

**MINUTES OF THE
REGULAR MEETING OF THE BOARD OF SELECTMEN
November 5, 2008**

Present: Scott Lingenfelter, Timothy Reynolds, John Smith, Brian Fitzgerald and Vicki Spellman. First Selectman Lingenfelter called the meeting to order at 7:00 p.m. in the Town Hall lower level Conference Room on Wednesday, November 5, 2008.

Minutes:

Selectman Reynolds made a motion to approve the Minutes of October 15, 2008. The motion was approved by unanimous vote.

Selectman Smith made a motion to move the agenda item on the Senior Center to item #3 just after public input to accommodate the many residents who have attended tonight. The motion was approved by unanimous vote.

Public Input:

There were several senior residents in attendance to show their support for the purchase of the Calvary Church building on Bridge Street to convert it to a permanent Senior Center. Bobbie Kling 1120 Newgate Road spoke in favor of the purchase of Calvary Church to convert it into a Senior Center. She stated that the purchase price and the receipt of grants for this project makes this an unique opportunity for the Town and urged the Board of Selectmen to move this project to the Board of Finance and ultimately to a Town Meeting for approval. Several other residents spoke in favor of the project. Mary Roy asked the Selectmen if the building could also be used for a Community Center.

Sami Mehmed of 10 Dara Lane, asked the Selectmen for budget constraints during the next budget year. He wanted to bring attention to an issue in Enfield where residents were asked to approve \$9.7 million dollars for energy efficiency renovations to the Enfield Town Hall which was rejected by the voters even though they expected a savings after 20 years. He again asked for budget restraint, not only from the town hall side, but also the Board of Education. He would like to know the budget impact relative to the Calvary Church project, the Cannon property and the cost of maintaining and operation of the Agri-Science large animal facility. Also, when the Selectmen go into an Executive Session on contract negotiations, will he know what major topics are discussed?

Mr. Lingenfelter thanked him for his comments.

Mr. Lingenfelter had received an e-mail from Lori & Walter Gadomski stating that they support the concept of the Town's Budget going directly to referendum after the required town meeting.

Calvary Church purchase discussion:

Economic Development Commission Director, Patrick McMahon, was present and said that he was seeking approval to move forward with the acquisition and renovation of the Calvary church for a permanent senior center. The town has acquired a \$750,000 Small Cities Community Development Block Grant and a \$500,000 Small Town Economic

Assistance Program grant to be utilized on this project. The Church building is 11,800 sq.ft. on 3.27 acres of land. The current senior center is on a year to year lease of approximately 5,800 sq.ft. for \$40,000 a year in lease payments. Purchase of the Church building would provide a great layout for hosting different programs simultaneously and also has a commercial kitchen which would provide the senior center an opportunity to expand their meal program as attendance at the senior center is greatest on the days that meals are served.

The town retained the services of Hibbard and Rosa, architects to conduct a structural/mechanical analysis of the facility. The total renovation costs including design and contingency has been estimated at \$1,041,920 which included a 20% contingency. Providing a 10% escalation as construction would commence approximately 2 years after the estimate was prepared would result in a figure of \$1,146,000. The town has negotiated a purchase price of \$675,000 so the total project cost is estimated at \$1,821,000. The \$750,000 Small Cities Grant and the \$500,000 STEAP grant and \$185,000 in Small Cities Program income brings the total cost from Town funds and private fundraising to be \$386,000.

Selectman Reynolds made a motion that the Board of Selectmen approve the acquisition of the Calvary Church for a permanent senior center and that, pending Town Meeting approval, the First Selectman is authorized to execute any and all documents related to such acquisition.

