

TOWN OF WALLINGFORD, CONNECTICUT

TOWN COUNCIL MEETING

March 13, 2007

6:30 P.M.

The following is a record of the minutes made and acted upon by the Wallingford Town Council at its regular meeting held on Tuesday, March 13, 2007, in the Robert Earley Auditorium of the Wallingford Town Hall. Town Council Chairman Robert F. Parisi Called the Meeting to Order at 6:37 P.M. Responding present to the Roll Call given by Town Clerk Barbara Thompson were Councilors Michael Brodinsky, Vincenzo M. Di Natale, Lois Doherty, Gerald E. Farrell, Jr., Stephen W. Knight, Iris F. Papale, Robert F. Parisi, Rosemary Rascati, and Vincent F. Testa, Jr. Mayor William W. Dickinson, Jr., Janis Small, Town Attorney and James Bowes, Comptroller, were also present.

There was a Moment of Silence.

The Pledge of Allegiance to the Flag led by representatives of Girl Scout Troops 34 and 123.

1. The Roll Call was taken.

It was announced that Item 11 was withdrawn from the agenda.

2. Correspondence

Mr. Knight read a short memo from the Town Attorney announcing the March 8, 2007 sale closing on Simpson School. The memo also acknowledged the Engineering Department and the Water-Sewer Division for their assistance in finalizing the necessary documents.

3. Presentation of Mayor's Proclamation to Girl Scouts in honor of "Girl Scouts Make the World a Better Place" Week – Mayor

Girl Scouts Tory Sheldon, Sarah Murray, Jessie Hawthorn, Michelle Lawrence and Bridget Weiner received the Proclamation from Mayor Dickinson that acknowledged the 95th Anniversary of the Girl Scouts of the United States of America. Councilor Knight read the Proclamation.

4. Consent Agenda

4a. Consider and Approve Tax Refunds (#591-#602) totaling \$5,817.27
Acct. #001-1000-010-1170 - Tax Collector

- 4b. Consider and Approve a Transfer in the Amount of \$4,500 to Professional Services-Small Cities Grant Consultant Acct. # 001-1302-901-9002 from Contingency Acct. # 001-7060-800-3190 – Grants Administrator
- 4c. Consider and Approve a Transfer in the Amount of \$400 to Gas and Oil Acct # 001-1300-300-3000 from Maint Equip Acct. # 001-1300-570-5200 - Mayor
- 4d. Consider and Approve Town Council minutes of February 27, 2007
- 4e. Consider and Confirm Mayor's Appointment for Matt Furman to the Personnel and Pensions Appeals Board for a five year term effective immediately and will expire December 31, 2011 – Mayor

Item 4e was removed from the agenda.

MOTION

Mr. Knight made a motion to accept the Consent Agenda Items 4a. to 4d.
Mr. Farrell seconded the motion.

VOTE

All Councilors present (9) voted aye. The motion passed

5. Items Removed from the Consent Agenda

- 4e. Consider and Confirm Mayor's Appointment for Matt Furman to the Personnel and Pensions Appeals Board for a five year term effective immediately and will expire December 31, 2011 – Mayor

MOTION

Mr. Knight made a motion to accept the Consent Agenda Item 4e. to re-appoint Matt Furman to the Personnel and Pensions Appeals Board for a five year term effective immediately and will expire December 31, 2011
Mr. Farrell seconded the motion.

Mr. Testa said that the Council had discussed pulling appointments off of the Consent Agenda, and he acknowledged that someone did and asked if the Council has a formal agreement to do that. Chairman Parisi said that the Council does not and that the Chair has requested that the Council follow the procedure that they have followed for the last ten years but that he has no control over that so it would have to be a gentlemen/ladies agreement.

Ms. Papale asked Councilor Farrell, who removed the item from the Consent Agenda, if his intention was that he thought appointments should be brought up separately on the Consent Agenda. Councilor Farrell said that the public voiced that they would like to be able to question people and that he will not always be the person doing this and that other Councilors should feel welcome to play the same role. Ms. Papale said that if the public has any questions that this is the time to ask.

