

**APPROVED
REGULAR MEETING
AUGUST 15, 2016**

The Wethersfield Town Council held a meeting on August 15, 2016 at 7:00 p.m. in the Council Chambers of the Town Hall.

Present: Councilors Bello, Hemmann, Hurley, Latina, Martino, Rell, Spinella, Deputy Mayor Barry and Mayor Montinieri.

Also present: Peter Gillespie, Director of Planning and Economic Development; Derrick Gregor, Town Engineer; Sally Katz, Director of Physical Services; Michael O'Neil, Director of Finance; Keith Rafaniello, IT Director for the Board of Education; Fred Bushey, Director of Maintenance & Operations; Christine Fortunato, Chairperson of the Building Committee for School Projects; Amy Wittorff, Director of the Wethersfield Historical Society; Gus Kotait from O & G; Jeff Bridges, Town Manager and Dolores Sassano, Town Clerk.

All stood for the pledge of allegiance to the flag which was led by Deputy Mayor Barry.

Amy Wittorff, Director of the Wethersfield Historical Society presented the traditional one rope of red onions for the rent payment for the Cove Warehouse. The Historical Society was founded as a private nonprofit by local residents in 1932 to preserve and promote Wethersfield history and culture to inspire people today and tomorrow. Accomplishments for the past year have been the opening a new exhibit, Castle on the Cove - the Connecticut State Prison in Wethersfield earning a Leadership in History Award of Merit from the American Association of State and Local History; administered four of its historic buildings; presented over 70 public programs or special events many which are free of charge; expanded its role to partner with the High School to write curriculum and teach in the classroom and site tours. She thanked everyone for another wonderful year of support from the town.

HEARING – NONE

GENERAL COMMENTS

John Console of 38 Ivy Lane voiced his issues of the paving project scheduled for the fall. Curbs and driveway aprons will only be repaired in sections. It has been 48 years since the last repaving and curbs installed in 1969 and those have deteriorated and are now worse than the street itself. He has discussed this with Town Engineer Gregor. The residents all are aware that curbs do cost more to install, an estimated \$6.00 a linear foot for a six inch curb and \$4.50 for a four to five inch curb but this should be done correctly. In an email dated August 2, 2016 to him from the Mayor he stated “that the identification of the selected roads for repair, mill and pave or full pave is done in a fairly sophisticated manner using this program”; meaning a computer program in the engineering department. If this is a true statement then he would respectfully ask to have this data forwarded to his attention. He would rather wait one more year if he has to in order to get the road paved the right way because it probably won't get paved for another 48 years and to do a partial job is just wrong and we have to start doing things the right way.

Elmer Demers of 39 Ivy Lane commented that the taxpayers have elected the council members to do the right thing by putting the project on hold, review it again and find the money to do it right. Some of the roads are really unsafe and you can't just do it half way and expect it to be okay.

Dan Logan of 35 Nott Street wanted to advocate on behalf of the girl's high school swim team with regard to the impact of the pool closure. He asked that council do what they can to mitigate the impact of this and make sure the girls are safe as they travel to other locations.

Sandra Lagana-Wrightman of 33 Ivy Lane respectfully asked the council to reconsider the paving on Ivy Lane and perhaps put it off until the curbs can be done. Her family has lived there since 1963 and the curbs are almost nonexistent now with grass and weeds growing up under them and into the street. She is in favor of waiting one more year to do it right.

Ginger Smith of 1 Morrison Avenue commented that they had to a lot of issues with their street and they had to come back and redo it. She has a friend on Somerset Street and he said that if sidewalks have to be repaired because of a street project that one goes with the next. Residents do not have to pay. She doesn't understand why she has to pay for her street and she would like an answer.

Lee Sekas, 117 Wells Road, stated he has made some observations around town and found that there are weeds and grass growing up through many of the benches like at the Community Center and down in Old Wethersfield. He suggests that all these benches should be put on concrete slabs which would be better in the long run.

Michael Rostron of 27 Ivy Lane, stated that he took some pictures which shows where there is no curb for about twelve feet to his neighbor's property, another shows the entire apron is destroyed and it continues with some with curb, no curb, weeds growing in the middle of the curb and it is just a mess. His child so desperately wants to learn how to ride a bike and he can't teach her on his street.

Laura Nash, 38 /46 Ivy Lane, was surprised to learn that it has been 48 years since it has been paved and it is slated to have only partial patchwork done and that the curbs and no driveway aprons are to be done and no residents were consulted. There are several inches of grass growing between the bottom of the curbs and the road all the way down which suggests there is a compromise there. There are roads that have recently been paved and they include aprons and curbs and she thinks there should be consistency throughout the town. She quoted from an email from Mayor Montinieri. She indicated that she would be willing to pay for curbs just like when people pay for sidewalks.

Robert Young of 20 Coppermill Road commented that taxes continue to go up and we get very little back from this town. The Governor announced that he was going to make cuts and have we heard anything on that? Poor workmanship is being done these days. There should only be one way of doing things and not where some residents pay for the sidewalks and some residents that don't pay for the sidewalks. Things don't look good.