Discussion on the motion followed. Selectman Fitzgerald was concerned about this project with respect to the Long Range Capital Plan. A new Senior Center was not ranked the most urgent need of the town, but this project has now jumped to the top of the list and asked why this happened? Selectman Spellman said the Board did have discussions on this project and it was considered an outstanding opportunity issue. First Selectman Lingenfelter said the senior center project did rank as a high priority, but not the highest of all the projects they ranked. However, this is a time sensitive opportunity available where the town can get a newly renovated Senior Center for a cost of approximately \$400,000 to the taxpayers. Selectman Fitzgerald brought up the \$500,000 STEAP grant and asked what other projects it can be used for. He asked if this the most urgent project that the Town needs to do right now?

Selectman Smith felt it was the most cost effective way to get this particular project done.

Selectman Spellman felt this project was an incredible opportunity which the Town can build for little expense and felt this opportunity was a bargain, and was in favor of the project.

With no further discussion, a vote on the motion was taken with all voting in favor of the motion and Selectman Fitzgerald voting opposed. ***Motion carried 4-1.***

Selectman Reynolds made a motion that the Board of Selectmen approves the acceptance of the Connecticut Small Cities Community Development Block Grant Program grant in the amount of \$750,000 for acquisition and renovation of the Calvary Church on Bridge Street for a town senior center; and that the First Selectman is hereby authorized to enter into and execute such documents necessary for the grant. The motion was approved by unanimous vote.

Selectman Reynolds made the following Resolution:

RESOLVED, that Scott R. Lingenfelter, First Selectman is hereby authorized to make, execute and approve on behalf of this municipality, any and all contracts and amendments and to execute and approve on behalf of this municipality, other instruments a part of or incident to such contracts and amendments related to the STEAP Senior Center Renovations Grant and effective until otherwise ordered by the Board of Selectmen. The resolution was approved by unanimous vote.

Selectman Reynolds made the following Resolution:

RESOLVED, that the Town of Suffield hereby adopts as its policy to support he nondiscrimination agreements and warranties required under C.G.S. Section 4a-60(a)(1), and Section 4a-60a(a)(1) as amended in State of Connecticut Public Act 07-245 and Sections 9(a)(1) and 10(a)(1) of Public Act 07-142, as those statutes may be amended from time to time. The resolution was approved by unanimous vote.

This matter will now go before the Board of Finance.

Executive Session:

First Selectman Scott Lingenfelter, made a motion to go into Executive Session to discuss a legal matter at 8:47 p.m. The motion was approved by unanimous vote. Ted Flanders, Building Inspector, Chris Laux a consultant and Michael Smith Chairman of the Board of Education were invited to attend.

(Selectman Spellman left the executive session at 8:30 p.m.)

Selectman Reynolds made a motion to come out of Executive Session at 8:36 p.m. The motion was approved by unanimous vote (4-0).

Transfer of Funds: Police Department

Captain David Bourque was present to request a transfer of funds for a vehicle for the Animal Control Officer.

Selectman Reynolds made a motion to approve the transfer of \$4,000 of the budgeted \$5,000 from the Animal Control Budget Repairs and Maintenance expenditures account to the Police Department Police Cruisers expenditures account and to approve the sale of the 1999 Ford, Animal Control vehicle and said monies received to be appropriated to

the Animal Control Repairs and Maintenance expenditure line item, and to forward this request to the Board of Finance. The motion was approved by unanimous vote.

Permanent Building Committee & Appointments:

First Selectman Lingenfelter discussed the re-establishment of the Permanent Building Committee (PBC). Selectman Fitzgerald suggested 2 to 4 year staggered terms for the members. He also felt if the PBC is re-established, then they should take over the duties of any prior building committees which were established for building projects and relieve the past committees and excuse them of any further duties. Selectman Fitzgerald also wanted to consult with the nominating town committee's for names of appointments and asked to revisit the appointments until the next meeting.

Set Town Meeting Date:

Selectman Reynolds made a motion to set a Town Meeting date for Tuesday, December 2, 2008 at 7 p.m., at the Suffield High School Auditorium. The motion was approved by unanimous vote (4-0).

