

TOWN COUNCIL MEETING

SEPTEMBER 10, 1996

6:30 P.M.

AGENDA

Blessing - Rev. John Carr - Gaylord Hospital

1. Roll Call and Pledge of Allegiance
2. Consent Agenda
  - a. Consider and Approve Tax Refunds (#24-36) Totalling \$6,334.82 - Tax Collector
  - b. SET A PUBLIC HEARING for September 24, 1996 at 7:45 P.M. on a Proposed Ordinance Entitled, "Demolition of Older Buildings or Structures"
  - c. SET A PUBLIC HEARING for September 24, 1996 at 8:00 P.M. on a Proposed Loitering Ordinance Entitled, "Ordinance Restricting Locations for Riding Bicycles, Skateboards, In-Line Skating and Roller Skates or Other Devices or Vehicles"
  - d. Consider and Approve a Transfer of Funds in the Amount of \$180 from Maintenance of Equipment to Office Equipment Acct. - Probate Office
3. Items Removed from the Consent Agenda
4. PUBLIC QUESTION AND ANSWER PERIOD
5. Consider and Approve a Transfer of Funds in the Amount of \$22,000 from Line Transformer Maint. Acct. to Street Light Maintenance Acct. - Electric Division
6. Discussion and Possible Action on Authorizing the Mayor to Sign an Agreement with Joseph Warzecha to Serve as Caretaker of Bertini Park - Dept. of Parks & Recreation
7. PUBLIC HEARING on an Ordinance Amending Ordinance No. 277 Regulating the Use of Public Parks, Playgrounds and Recreation Facilities in the Town of Wallingford - 7:45 P.M.
8. PUBLIC HEARING on an Ordinance Appropriating \$1,700,000 for the Planning, Acquisition and Construction of Improvements to Lyman Hall High School for the Vocational Agricultural Program - 8:00 P.M.

9. Discussion and Possible Action Regarding Recommending that the Chief Executive Officer (Mayor) Contract Out Responsibility Under CT. General Statute 47a-42(c) for Evicted Tenant's Goods Left on Sidewalk or Street as Requested by Councilor G. Tom Zappala
- 10a. Consider and Approve the Conveyance of an Historic Building and Land Located on Route 68 from the State of Connecticut to the Town of Wallingford - Mayor's Office
  - b. Consider and Approve the Conveyance of an Historic Building and Land Located on Route 68 from the Town of Wallingford to the Historic Preservation Trust - Mayor's Office
  - c. Consider and Approve the Conveyance of Land from the State of Connecticut to the Town of Wallingford Bounding Research Parkway Including a Portion of Research Parkway and the Former Barnes Road - Mayor's Office

TOWN COUNCIL MEETING

SEPTEMBER 10, 1996

6:30 P.M.

SUMMARY

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4. PUBLIC QUESTION AND ANSWER PERIOD - Comments Re: Proposed Sale of Land that was Subject of a Possible Golf Course Site in Durham; Question Re: Possible Conflict of Interest for Councilors to Vote on Proposals Brought Forth from Outside Committees that Same Town Council Members Serve on; Inquiry on Status of American Legion Bldg.; Comments Re: Deregulation of Electric Energy and Route 5 Lawsuit	2-4
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TOWN COUNCIL MEETING

SEPTEMBER 10, 1996

6:30 P.M.

A regular meeting of the Wallingford Town Council was held on Tuesday, September 10, 1996 in the Robert Earley Auditorium of the Wallingford Town Hall and Called to Order by Chairman Robert F. Parisi at 6:30 P.M. All Councilors answered present to the Roll called by Town Clerk Rosemary A. Rascati. Mayor William W. Dickinson, Jr. arrived at 6:36 P.M. and Assistant Town Attorney Gerald Farrell, Sr. arrived at 6:45 P.M. Comptroller Thomas A. Myers was also in attendance for the meeting.

Reverend John Carr of Gaylord Hospital bestowed a blessing upon the Council at this time.

The Pledge of Allegiance was given to the Flag.

Chairman Parisi took a moment to extend Congratulations to Kathy Robinson of Sheehan High School, recipient of the T.C.I. Cable Video Production Award.

A special thanks was also extended to the organizers of the T.W.I.S.T. (The Wallingford Invitational Soccer Tournament) Program and to those Wallingford volunteer firefighters who donated their time to standby and be of assistance in case of any player experienced an injury.