Gail Stewart, 411Main Street, said she submitted an agenda to all the Town Council members and the Board of Education members in regard to the Wethersfield High School pool repairs. She requests that they formally incorporate those into the minutes. She asks for full support in getting the pool up and running as soon as possible. She had some pictures that she wanted to share of the pool.

Richard Hetherman of 322 Church Street wanted to inform everyone of a website called ubuntuplanet.org.

COUNCIL REPORTS

Councilor Martino reported that Shared Services met and they finalized and approved the memorandum of understanding which is on the agenda tonight. Between the Town and the Board of Education they are going to be combining the technology departments which will result in efficiencies and savings for the town.

Councilor Hemmann reported that the Shade Tree Commission met and they had a representative from Eversource and they are doing a mid-route assessment of trees on main arteries so trees that were trimmed two years ago, looking at the arteries where there are main electric lines and working to adjust any trimming that may need to be done. The tree warden continues to work on Ash trees where there are issues with the ash bore and looking at trimming and cleaning up older trees.

Deputy Mayor Barry indicated that there were a couple of Building Committee meetings and the biggest issue is of the pool with regard to the remediation and the rehab of getting that back on line. The project is still on target to finish at the end of October. The lighting and ventilation issues also were discussed and more on that later in the meeting. The Committee has devoted a lot of time to address these concerns as expeditiously as possible and they are moving in the right direction.

COUNCIL COMMENTS

Councilor Latina expressed her thanks to the woman who passed out the photos because she had not had an opportunity to be at the High School pool as her children were younger. She was disappointed and sorry that we went forward and spent so much money to do a renovation. We weren't even planning on dealing with this.

Councilor Martino stated that he thought that they had a higher participation than in previous years at the National Night Out and wanted to commend the Police, Fire Department and Volunteer Ambulance and all the others that put on a great event. He wanted to address a couple of comments from the residents on Ivy Lane on how the process works having been up in engineering. He explained that an outside firm comes in and evaluates the roads. They have no idea who lives on what streets and they go around with video cameras and they rate the roads from zero to one hundred. Zero being a dirt road and one hundred being a perfectly good road with no problems. They enter that into a data base and it is given to our Town Engineer. Once the Council approves the amount of money in the budget for the year, that is given the Town Engineer and he then plugs that into this data base. It tells him which roads to do and it will lump roads together to cut down on mobility costs so we save money that way, determines which roads to mill and overlay, which roads to consider for total reconstructions, which roads to just do crack sealing and it is a way for us to stretch our bucks. They have what is called a PCI level that is given and the average is, he believes, in the 70's and we try to maintain if not raise it. The more money we can put into it the more roads we can do. A comment came up that the citizens are not involved but once the list is put together it goes before the Capital Improvement Advisory Committee who reviews the list and signs off on what has been submitted by the Town Engineer for consideration for roads for that year. So there is a public input from that side in that public citizens sitting on this commission are reviewing that. He did go down and look at Ivy Lane and agrees that it is in bad shape and needs to be done. What happens is when the road is milled, if they break the curb or the apron, they will replace it at the same time. Looking at that road, in his opinion, is that when the miller goes down there, the majority of that curbing will be wrecked and will have to be replaced. His suggestion would be that if there is just a little left, they will do the whole thing at once. The majority of the aprons on Ivy Lane are in good shape and don't need to be redone but if they wreck any in the process, those will be redone. His recommendation for consideration is once the milling operations are over, we should look to see what's left to do and if there is just a little then just do the whole thing and get it over with.

Town Manager Bridges added that in between that step between the computer program and CIAC (Capital Improvement Advisory Committee), the Physical Services division, the Engineering division and the Town Manager's office meet to go over which roads are requiring heavier maintenance, which roads have we gotten complaints on from residents, which roads are going to need to be redone or some substantial work just to get them through another season so that computer list is refined further depending upon what these departments are seeing, feeling and how to get these roads past to the next season. They

have twenty roads on the top ten list. There is just not enough money.

Councilor Hurley commented on the High School pool that when the schedules are put together, usually if they say four to six weeks, they use the six weeks on the outside chance that it will take that long so hopefully they can get it done sooner and get them in the pool not just for one meet but for a few meets.

Mayor Montinieri responded that the materials that was sent out was reviewed by full council members and he talked with Town Manager Bridges and then followed up by driving through the road and he didn't hear any response to his email from council suggesting that what he was suggesting was not in agreement from council and no one has forwarded any interest in changing the approach they are taking so he was assuming that with lack of absence of comment they would allow the Engineering department to continue the road process as it has been scheduled and he concur with Councilor Martino's assessment. Clearly there are sections of that road that have no curbing that will obviously be replaced and there are areas that are beyond repair that will also be taken care of and he also believes that there are some sewer grates going in and are going to be refashioned. He thinks it probably will be like Somerset which may not be adequate, but he stated what he felt was the most reasonable approach to have that road repaired, paved and done in a fashion that is comparable or better than what we have seen on roads around the town. We try to avoid getting involved with too much of that at the Council level because we are not skilled enough to make those decisions and that is why we have a town engineer. On council we make appropriations and we try to stretch the dollars. Every road we touch, good or bad, is going to have some series of reactions but he felt it was important to stay on path with this paving project rather than stop it and he did not hear of any compelling argument against it from any other councilors so we are continuing to move forward on the mill and pave tomorrow.