Mr. Testa said that if that is going to be the intention then the Council should make it clear to proposed appointee that they should be here and that they might be questioned. Chairman Parisi said that he doesn't think that this is going to be a process and that it will be an individual thing. He said if Councilor chooses to take it off the agenda that they should do that. Mr. Testa said that if a Councilor choose to do that it would only be fair to give the candidate the heads up. Chairman Parisi said that the interview would be conducted as the Council normally does and that would be in the Council office. He said that since Mr. Testa has been on the Council there haven't been any interviews because of lot of them have been reappointments. Mr. Testa said that this is about the public having an opportunity to question them. Chairman Parisi said that the public can attend the interview if they choose. He said that it adds a week on to the process.

Mayor Dickinson said that if a name comes off the appointing authority should be informed and let the candidate know that they should be here at the meeting that there might be questions. He said that if the name comes off the Consent Agenda whoever is the appointing authority, the Council or the Mayor or some other authority, should be notified that the item is off the Consent Agenda.

Chairman Parisi said that is not the procedure that he is trying to follow and that as they did in the past if someone wants interview a candidate for a position, it would be done in the Council office with invitation to all of the Councilors. He said that if a Councilor had a request from a member of the public to take the item off the agenda, then that person would be invited to the interview too.

Ms. Papale said that the appointment of Matt Furman is off the Consent Agenda by request and that means that the public has a chance to question – not just Mr. Furman – whoever may be the one appointed so that would give the public a chance if they had any questions. She said as she understands Mr. Testa that if a person is taken off the Consent Agenda that person should be at the Council meeting to address questions if there are any. Mr. Testa confirmed that is what he said. Mr. Testa said that it's two different issues as this is not what the Chairman is saying. One issue is the interview process and the other is taking it off the Consent Agenda makes it a regular agenda item and that questions would be addressed to that regular item.

Chairman Parisi said that the Council is going to have to change the rules and if it passes fine and if it doesn't then it doesn't.

Kathryn Zandri, 9 Balsam Ridge Road, reviewed the procedure saying that in the past the Council would be contacted to see if they would like to interview anyone who was being appointed or re-appointed and the meeting would take place in the Council Office and interview and return to the Council chambers and it would be off the Consent Agenda, so people would know to show up, and there was also at that time a two-week waiting period where the name was held over in the event something came up regarding the appointment. She asked what has changed and why has it changed. Chairman Parisi said it's been a natural evolution and that there have been so many re-appointments that at the time the Council was scheduling interviews, no Councilors were showing up, since they had no

questions, so the Council decided at that time that if a Councilor had a question that the interview would be scheduled but, if there were no questions, the interview was waived, and that is how the Council got to this point. Ms. Zandri asked if they had considered the two-week waiting period where a person is sworn-in, contingent of the two weeks or is that off the table. Chairman Parisi said that he thought the two-week waiting period was prior to the vote where things could be brought up. He said that is why he would like to go back to the old way and to continue what the Council has been doing.

VOTE

All Councilors present (9) voted aye. The motion passed.

The Town Clerk swore in Matt Furman to the Personnel and Pensions Appeals Board for a five-year term effective immediately and will expire December 31, 2011.

6. Consider and Approve Town Council Special Meeting minutes of January 18, 2007

MOTION

Mr. Knight made a motion to accept the Town Council Special Meeting minutes of January 18, 2007. Mr. Farrell seconded the motion.

VOTE

Seven (7) Councilors voted aye. Mr. Brodinsky and Ms. Doherty abstained from the vote as they were not present at the meeting.
7- Yes; 2 - abstentions.

The motion passed.

7. PUBLIC QUESTION AND ANSWER PERIOD

The following people spoke during the public session.

Kathryn Zandri, 9 Balsam Ridge Circle, inquired about the minutes.

Michael Del Vecchia, 52 Copse Road, Madison, CT, presented written material to the Council.

Robert Avery, 42 North Elm Street, made comments regarding the town's list of boards and commissions and about the Board of Ethics.

Bob Gross, 114 Long Hill Road, referred to his website for the town's list.

(Mr. Del Vecchia's material is part of the record of this meeting.)

8. Consider and Approve a Request for a Bid Waiver for Durham School Services, L.P., School Bus Transportation Services 2007-2008- Board of Education

MOTION

Mr. Knight made a motion to Approve a Request for a Bid Waiver for Durham School Services, L.P., School Bus Transportation Services 2007-2008 as presented by the Board of Education. Ms. Papale seconded the motion.