Acceptance of Roads:

Town Engineer, Gerry Turbet was present. Mr. Turbet explained that Cedar Crest Lane, Clay Creek Crossing and Windbrook Drive of the Silver Creek Crossing Subdivision, and Stratton Farms Road and Edgewood Drive of the Stratton Farms Subdivision are now ready to send to a Town Meeting for acceptance. The First Selectman said in the Stratton Farms subdivision there are still a lot of construction to be done on homes in that subdivision. Mr. Turbet said the developer has completed all the work, but has sold groups of lots to a developer who is currently working at a very slow pace. As soon as a Developer completes the road, he can ask for acceptance of that road even though there may not be any houses built on it.

Selectman Smith made a motion to send Cedar Crest Lane, Clay Creek Crossing and Windbrook Drive of the Silver Creek Crossing Subdivision, and Stratton Farms Road and Edgewood Drive of the Stratton Farms Subdivision to Town Meeting on December 2, 2008. The motion was approved by unanimous vote(4-0).

Cannon Property: Send to town Meeting:

First Selectman Lingenfelter made a motion to table this until a future meeting of the Board as there are a few details to be finalized. The motion was approved by unanimous vote (4-0).

Tax Rebates:

Selectman Fitzgerald made a motion to approve the following tax rebates: Daniel Taylor \$337.70; Bonnie or Sean Sheridan \$270.60; Jeffrey G. Rink \$23.21; Wayne A. Pare \$7.09; Michael or Lori Silva \$26.48; Megan Fearon \$359.57; Scott T. Graves \$65.52; James P. Gilbert \$113.16; Jennifer Jo & Robert F. Cross \$339.96. The motion was approved by unanimous vote.

Human Resources Position:

First Selectman Lingenfelter said that Joyce Chin Feeney has been hired to replace Bill Crowley as the Human Resources Director. She has worked for the City of Hartford and the State of Connecticut in that field. She will begin work on December 1st. The salary for this position will need to be increased to \$65,000.00.

Selectman Reynolds made a motion to approve the salary for the Human Resource Director of \$65,000 for fiscal year 2008-2009. The motion was approved by unanimous vote (4-0).

First Selectman's Updates:

Defibrillator donation: Training took place at Town Hall on October 22nd. This was the Eagle Scout Project of Jeff Miner who acquired funds for defibrillators for all town buildings and provided training to employees of those buildings on how to use the defibrillators.

Southwick Dock Fees: No changes on this issue. Southwick still claims there is nothing imminent regarding imposing fees on Suffield residents and asked Southwick's officials to come before the Board of Selectmen if they plan to move forward on this issue. Mr. Lingenfelter said he doesn't feel it is appropriate to tax Suffield residents. Southwick feels it is a fee for the use of the water. Selectman Fitzgerald agreed that Southwick cannot impose a fee or tax upon Suffield residents which is outside their jurisdiction. However, if the fee helps defray the cost of Public Safety on the Lakes, then Suffield should be accommodating to work something out with Southwick, such as the town did regarding contributing to the cost of controlling the milfoil problem on the Lakes.

Greater Springfield Reliability Project:

Letters have been sent out to residents abutting the power lines regarding soil sampling work being done. CL&P has filed their application with the Citing Council and the town's attorney will be filing an appearance on behalf of the Town.

CRRA-They have cut their tipping fee by \$10 a ton beginning January 1, 2009 through the end of their fiscal year. Mr. Lingenfelter will recommend a Revenue Account in next year's budget so the money saved will be used to offset next year's fees to those residents who paid the trash fee.

Executive Session:

Selectman Fitzgerald made a motion to go into executive session at 9:10 pm. To discuss contract negotiations. The motion was approved by unanimous vote(4-0).

Selectman Reynolds made a motion to come out of executive session at 9:25 p.m. The motion was approved by unanimous vote(4-0).

Adjournment:

Selectman Smith made a motion to adjourn. The motion was approved by unanimous vote (4-0). The meeting adjourned at 9:26 p.m.

Respectfully submitted,
Christine Koren, Recording Secretary

NEXT MEETING: November 19, 2008 at 7 p.m., town hall lower level conference room.