Councilor Latina commented that she was not aware they were supposed to weigh in on that email.

Town Manager Bridges responded that if you look at the PCI list, there are roads that are recommended for reclamation that they do the mill and overlay on because that is where the dollar goes. That's what gets the most paving done. So what they do is they go in and mill it off and if there needs to be deep surface repairs then they do that and they go on. There are probably roads that could be reclaimed with full depth removal but that cuts our paving down by two thirds. Ivy Lane they are going to go in and they are going to mill it off and they are going to fix what needs to be fixed, deep surface where they need to and then pave it and it will look like a nice new street and have the lifespan of a new street. There are roads on that list that we do mill and overlay that could benefit from a reclamation but we make those determinations because we only spend about a million or two a year on roads where we could spend significantly more but that is how it has been for a long, long time.

TOWN MANAGER'S REPORT

Town Manager Bridges asked that Town Planner Peter Gillespie make his presentation. He stated council should have received an Economic report. There were 16 new business starts this year with five (5) using Façade improvement monies available through EDIC. The complete report is included here.



TOWN OF WETHERSFIELD

Planning and Economic Development Department Report July 2016

Peter D. Gillespie,
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Town Planner and Economic Development Manager
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I am pleased to report on the following activities that have occurred over the past few months.

RECENTLY COMPLETED PROJECTS/ BUSINESS STARTS

- **365 Maple Street** – Family Dental Center of Connecticut.
- **862 Silas Deane Highway** – Russian School of Math.
- **1059 Silas Deane Highway** – T-Mobile.
- **1097 Silas Deane Highway** – Nails and Spa 2.
- **75 Garden Street** – Massaro Wealth Management.
- **683 Silas Deane Highway** – Uptown Trading.
- **106 Silas Deane Highway** – Action Audio.
- **1321 Silas Deane Highway** - Om Foods.
- **500A Silas Deane Highway** – The Style Company.
- **263 Main Street** – Heirloom Market.
- **740 Silas Deane Highway** – Pho 99 Restaurant.
- **416 Silas Deane Highway** – Dunkin Donuts Interior/Exterior Renovations.
- **945 Silas Deane Highway** - Frameworks – Picture Framing.
- **1715 Berlin Turnpike** – BT Car Wash – New Owner and Renovations.
- **135 Main Street** – The Herbal Room.
- **70 Wolcott Hill Road** – Wolcott Hill Giant Grinder.
- **137 Main Street** – Nutmeg Property Group.
- **137 Main Street** – Franklin American Mortgage.

UNDER CONSTRUCTION

- **574 Silas Deane Highway** – Shop Rite Hardware – Façade Improvements. *
- **1321 Silas Deane Highway** – Façade Improvements. *
- **282/284 Silas Deane Highway** – Cove Deli – Façade and Site Improvements. *
- **146 Main Street** – Larissa Lake and Antonio Lenoci – Façade and Site Improvements – Salon and Spa. *
- **446 Silas Deane Highway** – Leonardo Gugliotti – Façade and Site Improvements. *
- **Berlin Turnpike** – Cedar Hill Cemetery - Mausoleum.
- **1392 Berlin Turnpike** – Cardio Express.
- **Whippoorwill Way** – Uccello Development – 10 lot residential subdivision.
- **Back Lane** - Reservoir Estates – Frank Dibacco – 22 lot residential subdivision.

- **100 Great Meadow Road** – Putnam Park – River Café.
- **100 Great Meadow Road** – HAKS Engineering.
- **250 Main Street** – First Church of Christ – Marsh Building Renovations.
- **1652 Berlin Turnpike** – State Line Auto Sales.

APPROVED

- **270 Hartford Avenue** – Wethersfield Cove Yacht Club – Dock Expansion.
- **872 Silas Deane Highway** – Burger King – Interior and Façade Improvements.
- **709 Silas Deane Highway** – First Niagara Bank Conversion to Key Bank.
- **1310 Silas Deane Highway** – People’s Bank – Interior Renovations.
- **500B Silas Deane Highway** – Gentlemen’s Aroma – Cigar and Social Club.
- **1024 Silas Deane Highway** – Goodyear Tire – Building Expansion.
- **370 Silas Deane Highway** – Transition Academy.
- **434 Silas Deane Highway** – Beaver Brook Animal Hospital – Demolition and New Building.
- **295 Ridge Road** – Ridge Road Development Group – 64 Unit Apartment Building.

ECONOMIC DEVELOPMENT AND IMPROVEMENT COMMISSION (EDIC)

- **Facade Improvement Program** The Commission has provided funds to five (5) projects that are presently under construction highlighted with an asterisk.
- **Welcome Wagon** – The Commission is working with the Chamber of Commerce and local realtors with the creation of an information packet that is being distributed to new residents and businesses to welcome them to the community.

