equipment.

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Planning/Design		50,000				50,000
Construction/Maintenance		550,000				550,000
Total		600,000				600,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding		600,000				600,000
Total		600,000				600,000

Budget Impact/Other

This facility will help stabilize vehicle operational repair and maintenance costs due to rust and corrosion removal and prevention. The actual project cost may be substantially reduced if any neighboring municipality chooses to participate in the construction and/or operation of the facility. We may entertain full municipal partners or simply charge other municipalities as users.

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Public Works
 Contact
 Type Unassigned
 Useful Life
 Category Unassigned
 Priority TBD

Project # PW - 4
 Project Name Public Works Garage / Salt Storage

Description

The project would overhaul the existing salt storage and add a third storage bin. Overall, this would bring total storage capacity of Salt from 1,000 to 2,000 unmixed tons and additional 500 tons of mixed salt/sand. In addition to the salt storage shed improvements, the entire yard would have its drainage and storm water discharge system upgraded to meet current environmental standards and all parking and road areas paved. The overall cost for this project is \$50,000 for engineering and \$600,000 for construction.

Justification

With the shift in winter road maintenance to more salt and less sand, the capacity to store more salt has become critical. Each winter for several years, there have been continuing salt supply shortages mid-winter due to the inability of the vendors to ship enough product in a timely manner. Additional municipal storage capacity is the only viable response to avoid mid- winter shortages. In addition to this product need, the increased federal and state storm water management requirements necessitate improvements to our overall storm water collection and disbursement system. The yard has not been substantially upgraded since 1978. The asphalt is in general now obsolete and more patch than paving

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Planning/Design			50,000			50,000
Construction/Maintenance			600,000			600,000
Total			650,000			650,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding			650,000			650,000
Total			650,000			650,000

Budget Impact/Other

More salt storage capacity ensures availability of product at a stable and not crisis driven price. The site overhaul assists in maintaining an efficient operation.

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Public Works
 Contact
 Type Unassigned
 Useful Life
 Category Unassigned
 Priority TBD

Project #	PW - 5
Project Name	Hook & Ladder (old) Building Renovation

Description
Placed in year 5 for discussion purposes. No amount determined.

Justification

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance					0	0
Total					0	0

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding					0	0
Total					0	0

Budget Impact/Other

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Public Works
 Contact
 Type Unassigned
 Useful Life
 Category Unassigned
 Priority TBD

Project #	PW - 6
Project Name	Multi-Purpose Building Renovation

Description

Placed in year 5 for discussion purposes. No amount has been determined.

Justification

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance					0	0
Total					0	0

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding					0	0
Total					0	0

Budget Impact/Other

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department Senior Center
 Contact
 Type Unassigned
 Useful Life
 Category Buildings
 Priority TBD

Project #	SR CTR - 1
Project Name	Senior Center Design Phase

Description
New Senior Center - Design Specifics are not known at this point - the municipal space study will provide more information.

Justification

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Planning/Design	500,000					500,000
Total	500,000					500,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding	500,000					500,000
Total	500,000					500,000

Budget Impact/Other

Capital Improvement Plan
Town of Newtown, Connecticut

'16/'17 thru '20/'21

Department To Be Determined

Contact

Type Building construction/renovati

Useful Life

Category Buildings

Priority TBD

Project # T - 1
Project Name Municipal Facility Construction - Phase 1

Description

Specifics are not known at this point - the municipal space study will provide more information.
 \$5,000,000 has been identified for a municipal facility in year four and year five. What facility will be clearer in the near future.

Justification

Expenditures	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Construction/Maintenance			5,000,000	5,000,000		10,000,000
Total			5,000,000	5,000,000		10,000,000

Funding Sources	'16/'17	'17/'18	'18/'19	'19/'20	'20/'21	Total
Bonding			5,000,000	5,000,000		10,000,000
Total			5,000,000	5,000,000		10,000,000

Budget Impact/Other



INVESTMENT CONSULTING AGREEMENT

This investment consulting agreement ("Agreement") is made and effective on this 28th day of July, 2015 between,

PLAN SPONSOR: Town of Newtown CT whose mailing address is 3 Primrose Street
PLAN NAME Newtown, CT 06470

(hereinafter referred to as "you" or "your"), and Fiduciary Investment Advisors, LLC, a federally registered investment adviser, whose mailing address is 100 Northfield Drive, Windsor, CT 06095 (hereinafter referred to as "us," "we," or "our").