The following people were present:

Dale Wilson, Superintendent of Schools
Linda Winters, Business Manager
Thomas Laffin, Board of Education
Karen Hlavac, Board of Education

Superintendent Wilson reviewed his letter to Chairman Parisi, which outlined the reasons for the bid waiver request part of which states no price increase or change in terms and conditions. He said that they have had 20 years of excellent service. He said that they are very satisfied with this company and that the last time they went to bid the two closest companies were significantly higher than the current company. This contract would be for one year.

Ms. Rascati asked about his letter regarding the 5% increase in the current contract and asked if this would apply to the new contract. Mr. Wilson said that it would not and that if the bid waiver is approved for next year the price would remain the same. He said that if there was an increase that they would be going to bid and the reason that they are before the Council is that there is no increase.

Mr. Testa confirmed that this would be for one year and that the Board of Education would go to bid next year. He asked about Item D. in the letter and that the current company was the lowest bidder five years ago and that they have had many contracts with them for 23 years.

Chairman Parisi noted that the company was sold to Durham School Services, L.P. and asked when that happened.

Linda Winters, Business Manager, said that the company's letter, dated February 16, 2007, noted that Double A was purchased by Durham. Mr. Wilson said that the company said that they wanted to get to know the Wallingford School System and that they are here in Wallingford.

In answer to Mr. DiNatale's question Mr. Wilson said that fuel costs are included in the contract. He also added that the Board of Education has responded to Double A during this contract period regarding help to the company as insurance and fuel costs have risen and that the Board was unable to make adjustments with them as they were under the terms of the five-year contract.

They talked about fuel costs, that Durham School Services are from Illinois, housed in Wallingford and that the staff and the dispatcher are all the same as they were for Double A.

Jason Zandri, Lincoln Drive, commented on the date of the company's sale.

Bob Hogan, Grieb Road, commented on extending the length of the contract. Chairman Parisi said that by the rules that they cannot approve more than one year for this request.

VOTE

All Councilors present (9) voted aye. The motion passed.

9. Consider and Approve a Transfer in the Amount of \$20,000 to Self-Insurance Deductible Acct. # 001-1603-800-8270 from Property/Casualty Insurance-Gen. Gov't Acct # 001-1603-800-8250 – Personnel

MOTION

Mr. Knight said that Item 9 is to consider and approve a Transfer in the Amount of \$20,000 to Self-Insurance Deductible Account from Property/Casualty Insurance-General Government Account as requested by Personnel. He read the memo sent by the Director of Personnel, which explained the reason for the transfer. He moved to approve the transfer, and Mr. Farrell seconded.

Terence Sullivan, Personnel Director, and Kurt Treiber, Risk Manager, were present.

Mr. Sullivan said that they get claims and they have a deductible that they have to apply before the insurance fully kicks in and they have an active year and they are short in the budget. He said that they have the money in the property casualty account to pay for it.

Mr. Testa asked why they have a deductible for a self-insurance account. Mr. Sullivan said that it's semantics in the title for the account but that this is where they budget their deductibles that have to pay when the claims come in, and it varies depending upon the kind of claim. Mr. Testa asked if it's on a policy in which we are self-insured.

Mr. Treiber said that it's a policy that carries a deductible, and finance has set up an account where each year they budget money to pay the deductibles. Finance titles it the Self Insurance Deductible Account but it's basically the account whenever a deductible is due on a policy it is paid out of this account. He said that this is property casualty and not medical. Mr. Testa said that even though it says self-insurance deductible account that is what you call the deductible account but the property and casualty we are not self-insured. Mr. Treiber said that we are not.

Mr. Brodinsky asked why \$20,000 and not \$15,000 or \$30,000. Mr. Treiber said he tried to be conservative in that they have one current claim that they have to pay, and they have budgeted a little extra money in case they get another claim in. Mr. Brodinsky asked about deductibles for each category of loss. Mr. Treiber said that they vary from \$2,000 to \$20,000. Mr. Brodinsky asked how much they are short in the account when looking at the amount of pending claims where we have to pay a deductible compared to what is currently in the account. Mr. Treiber said that there are nine (9) pending claims with varying amounts, and there would not be enough in the account to cover all nine if they become due; however, he said they become due in a staggering fashion and that some of them take years. Mr. Treiber said that they are all liability claims and nothing to do with worker's compensation. He said that the bulk of the claims have to do with

law enforcement-civil rights, false arrest; negligence of a public official; employment practices.