TOURISM COMMISSION

- **Seasonal Rack Card.** The Commission continues to promote the Historic Wethersfield brand throughout the State and since last August has distributed 40,000 of the recently redesigned seasonal rack cards through our contract with CTM Media. We have just updated the design of the most recent rack card and have placed an order for an additional 25,000.
- **Monthly Event Calendar.** The Commission continues to produce and distribute via email the monthly event calendar/newsletter.
- **Wethersfield Heritage Walk.** On May 28 the Heritage Walk kiosks were unveiled to the public at a ceremony held at the Keeney Center. The project is now complete.
- **Group Tour Package.** The Vice Chair of the Commission attended the Annual Discover New England Conference held in Newport Rhode Island in April and was able to promote our group tour packet to tour planners from across the US and Europe.

Councilor Rell asked that at 1652 Berlin Turnpike the Auto Sales were there concerns about cars being parked on that property.

Mr. Gillespie stated that at the Zoning Board of Appeals (ZBA) and the Planning & Zoning public hearings there wasn’t much in the way of neighborhood involvement with that particular application and they did get a variance from the ZBA to do that.

Councilor Rell asked if the variance stipulate maximum number of cars.

Mr. Gillespie responded yes and location, limitation on the kinds of things you would find at a used car dealership so it will be one of those projects that will be closely monitored.

TOWN CLERK COMMUNICATION

Town Clerk Sassano stated that the office was busy with the November 8, 2016 election, primarily with verifying nominating petitions for some candidates wanting to have a spot on the ballot.

COUNCIL ACTION

ORDINANCES, RESOLUTIONS, APPOINTMENTS FOR ACTION

Councilor Rell moved to “**APPROVE THE RESIGNATION OF LAWRENCE F. BUCK, 360 MAIN STREET TO THE INLAND WETLANDS AND WATERCOURSES COMMISSION EFFECTIVE 7-21-16**”, seconded by Councilor Hemmann.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Councilor Martino moved to “**APPROVE THE RESIGNATIONS OF SAMUEL A. SPRATLIN, 115 BROAD STREET TO THE HOUSING AUTHORITY AND BRENDAN T. FLYNN, 109 SPRINGDALE ROAD TO THE BOARD OF ASSESSMENT APPEALS EFFECTIVE 8-15-16**”, seconded by Deputy Mayor Barry.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Deputy Mayor Barry moved to “**APPROVE THE APPOINTMENT OF JEFF KOTKIN, 28 FARMS VILLAGE ROAD TO THE BOARD OF ASSESSMENT APPEALS TO FILL A VACANCY FOR THE TERM 8-15-16 TO 6-30-22**”, seconded by Councilor Martino.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Councilor Hurley moved to “**APPROVE THE APPOINTMENT OF MARY PELLETIER, 61 STATE STREET TO THE WETHERSFIELD HOUSING AUTHORITY TO FILL A VACANCY FOR THE TERM 8-15-16 TO 6-30-21**”, seconded by Councilor Rell.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

UNFINISHED BUSINESS - NONE

OTHER BUSINESS

Councilor Martino moved to “**APPROVE THE SHARED SERVICES AGREEMENT BETWEEN THE TOWN OF WETHERSFIELD AND THE WETHERSFIELD BOARD OF EDUCATION FOR SHARED INFORMATION TECHNOLOGY SERVICES**”, seconded by Deputy Mayor Barry.

Town Manager Bridges stated under development for many years, we have used the model from some other communities that have worked well and the Shared Services Committee has worked the issues along the Board of Education and town staff on both the board side and the town side. He believes we have developed a framework that can work in order to merge the technology services departments on both sides under the direction of the current IT Director, Keith Rafaniello. Within this agreement it talks about oversight committees, inner services funds on how to pay for bills, how projects get approved and reviewed. It is a pretty comprehensive agreement and it lays out a good framework for how the new arrangement will be made. Transition, of course, is transition and it will take some time but this provides the framework under which the transition can initiate and take place.

Councilor Hurley asked how long the transition would be because there is a lot of technology going on at the high school and Mr. Rafaniello will probably spend a lot of time there and he would expect it to be a long transition.

Town Manager Bridges indicated not as long as it took to develop the agreement but with emphasis on getting it done. The High School is the hub and that is where their computer hardware is so making sure that space is done right and making sure that equipment is properly put in and working provides service to the entire district so that is the important critical path.

Councilor Hemmann commented that she read through the whole agreement and found it to be pretty detailed and does spell out the right steps that need to be in place and was happy to see that level of detail.

Mayor Montinieri commented that during that whole period of time that this was discussed Mr. Rafaniello has really led the charge on this in terms of sharing the outline, reviewing any of the concerns and objections that would be raised under the normal course of due diligence in vetting of this. He thought we are very fortunate to have someone of Mr. Rafaniello skill heading this up in our district and that he is one of the most important elements that will make this work. Mayor Montinieri wanted to publicly and personally thank him for it.

Vote: All Councilors present, including the Chairperson voted. The motion passed 9-0-0.

Councilor Martino moved to **“AUTHORIZE THE TRANSFER OF FISCAL YEAR 2015-2016 UNEXPENDED APPROPRIATIONS BETWEEN DEPARTMENTS AND FUNDS PER THE ATTACHED TRANSFER REQUEST”**, seconded by Deputy Mayor Barry.