- 1. Scope of Engagement.** You hereby appoint us as your adviser to perform the consulting services described in Exhibit A ("Services"). When performing our Services under this Agreement, we are neither your attorneys nor your accountants and no portion of our Services is to be regarded as legal or accounting advice. We recommend that you seek the advice of an attorney and accountant. The scope of our Services can only be modified by a written amendment signed by authorized officers of you and us. If, as a courtesy, we from time to time provide services beyond the agreed Services, that fact does not amend this Agreement. We do not serve as your investment manager or as a transaction manager.
- 2. Consulting Fee.** Our Consulting Fee for our Services shall consist of: (A) an annual fee of \$35,000, billed on a quarterly basis in arrears and (B) an annual portal maintenance fee of \$1,500. The annual fee shall automatically increase by three percent (3%) on each anniversary of the Effective Date. In the event that this Agreement is terminated, the Consulting Fee due will be calculated on a pro-rata basis through the date of termination. Instructions for payment of our Consulting Fee are outlined in Exhibit A.
- 3. Discretion.** You will retain absolute discretion over all investment and implementation decisions, including asset allocation, selection of managers, investment vehicles, trustees, and all other advisers, and the timing and substance of all movement of funds. You acknowledge that we have no discretionary authority or control.
- 4. Risk Acknowledgement.** We do not guarantee the future performance of your account for which we provide Services (the "Account") or any specific level of performance. You understand that our investment recommendations for your Account and those of any independent manager are subject to various market, currency, economic, political and business risks, and that investment decisions are not always profitable. You also acknowledge we obtain information from a wide variety of publicly available sources and certain private sources, that the advice given is based on that information and that we cannot guarantee the accuracy or validity of the data upon which our analysis or recommendations are based.
- 5. Adviser Liability.** Except as otherwise provided by law, neither we nor any of our employees, affiliates, representatives or agents shall be liable for (a) any loss that you may suffer by reason of any decision made or other action taken or omitted in good faith by us with that degree of care, skill, prudence, and diligence under the circumstances that a person acting in a fiduciary capacity would use, (b) any loss arising from our adherence to your written or oral instructions or designated investment objectives, including, but not limited to, any written Investment Policy Statement, (c) any act or failure to act by the custodian, any broker-dealer to which we direct Account transactions, or any other third party or (d) any loss that you may suffer by reason of any decision made or other action taken by any independent manager. The federal and state securities laws impose liability under certain circumstances on persons who act in good faith; this Agreement does not waive or limit any rights that you may have under those laws.
- 6. Securities Transactions.** You acknowledge and agree that you are solely responsible for issuing any instructions and implementing any transactions that may be necessary or appropriate in order to make any changes that we may recommend in light of your objectives and policies, performance of your investment managers, and such other market conditions and factors that we deemed relevant. You understand and agree that our duties and responsibilities under this Agreement do not include acting as your agent in connection with: (a) establishing or terminating client accounts with investment managers, (b) providing any types of instructions to custodians, (c) providing investment or withdrawal instructions to any person or entity, (d) providing or relaying wire transfer or payment instructions relating to the settlement of transactions, or (e) advising on or voting proxies on your behalf. We shall not be liable to you for any failure relating to the issuance, delivery, timeliness, accuracy or completeness of instructions as to securities transactions approved by you in connection with any Account changes. You are responsible for verifying the issuance, timeliness, delivery, completeness, and accuracy of all instructions to third parties and for directly communicating any instructions to appropriate parties. We are not authorized to initiate transactions on your behalf nor can we assume responsibility for untimely, inaccurate, or incomplete information. You understand that recommended purchase and sale transactions are not necessarily performed simultaneously and that implementation of investment decisions may result in sale proceeds and/or cash being uninvested for some period of time. Our Services do not include analyzing and minimizing the short-term effects that may accompany the implementation of recommended Account changes, or advising or voting on proxies.
- 7. Custodian.** Plan investment assets shall be held by an independent custodian, not FIA. The independent custodian and/or third party administrator shall provide the Plan and/or its participants with periodic investment reports regarding Plan assets and/or the underlying individual participant accounts.
- 8. Confidentiality.** Except as required by applicable law, rule or regulation, or in order to implement your investment objectives or to perform the Services, both parties agree to treat information provided in connection with this Agreement as confidential.
- 9. Receipt of Disclosures.** You hereby acknowledge receipt of our Privacy Policy Notice and a copy of our written disclosure statement as set forth in Part II of Form ADV (Uniform Application for Investment Adviser Registration) or otherwise meeting the requirements of Rule 204-3 of the Advisers Act.
- 10. Electronic Delivery.** You authorize us to deliver, and you agree to accept, all required regulatory notices and disclosures via electronic mail and/or via the FIA client portal, as well as all other correspondence from us. We shall have completed all delivery requirements upon the forwarding of such document, disclosure, notice and/or correspondence to your last provided email address (or upon advising you via email that such document is available on the portal).
- 11. Arbitration.** Subject to the conditions and exceptions noted below and to the extent not inconsistent with applicable law, in the event of any controversy, dispute or claim arising out of or relating to this Agreement, both parties agree to submit the dispute to arbitration before a single arbitrator in accordance with the Commercial Rules of the American Arbitration Association then in effect. The prevailing party shall be entitled to reasonable attorneys' fees and to costs. The venue (i.e. location) for any such arbitration proceeding shall be the City of Hartford, State of Connecticut. All disputes submitted to arbitration as required by this paragraph shall be decided subject to applicable law. **You understand that this agreement to arbitrate does not constitute a waiver of your right to seek a judicial forum where such waiver would be void under federal or applicable state securities laws.**
- 12. Non-Exclusivity.** You acknowledge and understand that we shall be free to render investment advice to others and that we do not make our services available exclusively to you. We (and our advisory affiliates, employees, representatives, and agents) may have or take the same or similar positions in specific investments for our own accounts, or for the accounts of other clients, as we do for you. Nothing in this Agreement shall put us under any obligation to recommend for purchase or sale for the Account any security which we (or our advisory affiliates, employees, representatives, and agents) may purchase or sell for our own accounts or recommend for the account of any other client, unless in our sole determination, such investment would be in the best interest of the Account.

