

**GLASTONBURY TOWN COUNCIL
REGULAR MEETING MINUTES
TUESDAY, FEBRUARY 13, 2018**

The Glastonbury Town Council with Town Manager, Richard J. Johnson, in attendance, held a Regular Meeting at 7:00 p.m. at the Council Chambers of Town Hall, 2155 Main Street, Glastonbury, Connecticut.

1. Roll Call

Council Members

Mr. Thomas P. Gullotta, Chairman *{excused}*
Mrs. Jill Barry, Vice Chairman
Dr. Stewart Beckett III
Ms. Deborah A. Carroll
Mr. Kurt P. Cavanaugh
Ms. Mary LaChance
Mr. Lawrence Niland
Mr. George P. Norman
Mr. Whit C. Osgood

1. Roll Call.

(a) Pledge of Allegiance.

Led by Vice Chairman Barry

Vice Chairman Barry called for a moment of silence to honor Pat Low who recently passed adding that she would be missed.

2. Public Comment.

Mr. Ken Melzen of 100 Oak Street spoke on behalf of Glastonbury Farmer's Market noting the history and evolution of the market and success to date.

Mr. Keith Hayden of 180 Boulder Circle also spoke on behalf of Glastonbury Farmer's Market and asked for the support of the Town Council in their request to move the market from the Hubbard Green to the area between the boathouse and the Community Center along the boulevard -like sidewalk. He praised the space as visible, accessible, convenient to the downtown and good parking. He also felt it would be a natural fit with the summer concerts when the series starts up. He noted that he was Director of Public Works in Southington and

through that experience, felt the activity would not damage the lawn area but would create a positive, family-friendly activity.

(a) Resolution Honoring Great Meadows Conservation Trust Fiftieth Anniversary.

Mr. Osgood read the resolution honoring Great Meadows Conservation Trust Fiftieth Anniversary. Mrs. Duffy Schade thanked the Council for their cooperation and reviewed some history of the group. Mr. Christopher Duff of Rocky Hill spoke to the beauty of the area and its importance as bird habitat. Mrs. Betty Schmidt noted that Mr. Osgood was also a member, expressed appreciation for the resolution and explained the several ways they are able to preserve the land.

3. Special Reports.

(a) Report on October 1, 2017 Grand List.

Mr. Johnson briefly reviewed his memo to the Council on the subject dated February 9, 2018. Ms. Nicole Lintereur, assessor, reviewed her report on the October 1, 2017 Grand List. Mr. Norman asked about the top ten taxpayers and if any type of property was more administratively difficult. Ms. Lintereur said that CL&P is the top taxpayer and that personal property, motor vehicle in particular, is most administratively difficult on the tax collector side. Mr. Osgood said that with revaluation, they showed a 5.74 % increase in real estate but they still have not returned to the peak they saw in 2011 adding that they have had an up market for 8 years as well. He continued saying that they shouldn't expect further increase and thanked the assessor for her report. Mr. Cavanaugh asked about the issues with the state system and the impact on the residents. Ms. Lintereur said that the system will drop records or old records will erroneously pop back up but they work through the issues so the residents aren't penalized.

(b) Status report on options for new outdoor swimming pool.

Mr. Johnson reviewed his memo to the Council on the subject dated February 9, 2018. Mr. Norm Ward, consultant, reviewed the report noting that the current Grange site doesn't have them much to work with. He reviewed the other sites at the Matson Hill and Balf open spaces as well as Nayaug School. He reviewed the matrix where Nayaug scored highest followed by Balf, Matson Hill and lastly, Grange. He showed two concepts, one larger 312-person capacity single pool with zero entry and one smaller 188-person capacity pool with a splash pad/wading pool separate from the main pool. Mr. Osgood asked about the capacity and Mr. Ray Purtell, Director of Parks and Recreation, said the 188 capacity pool compares to Addison.