Town Manager Bridges stated that as we do each year at the end of every fiscal year we make a series of transfer sum to true up certain departments that may have gone over and see if there ways we can utilize some of the unexpended funds to achieve projects or goals that we would not ordinarily have the ability to budget for. This evening we are looking at a series of transfers to cover four different negative balances – three in the Town Manager’s due to labor negotiations and arbitrations and then one in the Tax Assessor’s because the tax sales, publications and legal fees went over and the rest are for various projects, the most significant of which is we are asking for \$500,000 transfer from different accounts to pay for the new fuel tanks at Physical Services that need to be replaced by the end of fiscal or calendar 2018. We talked about that during budget development and with the Public Works Committee over the past month or two to find those monies outside the normal CIP process since the CIP is so constrained already if we did have funds. And of course what makes that amount of money available this year primarily is the mild winter. So the Contingency Fund was not touched as it normally is exhausted due to snow plowing obligations but this year we didn’t have that obligation and some other money in Physical Services and then we have some other funds we would like to move to different things to pay for a new vehicle, to update the PCR rating that the Town Engineer would like to get that redone and then put some money in reserve.

Councilor Hurley asked about the radio reserve that we have a new radio system that is \$175,000.

Town Manager Bridges replied to make the lease payments.

Councilor Hurley responded so it is put aside and you make the lease payment on the radio.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Councilor Spinella moved to **“ALLOW THE CONSTRUCTION OF A PORTION OF A BERM ON THE FORMER WILKUS PROPERTY ADJACENT TO THE OLD RESERVOIR ROAD RIGHT OF WAY”**, seconded by Councilor Bello.

Town Manager Bridges commented that when we talked about the dedication of the road triangle for those new subdivisions and the extension of the Old Reservoir right of way, we talked about a landscaping berm that would maintain some privacy along that road. In order to get the real effect, a berm needs to be planted which was in concept at the time but not in design. We have designed a berm that is about three and a half feet tall but in order to get the right slope we need to extend the rear side slope off of the right of way onto the Wilkus property proper and do we need permission to do that. It is always better to bring it to Council than not. It will not affect drainage but may impact the wetlands and Town Engineer Gregor is going to the Wetlands Commission to get any approvals we may need.

Councilor Rell stated that in the packets it says that arborvitae will be planted. They are more decorative than they are privacy. Homeowners use them as decorative privacy and they cover up fences, utilities in yards and it doesn't seem like they are native to that property. Will there be other vegetation planted on this berm as well.

Town Engineer Gregor replied that the arborvitae that we are planting on top of the berm were part of the original approval for the subdivision. The developer has compensated us for those for us to plant them. The reason we are putting in the berm is mostly for headlight traffic as you are turning onto Old Reservoir Road just to impact the shining of headlights onto the backside of Hawthorn Way. The arborvitae will be along the top and when they grow and mature they will provide additional screening and protection in the future.

Councilor Rell asked if there will be vegetation not as high as the arborvitae, to make it look like it's not just a planting to esthetic, try to make it look at least that it was there.

Town Engineer Gregor indicated that it will be grass berm with a slope that will be at two to one which is a fairly gentle slope so it will not look like a vertical berm. It will come up and cross five feet and then taper back down so it will look natural to the area.

Councilor Rell asked how many of them will there be and what is the maintenance.

Town Engineer Gregor replied that there will be 22 of them and once they have developed and matured that they would be self-sustaining and then we would use a non-mow-able grass something that would grow to a certain height but not get overwhelming.

Councilor Rell strongly emphasized that care be taken with the arborvitae because over the years there were arborvitae on Spring Street that were planted to conceal a utility box and they died when not properly taken care of. He wanted to make sure that they are healthy.

Town Manager Bridges responded that the Tree Warden would be overseeing the whole thing. In fact they are adding another line on the Wilkus property perpendicular to this along some back yards.

Deputy Mayor Barry asked if the neighbors have been able to weigh in on this or will that be when it goes before Inland Wetlands.

Town Engineer Gregor replied we go before Inland Wetlands on Wednesday.

Town Manager Bridges indicated that he has kept up with the impacted neighbor and they are aware.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

BIDS

Councilor Bello moved to **“PURCHASE THE 2016 LEAF VACUUM TRAILER AND 2016 FREIGHTLINER DUMP TRUCK PER STATE CONTRACT AND DISPOSE OF BY SALE A 2005 STERLING DUMP TRUCK AND 2007 LEAF VACUUM TRAILER”**, seconded by Councilor Spinella.

Town Manager Bridges stated that these are equipment purchases that were part of the FY17 budget process. We are buying off state bid to replace obsolete or other equipment. They don't make parts for the 2005 Sterling dump truck anymore and a poor product and it will take a lot of money to keep it in service so we are proposing to dispose of it.

Councilor Hurley asked if the dump truck is rusted out.

Director Sally Katz responded that the frame of the truck is rotted out in multiple places and in addition to that the braking system has failed and would require an entire new system. This is a truck which carries a lot of weight because it is also the water truck and it is really the frame problems that we cannot fix and we cannot get parts because it is no longer made.

Councilor Hurley asked that it is still worth \$17,000 to them or did they give us a break.

Director Katz replied that is what they are giving us as a trade in price because they will take it apart and try to sell parts to other people as needed.

Councilor Rell commented that last month the town purchased a pay loader and he was wondering when the last time we purchased a new dump truck.