It was determined that the current balance in the Property/Casualty Insurance Account is about \$40,000, after premium policy payments of \$591,000.

Kathryn Zandri said that the cases that are settled cannot be talked about for a number of years and asked why that is done. She said as a member of the public and considering her tax dollars that she would like to know where someone has violated someone's rights which ends up in a lawsuit. Mr. Sullivan said that when there is a settlement, there is a document which speaks to the agreement from both sides and nearly everything that they do is public, and the records are available on request, and the fact that there is a line looks to restrict one party from speaking publicly about the matter is to end the matter so it doesn't go on and on. The records that go into that agreement generally are publicly available. He said that if the matter was concluded, depending on which office is handling it, to start with the law department or if it's an employment matter, to call him. If it's a police liability matter, call the Risk Manager.

VOTE

All Councilors present (9) voted aye. The motion passed.

10. Consider and Approve a Request for a Bid Waiver for Diversity Training in the Amount of \$7,500 FY 2006-07 – Personnel

MOTION

Mr. Knight made a motion to Approve a Request for a Bid Waiver for Diversity Training in the Amount of \$7,500 FY 2006-07 as presented by Personnel. Mr. Farrell seconded the motion. Mr. Knight read the memo from Mr. Sullivan to the Mayor.

Terence Sullivan, Personnel Director was present.

Mr. Sullivan gave the background on his experience in a training session with the Chandler Group, Inc. in New York, and why he recommends Lolita Chandler, President, to lead Diversity Training in Wallingford that will reach 375 employees. He said that it breaks down to about \$50 per person, a bargain. He said that this is an opportunity to train all employees and not just a few people.

Mr. Brodinsky said that he figures this to be \$500 per hour for the vendor and asked if there are other vendors that do this kind of training, and what is the going rate. Mr. Sullivan said that program development and materials are built in to the cost as well as travel and hotel for a week. He said that there are other trainers but when bid the town wouldn't know what they were getting except the lowest price, which doesn't always indicate the best trainer. He said that he has experience with another trainer who came highly recommended through the town's EAP company and this enables him to speak to this and that if the town invests a little more money in someone who will deliver a meaningful program

then that is money well spent. Mr. Brodinsky said he thinks it should take a little more investigation since quality can be delivered at lower bids.

Ms. Papale asked if the Town Council would be included in this training. Mr. Sullivan said that the Town Council would be included, and he thinks the program could reach all Boards and Commissions in Wallingford, which is about 130 people. He suggested that this possibly could be a multi-year program offered in the evening and on weekends to reach the town's Boards and Commissions. Ms. Papale asked why Ms. Chandler stood out to him among other trainers. Mr. Sullivan said that Ms. Chandler was very direct, and there was much diversity in his training group consisting of EEO professionals and officials from municipal and county governments and that helped in the experiences that they brought to the training. He said he left the training with tools, materials and contacts and felt that it was a meaningful training that he would like to bring to Wallingford.

In answer to Mr. DiNatale's question, Mr. Sullivan said that to get 375 people trained that it would take 11 half-day sessions with 30-35 people per session. Mr. DiNatale said that he would like to see the cost of other companies with similar service.

Mr. Testa asked if this was the result of the study that was done about a year and one half ago when steps for the town to take were outlined. He said he thinks that this is one of the things. Mr. Sullivan said that he didn't think it was one of the recommendations but that sexual harassment training was something that should be done more frequently. He said that the whole idea of diversity with that commission was the impetus for him to attend this training. He said that it brought up issues. Mr. Testa said that he was pleased to see this follow-up a year and one half after the fact and asked if this was a one-time thing. Mr. Sullivan said that one-time training can be a failure, and unless it is repeated periodically, it won't be retained. Mr. Testa talked about having this caliber trainer train people internally, a "train the trainer," program, which makes the large investment now make more sense. He asked what the police pay for this type of training. Mr. Sullivan said that he thinks that they paid the Anti-Defamation League about \$25,000 to train 75 people. He said that it isn't cheap when you pay for a quality instructor.

Mr. Brodinsky said that he is glad that Personnel is doing a diversity training but thinks that it costs too much and would like to see some cost comparisons before waiving the bid, and he will not support the motion.