Mr. Norman asked if they looked at an enclosed pool. Mr. Ward said that they did not. Ms. Carroll asked if they exhausted the best options and that a public pool next to an elementary school was not appealing to her. She also asked about the baseball field. Mr. Johnson said that the Grange is in South Glastonbury so they focused there. He said that the season for a pool and use of a school are largely different and the pool is fenced. He added that it is easier to locate athletic fields than a pool. Ms. Carroll asked if Nayaug was used as a summer camp. Mr. Purtell said it was and that the folks who run the summer camp would find it a great advantage to have the pool on site since they bus to town pools twice per week. He said that with the decreased school enrollment comes decreased enrollment in baseball so they could actually absorb the loss of one field. Ms. Carroll asked if there would be sufficient parking even with redistricting. Mr. Purtell said that there is no conflict and having the available parking is a significant benefit in the cost of the project.

Dr. Beckett asked about the options. Mr. Purtell said that the zero entry is a concept they don't currently have and is nice for no edge to allow for children and handicapped to be able to easily and safely access the water. He said that both concepts would meet the needs. Mr. Niland said he had similar concerns as Ms. Carroll remarking that he was surprised it was not considered located closer to the population that would use it. Mr. Osgood asked about the added cost at Balf and Mr. Purtell spoke to infrastructure such as parking, access drive and utilities. Mr. Osgood asked about the property adjoining Nayaug. Mr. Johnson said that it was possible but it was to the rear and they would still have to build an access road.

Mr. Osgood asked about the indoor concept. Mr. Johnson said it was \$10-12M. Mr. Osgood said that if they are considering \$5M for something with a 2-month use and have to go to referendum, they should consider a year-round facility. Mr. Johnson said that there are models to cover operating costs but that the thought for an indoor pool was for it to be more centrally located. Mr. Norman asked about Grange and Mr. Purtell reiterated the issues with the facility and site making it both questionable as to whether they can continue to run it and inadvisable to make further capital investment. Mr. Norman echoed Mr. Osgood's comments about an indoor facility and asked about the timing. Mr. Purtell said it would take several months to determine scope costs and work on a revenue model for an indoor facility. Dr. Beckett requested that the USA Swimming pool study be updated. He also said that East Hartford has a pool and elementary school on the same site calling it a big hit. He also said that sharing facilities is much more cost effective. Mr. Purtell said that there is a similar facility in Manchester with no issues.

4. Old Business.

None

PUBLIC HEARING AND ACTION ON PUBLIC HEARING – 8:00 P.M.

NO 1 \$2 MILLION TRANSFER AND APPROPRIATION FROM THE GENERAL FUND-UNASSIGNED FUND BALANCE TO CAPITAL PROJECT – ELEMENTARY SCHOOL AIR-CONDITIONING

Mr. Johnson reviewed his memo to the Council on the subject dated February 9, 2018, noting that \$600K is in place and they will know more on actual costs as a result of the competitive bidding process. He noted that they hope they come in lower than the allocation and if they don't need it, they won't spend it. Vice Chairman Barry called for public comment but no one spoke. A discussion ensued about costs and how they are paid. Mr. Norman asked about the proposed plan. Mr. Lucian Dragulski said that it was originally dismissed it likely because it was thought to be too expensive. He continued saying that they took another look and while the cost of the equipment does go up, the overall costs will decrease and it can be on the energy management system. Hearing nothing further, Vice Chairman Barry closed the public hearing.

Motion By: Mr. Niland **Seconded By:** Dr. Beckett
BE IT RESOLVED, that the Glastonbury Town Council hereby approves a \$2 Million transfer and appropriation from the General Fund-Unassigned Fund Balance to Capital Project-Elementary School Air-Conditioning as described in report by the Town Manager dated February 9, 2018 and recommended by the Board of Finance, with the requirement that the \$2M appropriation be repaid within 2 years.