13. Conflicts of Interest. Other than as may be disclosed on our written disclosure statement, we are not subject to any conflicts of interest in conjunction with the services to be provided under this Agreement.

14. Client Representations and Warranties. You represent that you have the full legal power and authority to enter into this Agreement and that the terms of this Agreement do not violate any obligation or duty to which you are bound, whether arising out of contract, operation of law, or otherwise. If you are an entity (e.g., corporation, partnership, limited liability company, or trust), this Agreement has been duly authorized by the appropriate corporate or other action (which shall be provided upon request) and when so executed and delivered shall be binding in accordance with its terms.

15. Retirement or Employee Benefit Plan Accounts. If this is a retirement plan ("Plan") organized under the Employment Retirement Income Security Act of 1974 ("ERISA"), we represent that FIA is an investment fiduciary registered under The Investment Advisers Act of 1940 (but only with respect to the provision of services described in Exhibit A of this Agreement). The only source of compensation to us under this Agreement shall be the fee paid to us by the Plan (or Plan Sponsor). If assets under this Agreement contain only a part of the total Plan assets, you understand that FIA will have no responsibility for the diversification of all of the Plan assets, and that we will have no duty, responsibility or liability for Plan investments that are not part of this Agreement. The Plan has determined to retain responsibility for voting all Proxies. You acknowledge that the services to be provided by us do not constitute a certification or assertion that the Plan is compliant with ERISA.