Tony DeBaise, 278 North Main Street, offered to ask his neighbor who is a trainer.

Kathy Avery, 42 North Elm Street, asked if educators get diversity training.

VOTE

Individually, even (7) Councilors voted aye.
Mr. Brodinsky and Mr. Di Natale voted no.
7- yes; 2 - no.

The motion passed.

11. Discussion regarding AT & T installation of facilities for cable television service in the Town of Wallingford – Chairman Robert F. Parisi

Withdrawn

12. Consider and Approve a Budget Amendment in the Amount of \$80,000 to Maintenance Treatment Equipment Acct. # 431-8640-652 from Use of Funds – Major Component Replacement – Water Division

MOTION

Mr. Knight read the item to Approve a Budget Amendment in the Amount of \$80,000 to Maintenance Treatment Equipment Acct. # 431-8640-652 from Use of Funds – Major Component Replacement as presented by the Water Division.

Mr. Knight read Mr. Dann's memo to the Mayor that described the problem which was discovered during recent inspections of the filters at the water treatment plant. Some of the filters have developing problems, including mud accumulation, uneven distribution of air and water during backwashing procedures and uneven distribution of the media within the filters, all of which are consistent with blockage of the filter underdrain system. The memo continued that it is believed that the same problem is impacting each of the filters although to varying degrees at this time and that it will be necessary to remove the media from each filter, then to clean the media out of the underdrain system, make repairs and install new filter media. Mr. Dann's memo said that most of the repair work will be done by Water Division staff but that assistance of outside contractors will also be needed in some phases of the work. The Division will incur the cost of the filter media. These funds will cover the filter media. The cost of the outside removal/installation services will come at a later time following the receipt of bids for that work.

William Phelan, Business Manager and Richard Meskill, Assistant Water Superintendent were present.

There was considerable discussion about the filtering system design, backwashing and how it works. Mr. Meskill said that the installation was in 1993, that the life span is approximately 15 to 25 years, and it is now close to the time that the filters need to be changed. He said that there would be no interruption of service while the work is being performed and that to do all six filters would take approximately 25 to 30 days.

Geno Zandri, 9 Balsam Ridge Circle, asked whether the company they contacted recommended this method of fix. Mr. Meskill said that it was that they no longer

recommended ilmenite as the fine, bottom layer in the filtering system and that it now just anthracite and sand.

Mr. Knight made a motion to Approve a Budget Amendment in the Amount of \$80,000 to Maintenance Treatment Equipment Acct. from Use of Funds – Major Component Replacement. Mr. Farrell seconded.

VOTE

Each Councilor present (9) individually called out aye. The motion passed.

13. Discussion and possible action on the future of the Wooding Caplan project area – Councilors Brodinsky, DiNatale, Testa and Papale

Councilor Brodinsky presented the handout material of sixteen points for discussion for the Wooding Caplan project, and the “Roadmap” which states the possible chronological order of progress and which defines and develops various choices that the town has and develops them in such a way that each idea gets a fair shot in the eyes of everyone. He listed examples of choices as mixed-use, light residential, a park or do nothing. He said that in about seven months the Council would have the details for each choice, the concepts for each choice with some of the detail. He said that is why the information gathering is happening, so that the Council will be able to make a choice of a concept with flesh in about seven months before the next election. He spoke about pitfalls – 1) lack of preparation by the Council, the public and the administration, which is the Mayor and the department heads. He said prepare for the concept that you like. 2) “Fracture” with the example being the ‘mixed-use’ concept and that mixed-use concept may have many interpretations of a mixed-use concept and 3) Lack of commitment and that we can’t let this drop. He said that the “Roadmap” is really just bare bones and that this is just the beginning with more to come.

Mr. Brodinsky went through the “Roadmap” month by month, suggesting that the timeframe was reasonable and flexible.