Disc: Mr. Niland expressed his support for air conditioning saying it was unconscionable that the children were trying to learn in these conditions. Dr. Beckett echoed the remarks adding that they were all shocked by the \$19.8M original price tag and praised the diligence of the staff. He said that all feel that this is more palatable and are more confident in this project where not all felt that way before.

Result: Motion passes unanimously {8-0-0}

5. New Business.

(a) Discussion and possible action to adjust budget revenues, Education Cost Sharing, in current fiscal year 2017-2018.

Mr. Johnson reviewed his memo to the Council on the subject dated February 9, 2018, and a discussion ensued confirming the numbers. Mr. Johnson questioned under what scenario the

towns would not get what was allocated for them given the current budget climate. A consensus was reached to allow the money already allocated by the budget process to be spent.

Motion By: Mr. Niland **Seconded By:** Dr. Beckett
BE IT RESOLVED, that the Glastonbury Town Council hereby amends the adopted fiscal year 2017-2018 revenue budget by increasing the Educational Cost Sharing (ECS) Grant by \$1,430,827 as described in a report by the Town Manager dated February 9, 2018.

Result: Motion passes unanimously {8-0-0}

6. Consent Calendar.

(a) Action on Resolution for Homeland Security grant.

(b) Action on \$12,000 transfer and appropriation for Capital Reserve-Unassigned Fund balance to Capital Projects (set public hearing).

Motion By: Mr. Niland **Seconded By:** Dr. Beckett

BE IT RESOLVED, that the Glastonbury Town Council hereby approves the Resolution dated February 9, 2018 in support of the Regional Emergency Preparedness Grant coordinated and administered through the Capital Regional Council of Governments as described in a report by the Town Manager dated February 9, 2018.

BE IT RESOLVED, that the Glastonbury Town Council hereby schedules a Public Hearing for 8:00 p.m. on Tuesday, February 27, 2018 in Council Chambers at Town Hall, 2155 Main Street, Glastonbury, to consider a \$12,000 transfer an appropriation from the Cap Reserve-Unassigned Fund Balance to Capital Projects Town Hall to allocate funds received under the America the Beautiful Grant Program as described in a report by the Town Manager dated February 13, 2018.

Result: Motion passes unanimously {8-0-0}

7. Town Manager's Report.

Mr. Johnson reviewed his report to the Council on the subject dated February 9, 2018. Mr. Cavanaugh asked about the Board of Finance action on the capital program. Mr. Johnson explained they increased the general fun appropriation allocating the drop in debt service of \$240K plus an additional \$760K. to the capital reserve which is available for projects on a cash basis. Mr. Cavanaugh confirmed with Mr. Johnson that this would have a tax impact 7/1/18 of 1.2% but with the \$800K, the increase would be 1.8%. Mr. Norman confirmed with Mr. Johnson the mil rate of 36 and asked for information on wage growth and the CPI for the February 27, 2018, workshop. Mr. Osgood observed that the tax increase would be more than the 1.2% or

1.8% because of the increase in home values. Mr. Johnson said he would have exhibits at the workshop.

8. Committee Reports

a) Chairman's Report.

Vice Chairman Barry said that Chairman Gullotta asked her to report that he, she and Mr. Osgood attended a TALK forum on Charter Revision and questioned the Town Council authority to address boards that no longer meet. Mr. Johnson said that it was under the code of ordinances and that they have been trying to work to get groups re-energized but they could review. Mrs. Barry suggested they address it after the budget is resolved. Dr. Beckett suggested the groups look at themselves and provide feedback to the Council rather than the Council deciding they should or shouldn't meet. Mr. Osgood echoed that this isn't a charter issue agreeing they should tackle it after the budget process is complete.

b) MDC.

Mr. Osgood said he had no report.

c) CRCOG.