16. Fiduciary Status. FIA is a limited scope "fiduciary" to the Plan as that term is defined under Section 3(21) of ERISA. Except for any assets contained within any specific asset allocation programs devised by us, we do not possess or exercise any discretionary authority over the Plan or any of its investment assets. Moreover, our fiduciary duty does not, and will not, extend to a participant's investment decision making process as to how he/she chooses to allocate any portion of his/her Plan assets among any Plan investment alternative, it being understood that the participant retains all such investment decision making authority and responsibility.

17. Private Investments. Investment in certain private investment funds involves various risk factors, including, but not limited to, potential for loss of principal and liquidity constraints, as more fully discussed in the fund offering documents, copies of which must be received and reviewed prior to reaching a

decision to purchase an interest in any such fund. There are risks and potential negative consequences pertaining to an investment in such funds as disclosed in the offering documents; and you are fully prepared to accept any and all adverse consequences resulting from a decision to invest in any such fund. Accordingly, unless otherwise expressly prohibited by applicable securities laws, you hereby forever release and hold us and our officers and employees harmless with respect to any and all claims, losses, and/or damages (including but not limited to loss of principal) that might result from a purchase of a private fund.

18. Assignment. Neither party may assign this Agreement without the written consent of the other party. Both parties acknowledge and agree that transactions that do not result in a change of actual control of management shall not be considered an assignment.

19. Severability. If any provision of this Agreement is found to be invalid, unenforceable, or prohibited by applicable law, that provision shall be deemed severable and shall be inoperative where void or prohibited. The remaining provisions of this Agreement shall be valid and binding and of full force and effect.

20. Term of Agreement and Termination. This Agreement will continue in effect from the date set forth above and may be terminated at the close of any calendar quarter, upon delivery of thirty (30) days written notice by either party to the other, which written notice must be manually signed by the terminating party. Termination of this Agreement will not affect (a) the validity of any action previously taken by us under this Agreement; (b) liabilities or obligations of the parties from transactions initiated before termination of this Agreement; or (c) your obligation to pay us fees that have already been earned under this Agreement. Upon termination of this Agreement, we will not have any continuing obligation to take any action. We may amend this Agreement upon written notification to you. Unless you agree to the amendment in writing it will not be effective.

21. Governing Law, Venue, and Jurisdiction. This Agreement supersedes and replaces, in its entirety, all previous investment advisory agreement(s) between the parties. To the extent not inconsistent with applicable law, this Agreement shall be governed by and construed in accordance with the laws of the State of Connecticut. In addition, to the extent not inconsistent with applicable law, the venue (i.e. location) for the resolution of any dispute or controversy shall be the County of Hartford, State of Connecticut.

In executing this Agreement, each party acknowledges and accepts its respective rights, duties, and responsibilities hereunder. This Agreement is only effective upon our execution below.

Check here if FIA is *not* permitted to use your organization on a Representative Client List _____

THIS AGREEMENT CONTAINS A BINDING ARBITRATION PROVISION WHICH MAY BE ENFORCED BY THE PARTIES.

Town of Newtown Connecticut

Fiduciary Investment Advisors, LLC

Robert Tait, Finance Director

Mark R. Wetzel, President

Exhibit A - Scope of Services

We shall provide the following Services to you (as marked below) in accordance with the Investment Consulting Agreement to which this Exhibit A is attached:

Develop/Review an Investment Policy Statement

FIA will assist in the development and/or review of an investment policy statement. We will analyze the particular circumstances of your Account (return objectives, risk tolerance, liquidity needs, investment constraints, etc.) and render advice based on the information that you provide to us.

Asset Allocation Analysis

FIA will assist in the development of an asset allocation analysis. We will analyze the particular circumstances of your Account (return objectives, risk tolerance, liquidity needs, investment constraints, etc.) and render advice based on the information that you provide to us.

Independent Manager Search, Review and Recommendation

FIA will identify and present investment management candidates for your consideration. The information that we utilize in our evaluation of such candidates is sourced both from commercially available databases and our own proprietary tools and efforts. Fees that are levied by investment manager firms are separate from our own and may require the execution of agreements directly between you and them.