ITEM #2 Consent Agenda

ITEM #2a Consider and Approve Tax Refunds (#24-36) Totalling \$6,334.82 - Tax Collector

ITEM #2b Withdrawn

ITEM #2c SET A PUBLIC HEARING for September 24, 1996 at 8:00 P.M. on a Proposed Ordinance Entitled, "Ordinance Restricting Locations Using Skateboards, In-Line Skates and Roller Skates"

ITEM #2d Consider and Approve a Transfer of Funds in the Amount of \$180 from Maintenance of Equipment to Office Equipment Acct. - Probate Office

Motion was made by Mr. Rys to Approve Items #2a, 2c & 2d as presented, seconded by Mr. Centner.

VOTE: All ayes; motion duly carried.

ITEM #6 Motion was made by Mr. Rys to Move Agenda Item #6 Up to the Next Order of Business, seconded by Mr. Centner.

VOTE: All ayes; motion duly carried.

ITEM #6 Discussion and Possible Action on Authorizing the Mayor to Sign an Agreement with Joseph Warzecha to Serve as Caretaker of Bertini Park - Dept. of Parks & Recreation

Motion was made by Mr. Knight to Table This Item Until He is Able to Review the Contract with the Law Department, seconded by Mr. Centner.

VOTE: All ayes; motion duly carried.

PUBLIC QUESTION AND ANSWER PERIOD

Richard McBride, 26 Brookfield Drive stated, in reference to the issue of selling Wallingford's land in Durham that was the subject of a proposed golf course, Durham has no sanitary system in that area of Town. He does not blame the residents in Durham for not supporting the golf course. He has friends who live next to a golf course and their windows are constantly being broken and their flower gardens repeatedly trampled by inconsiderate golfers. We should not jump to conclusions to sell the property. The Council should give this issue much consideration due to the fact that Wallingford has grown considerably in size and we will be needing a lot more water than in the past.

On a separate matter Mr. McBride stated that the Town is currently tearing up good sidewalks on Center Street when the sidewalks on Pond Hill Road from the Lyman Hall High School entrance to Dag Hammarskjold entrance are in deplorable condition. The Town should put its priorities in order with Public Works.

Mr. Parisi informed Mr. McBride that the proposition to sell the land was not a retaliation for not accepting the golf course. The feeling was that we would hold back twenty-five acres as a buffer to protect our water supply. The committee's position was that there was no need for Wallingford to keep the land if we could not make any use of it. It was not to "get back at Durham". It is not an immediate action. There are a great deal of legalities that must be checked out first.

Ms. Papale suggested that correspondence from Roger Dann, General Manager of the Water/Sewer Division regarding the property in question be read into the record for the benefit of the public (Appendix I).

Mr. Parisi read the correspondence which basically stated that the two hundred twenty-eight acres of land in question have been determined to be outside of the current or any proposed future watershed of Pistapaug Pond.

Jerry Matuskiewicz, 249 New Cheshire Road also commented on the proposed sale of the Town-owned land in Durham. He stated that when the property was purchased it was with the intention of locating a reservoir there. Eventually the Water Division turned the land over to the Parks & Recreation Dept. Since that time there has been no use of the property. It has been posted for years. A number of potential users asked if the property could be opened up over the past several years. Those groups were told that they would have to wait until after the Golf Course Committee decided what they were going to do with it. Now it is being considered for sale. We have land closed off all over town. A couple of years ago when the Town was putting in pipeline for the reservoir there was talk of fencing in the property with chain link fence costing hundreds of thousands of dollars. Why sell a piece of property if we are not sure we may need it twenty years down the road? The taxes are minimum that we pay to Durham.

Mr. Parisi stated that the Town pays approximately \$1,600 per year in taxes for the land.

Mr. Matuskiewicz felt that the property should be opened for other use such as horseback riding, nature trails, etc.

Mayor Dickinson explained that there has been a change in the law regarding the liability on open space land for alleged negligence and the liability of the municipality for such a situation. The use of the property would also have to fall within any deliberations we have regarding that change in the State law.