Dr. Beckett said he had no report,

d) CRCOG Transportaion

Mr. Norman said that there will be service changes and fare increases for the shoreline east and Waterbury/Durham areas wondering how best to disseminate. He also said that there is a lawsuit pending for the flashing pedestrian signs in case there was consideration of that product in town.

9. Communications.

(a) Letter from J. Michael Collier regarding Application for Cell Phone Tower in Glastonbury.

(b) Thank you letter from Glastonbury MLK Community Initiative.

10. Minutes.

(a) Minutes of January 18, 2018 CIP Workshop.

Motion By: Mr. Niland

Seconded By: Dr. Beckett

BE IT RESOLVED, that the Glastonbury Town Council hereby approves the Minutes of January 18, CIP Workshop as presented.

Result: Motion passes unanimously {8-0-0}

(b) Minutes of January 23, 2018 Regular Meeting.

Motion By: Mr. Niland

Seconded By: Dr. Beckett

BE IT RESOLVED, that the Glastonbury Town Council hereby approves the Minutes of January 23, Regular Meeting with the following:

Item 5a, Page 2, 3rd paragraph, 4th line, change, “Mrs. LaChance agreed.” to “Mrs. LaChance did not agree.”

Result: Motion passes {8-0-0}

11. Appointments and Resignations.

(a) Resignation of Evan Seretan as Commissioner of the Housing Authority (R-2020).

(b) Resignation of Robert J. Zanolungo, Jr. from Assessment Board of Appeals (D-2021).

(c) Appointment of Robert J. Zanolungo, Jr. to the Town Planning & Zoning Commission (to fill unexpired term 2019) (D-2019).

(d) Appointment of Yola Rondinelli to the Recreation Commission (new appointment) (U-2021).

(e) Appointment of Beth Hillson to the Board of Assessment Appeals (alternate member) (D-2021).

(f) Appointment of Cathy Vacchelli to the Public Housing Authority (member) (D-2020).

Motion By: Mr. Niland

Seconded By: Dr. Beckett

BE IT RESOLVED, that the Glastonbury Town Council hereby accepts the resignation of Evan Seretan as Commissioner of the Housing Authority (R-2020) and the resignation of Robert J.

Zanlungo, Jr. from Assessment Board of Appeals (D-2021) and appoints Robert J. Zanlungo, Jr. to the Town Planning & Zoning Commission (to fill unexpired term 2019) (D-2019), Yola Rondinelli to the Recreation Commission (new appointment) (U-2021), Beth Hillson to the Board of Assessment Appeals (alternate member) (D-2021) and Cathy Vacchelli to the Public Housing Authority (member) (D-2020).

Result: Motion passes unanimously {8-0-0}

12. Executive Session.

(a) Potential land acquisition.

Motion By: Mr. Niland

Seconded By: Dr, Beckett

BE IT RESOLVED, that the Glastonbury Town Council hereby enters into executive session at 8:48pm for the purpose of discussing a potential land acquisition.

Result: Motion passes unanimously {8-0-0}.

Present for the Executive Session are council members, Mrs. Jill Barry, Vice Chairman, Dr. Chip Beckett, Ms. Deborah A. Carroll, Mr. Kurt P. Cavanaugh, Ms. Mary LaChance, Mr. Lawrence Niland, Mr. George P. Norman and Mr. Whit C. Osgood as well as Richard J. Johnson, Town Manager.

Motion By: Mr. Niland

Seconded By: Dr. Beckett

BE IT RESOLVED, that the Glastonbury Town Council hereby exits executive session at 9:20pm.

Result: Motion passes unanimously {8-0-0}.

13. Adjournment

Motion By: Mr. Niland

Seconded By: Dr. Beckett

BE IT RESOLVED, that the Glastonbury Town Council hereby adjourns their regular meeting of February 13, 2018, at 9:21 pm.

Result: Motion passes unanimously {8-0-0}.

Respectfully submitted,

Kimberly Meanix Miller

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Recording Clerk

Thomas Gullotta
Chairman