Investment Performance Measurement, Analysis and Reporting

FIA will analyze the results of your composite Account and the individual investment manager(s) on a quarterly basis. Our reviews include a variety of statistical information that we deem relevant to the evaluation of your Account's results including, but not necessarily limited to, portfolio balances, cash flows, and market and individual investment manager rates of return. The primary source of information for these efforts is your Account's custody statements. While we believe such information to be reliable, we do not guarantee its accuracy.

Plan/Portfolio Diagnostic Review

FIA will undertake a thorough review of your Account's current structure and analyze your investment policy statement (or assist in the development of one should none exist), your current allocation of assets and investment manager(s), and the historical performance of your total Account and your individual investment manager(s). We will draw comparisons to appropriate peer accounts and make recommendations to rectify those aspects of your Account under our review that, in our professional opinion, are deficient.

Full Retainer Service (five services identified above)

Vendor Search and Analysis

- Custodian Bank
- Bundled Plan (defined benefit & defined contribution)
- Defined Contribution
- Commission Recapture
- Transition Management

Other Service (identify) _____

Banking Instructions

We bill for our Consulting Fee on a quarterly basis in arrears. Payment should be remitted via check, made out to Fiduciary Investment Advisors, LLC, 100 Northfield Drive, Windsor, CT 06095.

NOTES:

THIS SURVEY HAS BEEN PREPARED IN ACCORDANCE WITH SECTIONS 20-300b THROUGH 20-300d OF THE CONSTITUTION OF THE STATE OF CONNECTICUT, AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. 8/27/15. IT IS AN EASEMENT TO BE USED FOR ELECTRIC EASEMENT PURPOSES.

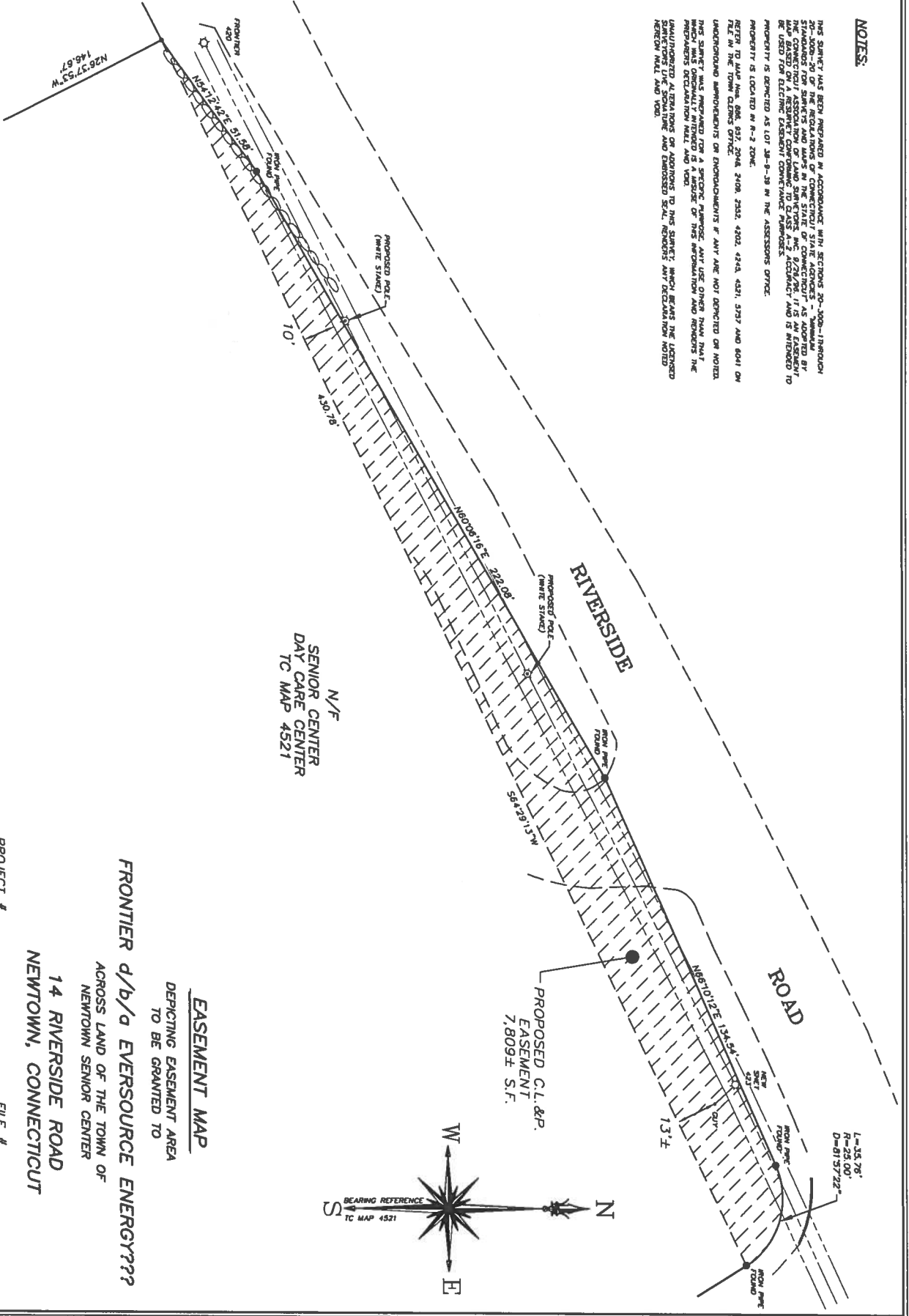
PROPERTY IS LOCATED IN R-2 ZONE.