On a separate matter Mr. Matuskiewicz stated that he does not feel comfortable with Town Councilors serving on outside committees and bringing proposals before the Council and then voting on the proposals as a Town Councilor. He is of the opinion that there may be a conflict of interest in doing so. There should be language in the Charter disallowing a Town Councilor to vote on a proposal made by a committee that they sit on or chair.

Mr. Parisi stated that he had no problem with the issue. He offered, however, to have the matter looked into.

Philip A. Wright, Sr., 160 Cedar Street asked, what is the status of the American Legion Building?

Mayor Dickinson responded, the building is owned by the Town and there are no plans currently for the use of it.

Mr. Wright stated that he was amazed that there has been no broken windows or vandalism and was glad to see that the dire predictions made at the time the Council was considering the purchase did not come true.

Pasquale Melillo, 15 Haller Place, Yalesville informed the Council that the deregulation of the energy market will mean that any utility in the country will be able to compete for business across the United States. Most people are not aware of this fact.

With regards to the lawsuit against the Town of Wallingford pertaining to Route 5 development, Mr. Melillo feels that if the Planning & Zoning Commission left well-enough alone we would not be faced with litigation.

ITEM #5 Consider and Approve a Transfer of Funds in the Amount of \$22,000 from Line Transformer Maintenance Acct. to Street Light Maintenance Acct. - Electric Division

Motion was made by Mr. Rys, seconded by Mr. Knight.

This transfer is being requested in order to complete the refurbishment of the decorative light poles in the center of town.

Mr. Knight asked if there is any possibility of obtaining reimbursement from the vendor of the period light poles since the town is incurring the cost of refurbishing them due to a defect in the paint application during manufacturing?

David Gessert, Chairman of the Public Utilities Commission responded that the vendor offered to repaint the poles if the Town would pay to ship the equipment out to the vendor's place of business in California and back. This would prove cost-prohibitive. He referred the matter to the Law Department. Attorney Gerald Farrell, Sr.'s advice on the matter is that the Town not pursue the matter any further due to the fact that the manufacturer is going out of business and we would be dealing with California law.

Councilor Farrell stated that it is his opinion that there should not be any signs of any sort taped to the poles in the future. This may result in removal of the paint upon removal of the signs.

Philip Wright, Sr., 160 Cedar Street asked, how many poles of this nature will we have once the beautification project is finished?

William Cominos, General Manager of the Electric Division was not sure how many the Town actually had; he guessed at approximately one hundred.

Mr. Wright felt that the town is buying maintenance problems. How much does it cost to paint each pole?

Mr. Cominos responded, the poles we are having painted now have to be stripped. If the pole is primed and painted correctly we could paint them in place...our own personnel could do that. The cost



will be significantly less if the initial paint job on the pole was done correctly.

Mayor Dickinson stated for the record that the original paint on the poles were defective and the Town is correcting a defect we received.

VOTE: All ayes; motion duly carried.

ITEM #9 Discussion and Possible Action Regarding Recommending that the Chief Executive Officer (Mayor) Contract Out Responsibility Under CT. General Statute 47a-42(c) for Evicted Tenant's Goods Left on Sidewalk or Street as Requested by Councilor G. Tom Zappala

Motion was made by Mr. Rys, seconded by Mr. Knight.

Henry McCully, Director of Public Works presented the Council with a typed procedure for removal of evicted tenant's goods from the sidewalks initiated by the Sheriff's department.

Mr. Zappala stated that he brought this item forth for a few reasons, the main one being his concern for the amount of room occupied by the tenant's belongings. Another concern of Mr. Zappala's is the time involved and the cost incurred by the Town to handle this matter.

Mr. McCully stated that approximately three to four bays are occupied on a regular basis at the Senior Center complex on Washington Street at which the goods are stored. The evictions are not always full-fledged evictions, sometimes it is an entire house or restaurant/business. He has contacted a few moving companies to obtain cost estimates for the work. The average hourly charge for a moving van and three men is \$80/hr.; for two men, \$60/hr. He has also contacted the Public Works Director in Middletown who informed him that he uses a local moving contractor and the Town rents storage spaces similar to local self-storage garages. The contractor was hired through the bidding process. Middletown averages one eviction per week, generally. Wallingford's average is approximately fifteen (15) evictions per year. It could be more; it could be less. We would then have to rent an average of three storage units measuring approximately 14' X 20' at \$150/mo. (estimate). That is the size of the units we are occupying currently at the Senior Center. We would have to inventory the items more often, auction off the goods and dispose of them in the landfill. We would still have to have the mover bring the goods to the storage area and the only Public Works employee that would need to be involved in the matter would be someone to verify the manifest.