- 1st half of April – Parking, 390 Center Street report, title searches, advisory ballot
- 2nd half of April – Council vote on 390 Center Street
Police Fire and Mayor reports
- 1st half of May – Special Meetings
- 2nd half of May – Reports from EDC and Wallingford Center, Inc.
- 1st half of June – Town Engineer Report; Parks & Recreation Commission
park concept report
Special Meetings
- 2nd half of June – Special Meetings
Final determination of development area
- July -
Special Meetings
Discussion of options
- August -
Special Meetings
Discussions on impact of costs
Mayoral comments
- 1st half of Sept. - Council selects concept

- 2nd half of Sept. – Cushion time -Extra time to catch up schedule if it is behind
- October - Cushion time - Extra time to catch up schedule if it is behind

Mr. Brodinsky said that this "Roadmap" is not etched in stone but that it is like moldable clay.

Chairman Parisi complimented Mr. Brodinsky on the work. He said that the majority is making a very strong attempt to work together and the Council is too. And he asked that nothing be brought to the table the night of the meeting and perhaps three or four days ahead of time and that would like to have seen the "Roadmap" before the night of the meeting to have the opportunity to read it and to digest it. He said that it is difficult to make specific comments and recommendations on the "Roadmap" this evening. He also said that he is not trying to prolong the project process. He said that he thinks that it is reasonably workable and that he is committed to.

Mr. Farrell asked what is the end product of the process and if this is to be on the November ballot as a series of concepts. He wanted to know about the deadline. Mr. Brodinsky said that if the Council finds that a ballot in some way cannot be done, then the idea would be for the Council in the first half of September would vote for which concept the Council would like to move forward by way of an RFP, a bid, a realtor or a construction of a park. He said it would only be the selection of a concept and that's all. If on the other hand, this can be put on a ballot, it goes on the ballot with concepts that have sufficiently developed detail so people know that they are voting for. Mr. Farrell asked if it would be for this November, and Mr. Brodinsky said that it would be in November.

Mr. Farrell commented that there is a vast variety of opinion, and that no matter what the Council decides there will be those who argue otherwise. He said that he is attracted by the concept of putting this on the ballot because that way the townspeople spoke to the topic and it would be up to the Council to nail down some things but the Council would have the best of what could be said to be a consensus. He asked Mr. Brodinsky if they were on the same page. Mr. Brodinsky said absolutely and that is why the Law Department is reporting back to the Council as to whether this can go on a ballot, and if they say that it can go on a ballot, then the Council makes the decision that it does. He said that the approach is radical if it can go on a ballot. From his limited research, he is anticipating that it can't go on a ballot. Mr. Farrell said that his preference is a ballot and referred to a cartoon of the Council, who were still discussing the Wooding Caplan issue one hundred years from now. He added that if we don't get the best consensus of the town that there won't be closure on the issue. Mr. Brodinsky said that if it doesn't go on a ballot, the Council makes everybody angry since there will be a substantial part of the population that won't like how we vote. Mr. Farrell said that it would be doing their job as a Councilor but that it is a wound that needs to be healed and the best way to do that is to give the townspeople an opportunity for their voice to be heard and that they can live with what they voted on as opposed to how the Council voted.

Ms. Doherty asked that the Traffic Control Officer be present when the Town Engineer present his report out on traffic issues.

Ms. Rascati observed that if this goes on the ballot that timing is of the essence since the ballot needs to be prepared sooner that the timeline is finished. Mr. Brodinsky deferred to the report of the Law Department.

Mr. Testa said that the timetable is established so that necessary research and legwork is completed so that the Council can come to a decision. He said that who makes the decision remains to be seen and if it is determined that an option is not the ballot, then the Council works to make a decision in the September timeframe. He said that if a ballot option is feasible, then the Council needs to discuss whether to do that, and the Council needs to have that discussion. He said all of the preliminary work still needs to be done and the Council would ask the public to make the decision so imagine how much information that the Council is going to have to share and make available so that people can make an informed decision on this. He said that either way all of these steps have to be taken and that all of the options have to be defined and discussed.

Chairman Parisi said that he hopes that there are at least three choices if it goes to a ballot. Mr. Testa said that as a Council they would be discussing and considering at least three types of options and that with each of the options there are issues of how much room is available for each option on the site.

Jason Zandri, Lincoln Drive, asked that the handouts be put on the town's website. Chairman Parisi said that they could be mailed from either the Council Office or the Town Clerk's Office.

Kathy Avery, 42 North Elm Street, commented on the April vote of the Council on 390 Center Street, and what if the building at 390 Center Street is part of a concept in the future. He said that this building has been talked about for a long time and he talked about easements and that the decision on 390 Center Street may be deferred. He said that it all has to do with access. He said that the Council may vote that it stays there temporarily. He said that the Council needs to make a decision.