REFER TO MAP NO. 606, 507, 2048, 2108, 2352, 4202, 4242, 4251, 5797 AND 6041 ON THE MAP FOR NEIGHBORING PROPERTIES.

UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS IF ANY ARE NOT DEPICTED OR NOTED.

THIS SURVEY WAS PREPARED FOR A SPECIFIC PURPOSE. ANY USE OTHER THAN THAT SPECIFICALLY INTENDED MAY BE AT THE USER'S RISK. THE USER SHALL OBTAIN ALL NECESSARY PERMITS AND DECLARATIONS OF THE APPLICABLE AGENCIES AND AGENCIES OF THE STATE OF CONNECTICUT AND THE UNITED STATES OF AMERICA.

UNAUTHORIZED ALTERATIONS OR ADDITIONS TO THIS SURVEY, WHICH BEARS THE LICENSED SURVEYOR'S LINE SIGNATURE AND EMBOSSED SEAL, NEGATES ANY DECLARATION NOTED HEREON. HALL AND VOID.



BRAUTIGAM LAND SURVEYORS, P.C.

90 South Main Street
 Newtown, Connecticut 06470
 Telephone (860) 570-5888
 Fax (860) 570-5888
 E-mail: Surveyor@brautigamland.com

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS SURVEY AND MAP ARE SUBSTANTIALLY CORRECT AS NOTED HEREON.

PAUL A. BRAUTIGAM C.T. LIC. NO. 13188

THE SURVEY DEPICTED HEREON IS HALL AND VOID WITHOUT THE LICENSED SURVEYOR'S LINE SIGNATURE AND EMBOSSED SEAL.

PROJECT #

FILE #

FRONTIER d/b/a EVERSOURCE ENERGY???
 ACROSS LAND OF THE TOWN OF
 NEWTOWN SENIOR CENTER
14 RIVERSIDE ROAD
 NEWTOWN, CONNECTICUT

EASEMENT MAP
 DEPICTING EASEMENT AREA
 TO BE GRANTED TO

JOB NO. 3907002-01	SCALE: 1" = 20'	DRAWN BY: JMB
FIELD NOTES: 229-98	DATE: 6/27/15	CHECKED BY: PMS





TOWN OF NEWTOWN

Land Use Agency

MEMORANDUM

7/28/15

High and East Meadows Open Space

The High and East Meadows has been designated as open space at the request of the Planning and Zoning Commission. This designated open space at the Fairfield Hills Campus is unique when compared with other Town open space. It is not a separate parcel of land as it remains within the Fairfield Hills Campus and the Fairfield Hills Adaptive Reuse Zone.