Mr. Zappala explained again that one of the reasons he is bringing this item forth is due to the fact that the Town is currently trying to resolve the parking problem at the Senior Center. These storage garages could be freed up instead of storing items that we hold for much longer than the State-mandated fifteen (15) days. He is of the impression that it would cost less in the long run to hire the work out. Cheshire, Hamden and other towns handle it with private contractors. He has also been informed that many of the evicted tenant's are welfare recipients and the State reimburses the Town for the disposal of the goods and/or associated costs involved with the eviction.

Mr. McCully responded that if we had to put this out to bid the Town would be invoiced for the moving costs.

Mr. Zappala stated, we would have to pay the vendor an hourly rate as well as the cost for disposal of the goods.

Mr. Knight asked Mr. McCully, how much does it cost his department in labor and equipment use to handle the evictions?

Mr. McCully responded, approximately \$100 per hour if you factor in benefits as well. He utilizes more staff because the department does not have the right trucks to do the job. Presently the department uses its dump trucks that have been washed thoroughly first. A smaller vehicle is used whenever possible. On two occasions he has had to hire a private mover to evict residents from upper scale homes in town. This was done to safeguard the contents of the home that may have become damaged due to the lack of proper moving equipment and moving vans in which to transport the furniture.

Mr. Knight suggested that Mr. McCully obtain prices for purchasing used ocean containers which are waterproof. They can be stored permanently on site at the Public Works property. When they are not being used to store goods involved with an eviction the department, themselves can use them for their own storage. He is currently renting a 20' ocean container for \$90/mo.

Ms. Papale asked, how many days does the Town have to hold the items for?

Mr. McCully responded, thirty days.

Mr. Zappala stated that the information he has obtained states fifteen days. He was quoted that timeframe from State Statute.

Mr. McCully stated, it has been a tradition to hold it thirty days.

Ms. Papale asked, if it is fifteen days, why rent three large storage areas if you only need to keep the goods for fifteen days?

Mr. McCully answered, we have two evictions scheduled for this week which is not unusual. Last year we had an overall total of thirty-five evictions. There were some cancellations; some were merely one room; we count the official eviction notices where we had to physically move belongings. The ten that we have had so far this year have been substantial evictions. Again, it could be one or two rooms or it could be a business. If it is not junk and is actually worth something then we could possibly hold an auction. We have not had an auction in all the years that Mr. McCully has worked for the Town. The goods are usually taken to the landfill.

Ms. Papale stated that she feels that the property at the Senior Center is being wasted and could be put to better use for the seniors in the future. She had no problem with looking into bidding the work out.

Mr. Farrell concurred that the proposal to privatize the work is a good idea. He asked whether or not anyone had solicited any comment from the New Haven County high sheriff or any of our Town constables as to how this would work and what experience they have had in other communities?

Mr. McCully stated that the sheriff simply makes the arrangements to have the items dropped at the curb. We check the manifest and at that point the sheriff is finished with the process.

Mr. Farrell stated that the sheriffs also have a set of unwritten rules concerning evictions.

Mr. McCully was aware of them; no evictions are effected around the Christmas holiday.

Mr. Farrell was worried that we may not be aware of some of those unwritten rules. Middletown has a totally different high sheriff than New Haven County.

Mr. McCully stated that he has been involved in evictions for the past fifteen years of his employment with Public Works. He is seldom, if at all, involved in evictions anymore for his two supervisors oversee the process. He has never had any problems with the evictions, to date.

Mr. Centner asked, does the State Statues classify restaurant business-type evictions the same as residence-type evictions?

Mr. McCully responded, yes, the department has been involved in evicting a junk yard in Yalesville which cost the Town approximately \$15,000. A professional moving outfit had to be contracted for that. An eviction is an eviction; it could be a large commercial business as well.

Mr. Centner asked, do we store those items from a commercial or business eviction as well?

Mr. McCully stated that some items have been stored outside they are so large. Advertisements are placed in the newspaper to sell the items.

Mr. Centner asked, if we privatize this service do you feel the Town would be isolated against lawsuits?