Bob Gross, 114 Long Hill Road, said that the "Roadmap" should be put on the town's website.

Jan Lyon, 4 Simpson Avenue, asked when the Law Department would give response.

Janis Small, Town Attorney, said 30 days for the ballot question.

David Barbarino, 1179 Yale Avenue, commented that the timeline is too long and that available resources should be used.

Phil Wright, Sr., 160 Cedar Street, said that he likes the process that is going on.

Jason Zandri, Lincoln Drive, asked if this would go on the town's website.

Wes Lube, Montowese Trail, said that he does not have the AT & T item on the timeline and asked for it to be added.

Chairman Parisi asked if any forthcoming motions could happen at the next meeting so that what was presented could be studied. It was agreed upon and there was no action was taken.

(The "Roadmap" and the Sixteen points are part of the record as Appendix I & II.)

14. Executive Session pursuant to §1-200 (6)(D) of the Connecticut General Statutes with respect to the purchase, sale and/or leasing of property – Mayor
15. Executive Session pursuant to §1-200 (6)(B) of the Connecticut General Statutes to discuss pending litigation in the matter of the Town of Wallingford v. Connecticut Department of Environmental Protection – Town Attorney
16. Executive Session pursuant to §1-200 (6)(B) of the Connecticut General Statutes regarding strategy and negotiations with respect to the pending tax appeal matter of 3M Company v. Town of Wallingford– Town Attorney

MOTION

Mr. Knight made a motion to enter into Executive Session pursuant:

to §1-200 (6)(D) of the Connecticut General Statutes
with respect to the purchase, sale and/or leasing of property as presented
by the Mayor

to §1-200 (6)(B) of the Connecticut General Statutes to discuss pending
litigation in the matter of the Town of Wallingford v. Connecticut
Department of Environmental Protection as presented by the Town
Attorney

to §1-200 (6)(B) of the Connecticut General Statutes regarding strategy
and negotiations with respect to the pending tax appeal matter of 3M
Company v. Town of Wallingford as presented by the Town Attorney

Mr. Farrell seconded the motion.

VOTE

All Councilors present (9) voted aye. The motion passed.

The Council entered into Executive Session at 9:09 P.M.

MOTION

Mr. Knight made a motion to exit from Executive Session. Mr. Farrell seconded the motion.

VOTE

All Councilors present (9) voted aye. The motion passed.

The Council exited from Executive Session at 9:35P.M.

Attendance at Executive Session:

Town Councilors (9); Mayor Dickinson and Town Attorney, Janis Small.

17. Motion to Consider and Approve the settlement of the 3M Company v. Town of Wallingford tax appeal matter as discussed in Executive Session
- Town Attorney

MOTION

Mr. Knight made a motion to approve the settlement of the 3M Company v. Town of Wallingford tax appeal matter as discussed in Executive Session.
Mr. Farrell seconded the motion.

VOTE

All Councilors present (9) voted aye. The motion passed.

MOTION

Mr. Farrell made a motion to adjourn. Ms. Knight seconded the motion.

VOTE

All Councilors present (9) voted aye. The motion passed.

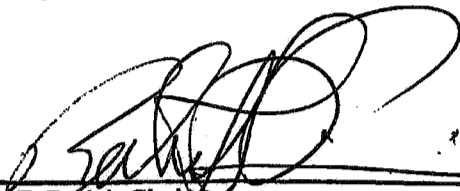
The meeting adjourned at 9:36 P.M.

Respectfully submitted,



Sandra R. Weekes
Town Council Secretary

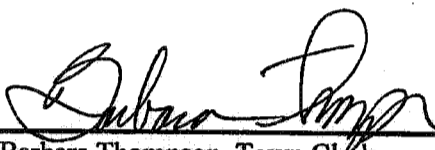
Meeting recorded by Sandra R. Weekes



Robert F. Parisi, Chairman

4-10-07

Date



Barbara Thompson, Town Clerk

4/11/07

Date

APPENDIX I

The "Roadmap" --- Bare Bones

Suggested Meeting Date

All meetings
All meetings
All meetings

First Half April

Second Half April

First Half May

Second Half May

First Half June

Action To Be Taken

"Open microphone"
Report of progress made/not made
Reminder to all of next step

Parking Issues: Linda Bush/
Postal Employees/Church/
Merchants/Other

390 Center Street: Law Department
Can it be demolished? Procedures?
Consequences?

Costs to move? Mayor/Other
Costs to demolish? Mayor/Other

Law Department:
Title Search issues.
Advisory ballot issues.