Director Katz responded a large size dump truck like this was the one that we are replacing. She believed that it was bought new in 2005.

Councilor Rell asked if the life of these trucks is usually ten years or so for large scale dump trucks?

Director Katz replied that for large scale dump trucks, considering the weather conditions and even though we make every attempt to get the salt off of the trucks, rotting is really what does in a lot of these products. This one happens to have both engine, brake and rot problems. It is used in the winter and is one of our big pieces of equipment we use for snow plowing and during the summer it is a water truck which we go around town to water new plantings and trees to make sure they have viability especially in weather like we have just had.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Councilor Martino moved to **“APPROVE THE CRCOG PRICING FOR LINE STRIPING UP TO THE BUDGET AMOUNT OF \$40,000”**, seconded by Deputy Mayor Barry.

Town Engineer Gregor stated that this is part of our annual line striping program where we go through and paint all the line striping and pavements markings on town roads and in parking lots which is typically done in September and this is to allocate those funds for that work. This is developed off the CRCOG bid. Every year they put out a bid for the work. We put out a spread sheet in there that shows

the work that we have to do with the pricing of the various bidders and Atlantic Pavement Markings came in as a low bid so we recommend going with them.

Councilor Hemmann asked that the State repaved Route 3 into Rocky Hill and the lines that they put down were not reflective so when it is dark and when it rains, you can't see the side and she thinks they had to redo it but she was concerned have they changed the formulas in some of these line stripings so that it becomes non reflective because that could be a safety issue at night or in bad weather.

Town Engineer Gregor was not familiar with that area or what the State is putting down but indicated that for our roads we are using the same specifications so it should be the same.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 8-0-0 (Mayor Montinieri was out of the room).

Councilor Martino moved to **“APPROVE THE AGREEMENT WITH VHB FOR \$26,000”**, seconded by Councilor Bello.

Town Manager Bridges indicated that this updates the PCR report that was discussed earlier.

Town Engineer Gregor stated that this is a program that we initially set up back in 1995. VHB had done the initial assessments and they come back every five years and do a reevaluation of all the pavements conditionings and roads, pricing and index the PCI. They rate all the roads and it helps us identify for future years those roads that are in most need for allocating the funds that are available. VHB is very well known in the area for their pavement evaluation and their specialty in road designs and rehabilitation and we are recommending them.

Councilor Hurley commented that five years ago we had a meeting with them after they did it and we looked at the results and asked those questions and was wondering if we would be doing that again.

Town Manager Bridges replied we can if that's what the Council wants.

Town Engineer Gregor commented that there was money in the budget for them to come in and do a presentation.

Councilor Rell was reading the comments about Hubbard, Fernwood and Kenwood being delayed to next spring because CNG is coming in for gas line replacements so that value of \$115,000 would be taken out of this year's street paving.

Town Manager Bridges responded that they would just look at the spring list and put more streets on it.

Councilor Rell asked when were Hubbard, Fernwood and Kenwood proposed to be done. In the fall or next spring.

Town Engineer Gregor stated that recently in the last couple of months it came to our attention in discussion with CNG that they have work to do in that area and asked us to delay them to the 2018 season.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Deputy Mayor Barry moved to **“INCREASE THE PURCHASE ORDER FOR FUSS AND O'NEIL FROM \$591,750 TO \$641,750”**, seconded by Councilor Martino.

Sally Katz, project facilitator and Gus Kotait, construction manager were invited up to the podium to explain.

Christine Fortunato, Chairman of the Building Committee, commented that with this project they have been dealing with PCPs and asbestos abatement and Fuss and O'Neil is our environmental consultant that is doing the monitoring and testing as this abatement work is being done. This additional allocation is to get us through the end of the project for anticipated work that has to be done which includes the pool which is going through abatement.

Deputy Mayor Barry stated that we are down to the wire and this includes the pool as well and was wondering if there are any other areas they anticipate expending money. He questioned about the last classrooms on the northeast wing near the tennis courts, where that was in terms of abatement and demolition.

Gus Kotait replied that they are roughing in for electrical but the abatement is complete in that area but they still have some selective demolition do in the old art room to include trenching for plumbing work, some demolition to create new windows so this is the last of the demo areas which is included in this additional funding.

Christine Fortunato commented that there is an area just off the cafeteria that they are working on the floor but Mr. Kotait commented that was complete.

Town Manager Bridges stated that there was area outside where we created a new doorway which is getting a capsulation. It's the waterproofing film on the foundation of the building which was exposed to create the door so we are going to cover that.

Christine Fortunato stated that these are all in process and we just need the additional funds to take care of those expenses.

Town Manager Bridges commented that we are in the process of getting the samples done in the pool and expect to have those results back on Wednesday and if they come back clean then we start dismantling the containment, the scaffolding and that allows us to get back into that. So the asbestos is gone per the contractor but we are in the testing phase of the remediation rather than the abatement phase.

Christine Fortunato commented that the covering on the ceiling where the asbestos is located that it came out rather effortlessly so they didn't have to do a lot.

Mr. Kotait stated that initially they were expecting the abatement work to continue up to August 26th and it looks like we picked up a week so we will be done with the dismantling and the removal of the scaffolding by the 26th.