Mr. McCully stated, we would only have one person checking the manifest and to note what is placed in storage. From there we could monitor what is removed. After fifteen days we would not have to monitor anything, we could auction it off or simply dispose of it.

Mr. Zappala stated that he has spoken with two local sheriffs who have no problem working with private movers on evictions. In fact, they stated that they prefer that method because they make the appointments with the movers and it works very smoothly. He noted that any proceeds derived from auctioning off goods is forwarded to the Town to offset costs associated with the eviction.

Mr. Parisi asked, after fifteen days we can auction it (goods) or get rid of it?

Mr. McCully responded, yes.

Mr. Parisi asked, is the Department of Public Works turning over the storage of goods every fifteen days now?

Mr. McCully answered, we normally store the goods for 45-60 days. It is a rainy day job. If people have fairly decent belongings and notify the department that they want to keep their goods but need a little bit of time to make arrangements, the department has given them the benefit of the doubt. By State Statute, we do not have to do that.

Mr. Parisi stated, if we don't look into bidding the work out to make a comparison, we will never know if we can save money. Perhaps the marketplace has changed. Why don't we at least look into it?

Mayor Dickinson stated that it was placed out to bid under a former Public Works Director in the past. If he remembered correctly bids were received and the cost was substantial, however things may have changed since then.

Mr. McCully's opinion is that the cost could be very high if the Town bids out the entire process. Perhaps if just the moving was bid and the Town handled the storage it could be cost-effective.

Mr. Parisi responded that it would satisfy the Council to investigate the matter in all the various combinations.

Mr. McCully agreed to do so.

Mr. Knight asked that prices also be obtained for the 20' ocean containers as well.

Philip Wright, Sr., 160 Cedar Street asked, how will we save money by putting this out to bid?

Mr. McCully responded, the scope of work for his department increases each year. The Town is growing and more demands are placed on his staff. It is costly to the department to schedule men for evictions that could otherwise be done by private contractor. It would also eliminate some of the liability to the Town.

Mr. Wright stated, he is in favor of privatizing where feasible but he would like to see where we will experience the savings if we do bid it out. We ought to be able to reduce overtime or eliminate a position; somewhere the dollars have to come back to us if we are doing this on the basis of saving the taxpayers money.

Albert Killen, 150 Cedar Street asked, did it occur to anyone that the Town would be subjected to larger problems if one of our workers hurts their back while removing the goods? There is more liability there than anywhere else. The risk is much greater. This issue did not come about in an effort to save money but to free the storage bays at the Senior Center. That is the bottom line.

Mr. Parisi stated, we will be looking into purchasing/renting the water-tight containers as a replacement for the use of the storage bays.

Pasquale Melillo, 15 Haller Place, Yalesville asked, is the Council seeking to establish a legal benchmark and guideline for all types of evictions or is this one single individual situation?

Mr. Parisi responded, all evictions are handled under the same State Statute.

Mr. Melillo stated, if we have not had problems with the method of handling evictions in the past then we should not change the method.

No action taken.

WAIVER OF RULE V

Town Council Meeting

10

September 10, 1996

Motion was made by Mr. Rys to Waive Rule V for the Purpose of Considering and Approving Tax Refunds, seconded by Mr. Renda.

VOTE TO WAIVE RULE V: All aye; motion duly carried.

Motion was made by Mr. Rys to Approve Tax Refunds (#37 & 38) Totalling \$146.07, seconded by Mr. Centner.

VOTE: All ayes; motion duly carried.

ITEM #7 PUBLIC HEARING on an Ordinance Amending Ordinance No. 277 Regulating the Use of Public Parks, Playgrounds and Recreation Facilities in the Town of Wallingford

Motion was made by Mr. Rys, seconded by Mr. Knight.

Mr. Rys read the Ordinance into the record (Appendix II).

Albert Killen, 150 Cedar Street stated that it is his opinion that there is no need for Section I of the ordinance since there is no park that is entirely illuminated. Also, if adopted, those parks with parking lots that are not illuminated will be off limits to the public.

Mr. Rys explained that the ordinance is meant to designate those areas of a park that are not illuminated at night as off limits to the public.

Mr. Knight, Chairman of the Ordinance Committee stated, the intent is not to present the Police Department with a tool to use against people who are in the park but to clarify the rights of the people that are using recreational facilities that are lit; they do have a right to be there. It is to protect the public, not the parks.