Council Vote on future of 390
Center.

Reports from Fire/Police/Mayor

Special meetings/workshops as
Needed.

Report: Economic Development
Commission

Report: Wallingford Center, Inc.

Report: Town Engineer: Traffic
Can Wallace Be Moved?
Traffic Flow Issues.

Report: Park and Rec. Commission

Second Half June

Discuss/Decide how to develop unified park concept.

Workshops/Special meetings

Final determination of "development" area. Municipal parking area to be reserved? Fire/police needs. Other?

Workshops/Special meetings

July

Discussion of modest Residential option/"Urban renewal" concept/Mixed-Use Option

Do nothing option?/ Other?

How do we develop concepts by September?

Workshops/Special meetings

August

Guestimate of park costs: Mayor

Thoughts from town staff.

Financial impacts of development/ Park: S. Jackson/J. Bowes

Mayor's recommendation.

Workshops/Special meetings

First Half September

Council selects concept

Second Half September

Extra time if we fall behind schedule

October

Extra time if we fall behind schedule

APPENDIX II

Discussion and possible action on the future of the Wooding-Caplan project area. Without limiting the foregoing, this could include (1) an update on recent developments; and (2) discussions and actions on future scheduling of the following (the order and dates of these items is to be discussed):

1. Consideration of "open microphone" opportunities for the public at each Town Council meeting. (Depending upon other business the Council is to take up at each meeting, a fixed amount of time could be established and specified on the agenda to allow residents to express views on any Wooding-Caplan issue that does not appear on the agenda.) **EACH MEETING**
2. Decision on a target date for a final vote on the ultimate issues.
3. Consideration of parking issues, including a report from the Town Planner, on possible parking problems and solutions. Also the Council could invite the Town Planner to share any other thoughts on the issues.
4. Consideration of continued investigation into 390 Center Street: Should it be demolished? Moved? How can we obtain approximate costs for each?
5. Report from the Economic Development Commission and Wallingford Center, Inc. concerning their views on options for the area.
6. Report from the Town Engineer on the feasibility of moving Wallace Ave. slightly to the east. Comments from the Town Engineer on traffic flow issues in, out, and around, the "development area." The Town Engineer could offer any other thoughts on the issues.
7. Report from the Law Department on the implications of 390 Center Street being a historical building. Can the building be demolished?
8. Reports from the Police and Fire Departments and the Mayor on the future needs of the town, especially with respect to future use of the Wooding-Caplan area (already scheduled for approximately March-April); and, reports from the Law Department on (a) AT&T easement issues (already scheduled for approximately March); (b) private rights- of-way issues as moved by Councilor Farrell (already scheduled for approximately March-April); and (c) whether the public may express by ballot its preference at an election. (Law Department opinion already scheduled for approximately March-April);

9. Determination of a final definition of the boundaries of the "development area."

10. Report from the Recreation Commission and public discussion on a concept for a park/public square. How and when do we agree on a concept with sufficient detail to allow us to get an estimate on the costs? Report from the mayor on maintenance and other hidden costs of this option.

11. Discussion and report out from the assessor/comptroller on the tax consequences, in general, of various options under review.

12. Discussions on the desirability of a modest residential development as compared to other options. How and when do we agree on a concept that is sufficiently definite so as to permit future marketing of the property on an "apples-to-apples" basis?

13. Discussions of a mixed use option. How and when do we agree on a concept that is sufficiently definite so as to permit future marketing of the property on an "apples-to-apples" basis.

14. Consideration of a "do-nothing" option.

15. Suggestions for other options.

16. Thoughts from town staff or other public officials in any capacity, of plans and proposals — final thoughts.

(NOTE: This is not intended to be an exhaustive list, and, obviously, a lot of detail is not included. We feel the "roadmap" evolves as developments dictate and as more people weigh in on the issues.)

Submitted by Councilors Mike Brodinsky, Vincenzo Dinatale, Vincent Testa, and Iris Papale.