Deputy Mayor Barry asked where were we in terms of a schedule for getting the pool.

Mr. Kotait replied that based on the lead times that they collected from the various suppliers, duct work, electrical, sprinkler systems; we project the end date for the pool to be the end of October around October 24th. This is based on the expedited delivery dates that we got from the suppliers. There is three week turn around for the duct work and a five week turn around for the light fixtures which is an aggressive schedule but he was banking on the suppliers that they will meet these dates.

Christine Fortunato explained that when they came to Council at the last meeting their focus was on the abatement which was their priority and their concern to being able to open the school clean. There is a lot

involved and this is their attempt to fast track the purchase of various materials and services but then there is the labor costs involved that need to be negotiated, the heating and cooling systems, the lighting and the sprinkler system, there are different packages that will be coming before Council but this is the most important in terms of HVAC and light system. We need the lead time because you don't buy these products on the shelf; they have to be made for that space.

Councilor Latina asked what other packages would be coming before them.

Christine Fortunato stated the labor piece for the work, the electrical, the sprinkler system, acoustical panels.

Councilor Martino asked that because the asbestos removal came down easier than expected and they were a week ahead, if you get a clean testing and you can move forward, is there was prep work that they could do in that pool area before the materials come in to shorten the time frame.

Mr. Kotait stated the schedule is based on being able to do that prep work early enough so that anticipated date of October 24th is the best case scenario.

Christine Fortunato made note that there is maintenance work that the Board of Education staff has to do. There is reconstruction in the bottom of the pool itself that they can get to from the basement but if they need to come up to pool level it has to be clean and of course there is the filling of the pool and then the chemical but all of that has been taken into consideration. The Board of Education maintenance is outside of the building project but does factor in.

Mayor Montinieri asked when we are done, the abatement will be completed. We will have new ceiling, new lighting and new venting. He asked if the bleachers been replaced or repaired.

Christine Fortunato stated code work was done in that area but same bleachers. The pool was not slated to be renovated in a major way. It was those code improvements that were made. The cleaning of that room is really a Board of Education maintenance item. It was not part of the renovation work but the Committee felt the need to clean that area and that's really what led to this and the painting that we would have done in there would not have been reimbursed but we felt it was important just for the esthetic look. This is a renovation about curriculum.

Deputy Mayor stated that the diving board and the blocks should be a Board of Education issue which should be addressed as well. The HVAC and lighting will be a significant improvement.

Christine Fortunato commented that the lighting package is the similar to the lighting that is at Central Connecticut State University's pool which we believe it gives the best lighting and from a maintenance perspective it would be an easier reach for the lighting components. As far as the additional items the parents were asking about, the Superintendent and Mr. Moore have been talking about perhaps building some of those items into their budget going forward and some of those items were recently updated so people may not be aware of that.

Councilor Hurley commented that he disagreed that the renovation is about curriculum is the only thing. He thinks the sports teams and clubs are an important part of high school.

Christine Fortunato remarked that she in no way meant to insinuate that but we have all those children who have their physical education program that is being impacted and we would like to get the entire program back on line as quickly as possible for them and for all the sports and extra-curricular activities.

Councilor Rell questioned about the water stains from the ceiling.

Mr. Kotait indicated that the stains are from the roof down and the roof was been replaced. We have a brand new roof over the pool. The white popcorn ceiling has been removed so we are down to bare concrete and once the abatement is done, he expects it to be bare concrete and expects these to be gone after the abatement but if we see any traces of them they will paint over it.

Councilor Latina asked if the pool decking is part of any of this. It shows cracking in the decking and possible a pipe underneath the diving board had issues.

Fred Bushey, Director of Maintenance and Operations stated that is all slated to be cleaned after the scaffolding is broken down. There will be some lifts in the pool and he has to use a white acid base compound to take this out but he has to wait for everyone to get out of there before he can do this on the deck. The piping that is going to be addressed underneath the pool has to do with the inlets that are going in and once he has clearance he will be doing that post haste. He will try to get the walls of the pool and the very bottom of the pool while they are up working on the ceiling and then the deck will probably take a couple of days to do and then by the time we get water, chemicals and get it heated should be up to five days after that.

Councilor Latina questioned why the pool was never considered with the original renovation. Was it part of the cost?

Christine Fortunato replied that it was in part reimbursement but it is also code. Again, it is a renovation so structurally it is a sound room. Again, separating construction from maintenance and general repair. The school was open to the public to review. The Board of Education created the education specifications that her Committee then used to renovate the school and the Council at the time was involved in that process. This project had a lot of community input and so it is no surprise of what is and what is not being done in that room.

Councilor Latina questioned that knowing that there was going to be just code improvements why were we never testing for asbestos given the age of the building and all the other things that we have been finding.

Christine Fortunato responded that there is testing that has been going on in all the different areas of construction but this ceiling not intended for reconstruction.

Councilor Hurley questioned if this was the last of the asbestos.

Christine Fortunato stated that she has learned with this project to never say never because they are amazed for the amount of money that was spent for abatement and for it not to have all been taken out, it boggles the mind. This will be a clean building when we are done.