Mayor Dickinson explained, the existing ordinance indicates that a park is closed at sunset to dusk. In many of our parks we have lights on that welcome people to certain sporting events. There was a perceived conflict between the existing ordinance and the activities that were being sponsored or authorized by the Town in parks, after sunset, with artificial lighting. The intent is to clearly indicate that where there is artificial lighting and authorization for activity on a field, that park is open in that area for that activity. The park is not closed where the artificial lighting is provided.

VOTE: All ayes; motion duly carried.

ITEM #10a Consider and Approve the Conveyance of an Historic Building and Land Located on Route 68 from the State of Connecticut to the Town of Wallingford - Mayor's Office

Motion was made by Mr. Rys, seconded by Ms. Papale.

Mayor Dickinson explained that this was voted and acted upon previously however, after holding conversation with Town Attorney Janis Small she agreed that the language of the motion was unclear. We want to make very clear that the intent was that the Town receive the conveyance from the State and immediately convey out to the Historic Preservation Trust.

VOTE: Farrell abstained; all others aye; motion duly carried.

It is noted that Councilor Farrell abstained due to the fact that he is the president of the Wallingford Historic Preservation Trust.

ITEM #10b Consider and Approve the Conveyance of an Historic Building and Land Located on Route 68 From the Town of Wallingford to the Historic Preservation Trust - Mayor's Office

Motion was made by Mr. Rys, seconded by Mr. Centner.

Pasquale Melillo, 15 Haller Place, Yalesville asked, how old is the building?

Mr. Farrell responded, it was constructed around 1780.

Mayor Dickinson explained, the State is conveying it subject to the condition that it only be used for historical open space purposes and the Historic Preservation Trust would take title given that restriction.

Mr. Melillo asked, as time goes by and the building needs restoration will the Town be responsible for that?

Mayor Dickinson answered, the Town of Wallingford will have no responsibility with regards to the property.

VOTE: Farrell abstained; all others, aye; motion duly carried.

ITEM #10c Consider and Approve the Conveyance of Land from the State of Connecticut to the Town of Wallingford Bounding Research Parkway Including a Portion of Research Parkway and the Former Barnes Road - Mayor's Office

Motion was made by Mr. Rys, seconded by Mr. Knight.

Mayor Dickinson stated this is land that the State owned and still owns; it is a result of the straightening of Route 68. The Town will receive it for highway purposes and we will continue to own it for highway purposes. It bounds the property that was conveyed to the Historic Preservation Trust. The closing should take place tomorrow, if approved.

VOTE: Farrell abstained; all others aye; motion duly carried.

ITEM #8 PUBLIC HEARING on an Ordinance Appropriating \$1,700,000 for the Planning, Acquisition and Construction of Improvements to Lyman Hall High School for the Vocational Agricultural Program

Mr. Rys stated that the ordinance allows for the purchase of a greenhouse with an approximate cost of \$872,313; equipment costing approximately \$192,425; and \$633,000 for estimated cost of building.

Pasquale Melillo, 15 Haller Place, Yalesville asked, will the State reimburse us the full amount?

Mayor Dickinson stated, unless we have to borrow the money the interest is not reimbursable. We do not intend to borrow the money.

Philip Wright, Sr., 160 Cedar Street stated, this sounds a lot like the magnet school situation; out of approximately 200 students in the Vo-Ag program a mere 39+- are Wallingford students. A lot of people objected vehemently to having our kids driving through Meriden and they didn't want "those kids" coming to Wallingford, etc. Here we have the same situation where most of the people in this program are from outside the town and there isn't a peep from anyone in the public saying that they don't want this in Wallingford. He was glad yet surprised.

Albert Killen, 150 Cedar Street stated that he is highly in favor of expanding the Vo-Ag program. With regards to the fact that the Town is going to seek funding for the project he stated, "you know the funds are there, I know the funds are there, spend them wisely."

Mr. Centner asked, if we fund this purchase out of our reserves what are our net savings on the \$1.7 million?

Comptroller Thomas Myers responded, the item is not appropriate for bonding. The ordinance allows the Town to act to borrow money for the program until the State reimburses us those funds.

Mr. Centner asked, has the design of the greenhouse commenced?