The High and East Meadows Open Space contains trails maintained by the Newtown Parks and Recreation, structures maintained by Public Works and allows passive recreational uses as permitted by the Land Use Agency under Newtown Zoning Regulations 6.03.300 (27), (attached). The open space remains under the oversight of the Fairfield Hills Authority.

The designation of open space can include stipulations allowing uses requested by the donors of the land. The Town being the “donor” of the High and East Meadows open space has specified via the Zoning Regulations that the land be utilized for passive recreation as permitted by the Fairfield Hills Special Event Permit.

The Land Use Agency, specifically the Zoning Enforcement Officer has the final permit approval for Fairfield Hills Special Events under 6.03.300 (27). The final approval is based on comments from all pertinent agencies including the Police Department, Fire Marshal, Health District, Parks and Recreation, Land Use Agency, Fairfield Hills and the Conservation Commission.

The jurisdiction of the High and East Meadows Open Space has to be shared by all relevant Town agencies, departments and commissions. The purposes for Town Open Space are listed in Newtown Regulations, (attached).

To comply with the Newtown Zoning Regulations, to be in accordance with the Fairfield Hills Master Plan and facilitate the management of the open space, the following “Declaration Document Concerning the High and East Meadows” is submitted for approval:

Declaration Document Concerning the High and East Meadows

7-28-15

The Town of Newtown agrees to perpetually preserve, protect, limit, conserve and maintain the land hereinafter described in its natural condition. Any proposed uses of the Town Open Space shall be contingent upon receipt of a Fairfield Hills Special Event Permit with review and recommendations submitted by the Police Department, Fire Marshal, Health District, Parks and Recreation, Land Use Agency, Fairfield Hills and the Newtown Conservation Commission. Any such use shall in no way endanger the conservation of the High and East Meadows.

The areas referenced are designated as “The High and East Meadows” (hereinafter referred to as “the Meadows”) containing 65.46 acres located on a certain map entitled “Limited Property survey Prepared for the Town of Newtown, Wasserman Way, Newtown, Connecticut” dated November 1, 2013 by Brautigam Land Surveyors, P.C. which was filed on the Newtown Land Records as Map 8194 on March 11, 2014.

It is the purpose of this Declaration to ensure that the Meadows remain in their present, natural and open condition, and to prevent any activity or use of the area that is inconsistent with that condition or that will significantly impair or interfere with the ecological, conservation or open space values of the area, notwithstanding normal passive recreational purposes.

1. The following is from Section 6.03.300, Newtown Zoning Regulations;

27) – (added effective August 13, 2012) A community activity such as a fair, concert or similar type event conducted by non-profit Town organizations or National charities with local affiliations, in off-street areas, with no permanent structures allowed.

The event can include, sporting events, amusements, non-profit sales of merchandise/ food and for-profit vendors that are affiliated with and donate all or a portion of the sale profits to the sponsoring non-profit organization. The donation can also be in the form of a space rental fee paid by the for-profit business to the sponsoring non-profit organization.

Said permit will not be issued until the applicant has made provision for adequate parking as determined by the Zoning Enforcement Officer, nor will such permit be issued until the approval of such Town Boards, Departments or Agencies as is required by other Town ordinances or regulations is obtained.

The application shall be submitted 21 working days, but not more than six months prior to the event. Said permit shall be effective for a period of not more than 10 days. (added effective August 13, 2012)

2. The following is the Town of Newtown description of Open Space;

4.05.230 The land to be reserved for open space purposes shall be prioritized as follows starting with the most important:

4.05.230.1 The conservation and protection of wildlife habitat areas, natural or scenic features and resources, historic or archeological features;

4.05.230.2 The meeting of neighboring and/or community-wide recreational needs;

4.05.230.3 The expansion of existing open space and recreational areas present on adjoining properties;

4.05.230.4 The preservation of agricultural lands and soils.

4.05.230.5 The preservation, relocation and/or enhancement of existing trails having public access rights;

4.05.230.6 Connecting parcels of open space with existing or proposed green way corridors for pedestrian, bicycle or bridle paths;