Town Manager Bridges stated that with all the Board of Education buildings, there will still be an asbestos management plan for this building. Now what it contains is something that will have to be developed after the project but we are still have to do certain monitoring as we do with all the schools. Wherever there has been destructive demolition, we have tested and that has been the threshold we have used and we have demolished a lot. Never say never.

Note: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Deputy Mayor Barry moved to “**APPROVE THE TECHNOLOGY PURCHASES AS PRESENTED FOR THE WETHERSFIELD HIGH SCHOOL RENOVATION PROJECT**”, seconded by Councilor Martino.

Keith Rafaniello, IT Director for the Board of Education, stated that this in terms of the courses we can offer our students our ability to help them develop technological expertise and our ability to teach them real job skills that will help them in college and career. This tech wing which is about to come online is very exciting. It will have a TV studio, computer assisted design, robotics, graphic arts, photography, computer music mini lab and our world languages lab so this is the technology that will go into all of these rooms and after this expense we are still \$466,000 under budget on our technology spending and all of these purchases will receive state reimbursement just as the other technology has.

Mayor Montinieri questioned if this is the final technology piece.

Keith Rafaniello replied that it is the final wing and we were hoping to buy more chrome books for the kids and he understands if the budget doesn't support that but we saved some money in other areas like furniture and the phone system we were way under budget and we are way under budget here, so if it turns out there is no more asbestos or other expenses where this is needed then hopefully we will buy more chrome books.

Councilor Hemmann questioned if any of the purchases made the end of last year part of this anticipated spend for technology.

Keith Rafaniello replied that they put that technology into the K-8 classrooms knowing that we had this.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Deputy Mayor Barry moved to “**APPROVE ARCHITECTURAL SERVICES FOR THE POOL RESTORATION IN AN AMOUNT NOT TO EXCEED \$30,000 WITH QUISENBERRY ARCHITECTS**”, seconded by Councilor Martino.

Christine Fortunato stated that we have to restore the pool and that requires having an architect to do renderings for the design work beyond the current contract scope.

Town Manager Bridges indicated that these are not to exceed numbers and they do not anticipate hitting the \$30,000 mark. They just need clarification with the mechanical engineer on their final proposal till they have a final number.

Councilor Rell questioned that after last month's meeting we approved \$416,000 for the pool abatement that came out of the contingency fund.

Town Manager Bridges stated that it came out of the contingency and the allowances and as Mr. Rafaniello indicated he is under so we are technically still under budget including a 300-350 number on the restoration of the pool area. So if we run into a ton of change orders in the next 30 to 45 days then we will hit that limit but right now we still have about \$200,000 left in the contingency. What you will see in at the next meeting is that we are going to scrape these line items together and do the budget adjustments to true up the project budget.

Christine Fortunato stated that at our meeting at the 22nd we will make those changes and then it will come to Council at your next meeting.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Deputy Mayor Barry moved to **“APPROVE HVAC SERVICES FOR THE POOL RESTORATION AND LABOR IN AN AMOUNT NOT TO EXCEED \$150,000 WITH M J DALY”**, seconded by Councilor Martino.

Mr. Kotait stated that includes restoration and labor as well. The old system had the returning air and supplying air through the same avenue and now the new design will separate the supply and return air.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Deputy Mayor Barry moved to **“APPROVE LIGHTING PURCHASES FOR THE POOL RESTORATION IN AN AMOUNT NOT TO EXCEED \$100,000”**, seconded by Councilor Martino.

Town Manager Bridges indicated that they had reached out to four different vendors that can provide this particular lighting product but we are going to purchase direct from the distributor and not through the electrical contractor. Our price will be between \$77,000 to \$80,000 and installation on top of that. These will provide a much better light environment for the pool. The business end of it would be extended over the deck and you have this long tube of light across the pool so the hardware is accessible by the deck.

Councilor Rell questioned will there be lighting above the stands as well.

Mr. Kotait responded that the lighting above the bleachers was recently replaced last summer. They were cleaned during the abatement.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

ORDINANCES, RESOLUTIONS, APPOINTMENTS FOR INTRODUCTION - NONE

MINUTES

Councilor Bello moved **“TO APPROVE THE MEETING MINUTES OF JULY 18, 2016”**, seconded by Councilor Spinella.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Councilor Spinella moved **“TO APPROVE THE SPECIAL MEETING MINUTES OF JULY 21, 2016”**, seconded by Councilor Martino.

Vote: All Councilors present, including the Chairperson voted AYE. The motion passed 6-0-3 (Councilors Bello, Hurley and Latina Abstained).

PUBLIC COMMENTS

Robert Young of 20 Coppermill Road was happy to see we are making progress with Shared Services. We have known for quite a while that we had problems with the school and thank goodness for some money that came from the State of Connecticut which is of course that is all borrowed money but we are now paying more money to renovate that building to new. We shouldn't have renovated the school; we could have built a brand new one for a few bucks more. Now it is time for us to pay and it appears we citizens will have to pony up because of all the decisions made. And now we have another dump truck to buy so just put it on the tab.

ADJOURNMENT

At 9:10 p.m., Councilor Bello moved "**TO ADJOURN THE MEETING**" seconded by Councilor Spinella. All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Dolores G. Sassano
Town Clerk

APPROVED BY VOTE OF COUNCIL (7-0-0)
September 6, 2016