Joseph Cirasuolo, Superintendent of Schools responded, when the Council authorized the Board of Education to apply for the funding it also designated the Board as the Building Committee for the project. Under those auspices we have gone out to bid for engineering and architectural services, we have identified the low bidder and we have stopped there. No contract has been awarded because no funds have been authorized. If the Council approves the funding we will go forward and award the contract in line with the competitive bidding process to the engineer and architects to



design the greenhouse.

Mr. Centner asked, was a timeframe specified for construction of the project? This phase will take the longest period of time and that would effect how long we hold for reimbursement.

Dr. Cirasuolo responded, he could not recall since the project was initiated so long ago. He will provide the Council with the specifications of the work. Everyone is working closely to make sure the appropriate forms go in on time with all the necessary information to assure a reimbursement to the Town as quickly as possible.

Mr. Centner asked, how long will the bid price be held for?

Wilford Schultz, Department Chair of the Agricultural Education Program responded the architect agreed to hold the price until we are ready. We did not place a completion date on the project due to the fact that we don't know how long site analysis will take. It may take six months to analyze the water fluctuation. It is tough to pin down (completion date).

Mr. Centner asked, is this an entirely new greenhouse?

Mr. Schultz stated, it will be completely new.

Mr. Centner asked, what are the plans for the existing greenhouse?

Mr. Schultz was not quite sure.

Mr. Centner wondered if there was a cost associated with disposing of the existing greenhouse built into the funding.

Mr. Schultz believed that the cost may be included.

Mr. Knight asked, if the Town were not in the financial position it is in and we had to go out and borrow the money until the State reimburses us, is there a cost associated with that action that we are avoiding by being able to use our own reserves?

Mr. Myers responded, yes, we are saving approximately \$150,000. for the three year period.

Mr. Doherty asked, was the last time the Vo-Ag program experienced improvements back in 1991 at an approximate cost of \$1 million?

Mr. Schultz responded, yes, the \$1 million was used for the addition of two classrooms, an animal growing room and a lab room. That was a construction grant.

Mr. Doherty asked, why wasn't the greenhouse included in that

grant?

Mr. Schultz responded, we are taking things step by step. The person running the program at that time felt that it was in fair shape and our immediate need was to take care of our expanding small animal program.

Mr. Doherty asked, is there another portion of it down the road that you anticipate coming up shortly for more funding?

Mr. Schultz responded, not as far as the building expansion or anything like that. We are getting boxed in now. I don't see the need for any additional classrooms for the moment.

Dr. Cirasuolo added, we will continue to submit applications for equipment grants.

Mr. Schultz commented, we will need to develop a five year building and equipment grant proposal.

At this time Mr. Parisi asked that congratulations be extended to Sharlene Wong, Director of the Food Service Program for making the Cafeteria a profitable operation for the first time in many years. He asked that Ms. Wong be thanked on behalf of the entire Council.

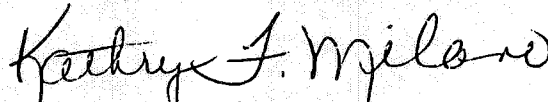
VOTE: All ayes; motion duly carried.

Motion was made by Mr. Doherty to Adjourn the Meeting, seconded by Ms. Papale.

VOTE: All ayes; motion duly carried.

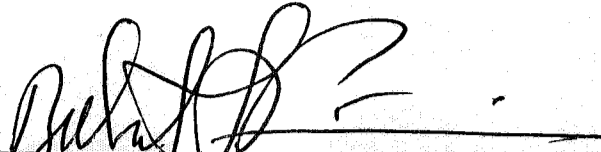
There being no further business the meeting adjourned at 8:24 P.M.

Meeting recorded and transcribed by:



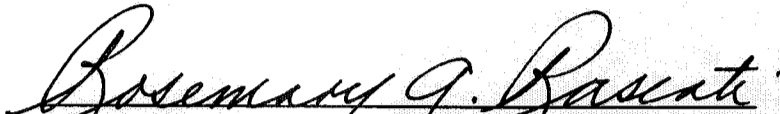
Kathryn F. Milano  
Town Council Secretary

Approved by:

  
\_\_\_\_\_  
Robert F. Parisi, Chairman

9-24-96

Date

  
\_\_\_\_\_  
Rosemary A. Rascati, Town Clerk

9-24-96

Date