

**MINUTES OF THE SPECIAL CHESHIRE TOWN COUNCIL AND BUDGET
COMMITTEE MEETING HELD ON THURSDAY, AUGUST 9, 2018 AT 7:00 P.M. IN
ROOM 207-209 TOWN HALL, 84 SOUTH MAIN STREET, CHESHIRE CT 06410**

Present

Robert J. Oris, Jr. Chairman; Paul A. Bowman, Vice-Chairman; Jeffrey Falk, Sylvia Nichols, Thomas Ruocco, Timothy Slocum, David Veleber.

Absent: Patti Flynn-Harris and Peter Talbot

Staff: Sean Kimball, Town Manager; James Jaskot, Finance Director; Gina DeFilio, Deputy Finance Director; Arnett Talbot, Asst. Town Manager; George Noewatne, PW Director; Walter Gancarz, Town Engineer; Don Nolte, Asst. Town Engineer; Richard Kaczer, Fleet Manager; Dr. Josh Mederios, Parks and Recreation Director.

1. ROLL CALL

Chairman Oris called the meeting to order at 7:45 p.m.

The clerk called the roll and a quorum was determined to be present.

2. PLEDGE OF ALLEGIANCE

The group Pledged Allegiance to the Flag.

**3. DISCUSSION RE: FISCAL YEAR 2018-2019 FIVE-YEAR CAPITAL
EXPENDITURE PLAN AND ANNUAL EXPENDITURE BUDGET**

PARKS AND RECREATION DEPARTMENT, Page 106; Dr. Josh Mederios

Town Manager Kimball stated that some of the Parks and Rec Department projects are new, and some of the ones he supported will have paybacks in a few years.

Combined Heat and Power Unit at Community Pool - \$200,000 – FY2018-19.

Dr. Mederios informed the Council that this project is recommended by the Energy Commission. The unit has a life expectancy of 10 years and will generate savings by using natural gas to create electricity and using the waste heat to heat the pool water. There are some rebate funds from the Energy Performance Contract to be used for this project.

Pool Ground Enhancements and Facility Enhancements - \$110,000 –FY 2018-19

Dr. Mederios commented on the importance and need to enhance and improve the Community Pool, making it a destination, bring it more life, and improve revenue generation. The proposed amenities are also a result of the community survey.

Photos of some of the proposed elements were submitted to the Council, including the following:

Aquatic Climbing Wall, \$25,000; Inflatable Obstacle Course, \$15,000; Slide, \$35,000; Water Crafts, \$20,000, Fitness Equipment, \$10,500.

These features will add value to the pool, result in revenue through more memberships, daily passes and programs. They can be used in special events and birthday parties for an additional fee. Birthday parties have a flat fee, and amenities can be added.

Mr. Kimball noted that summer memberships are down with the enclosed facility, and there is a need for improvements and features for people to do things outside the pool. The winter pool participation and membership has been status quo.

With the enhancements and improvements, Chairman Oris said they will solidify and improve revenue. The Town wants to get a good return on its investment.

Classes have separate fees; there is one rate for members, and non-members have a higher fee; pool membership is not required to take classes.

Chapman Property – Mr. Slocum talked about the \$200,000 request for planning, reduced by the Town Manager to \$100,000, and the \$2M in FY 20-21. Stating he does not believe the Town is ready to spend even \$50,000 on planning due to ongoing operations of the Town, Mr. Slocum suggested moving the \$100,000 to year #2, and the \$2M to out years in the CEP.

Dr. Mederios commented on this being a Council decision on open space, trails, or active parks, amphitheater etc. He explained the \$100,000 is for a study, engaging a firm to work with staff along with a committee to develop the site plan. The other funding in the CEP would be for construction of the project. The planning process will take over a year, and without a plan, nothing can be done with the Chapman property.

With regard to this property, Chairman Oris does not favor immediately investing \$2M, but does support investing some money in development of a plan to determine how to move forward in phases. He commented on people choosing the Cheshire community to live in because of its schools and recreational opportunities and facilities. There is also an effect on economic development and grand list growth. If the study is to be undertaken, the Board of Education should be included.

Stating his support of investing some money in planning for the Chapman Property, Mr. Bowman recommends the Parks and Rec Department do an analysis of all the Town parks. A “gap analysis” should be done to find out where there are gaps in the programs, to also include how parks are utilized and by whom.

Ms. Nichols cited her support for planning, with the Parks and Rec Department partnering with the BOE and other departments for a comprehensive plan. The \$100,000 would fund a department master plan.

Town Manager Kimball stated the \$100,000 would be more than enough to bring a plan to meet future needs to the Town Council.

Showmobile - \$120,000, FY 2018-19. This is a high quality stage with built in light and sound systems to be used for summer concerts and other Town events. There are various sizes; the one recommended for Cheshire is 33 feet long, 12 feet deep, with a stage 28 feet long.

Dr. Mederios explained the annual cost of summer concerts is \$22,000 for staging/lights/audio. By owning this equipment these high costs would be eliminated. The Showmobile can also be rented out to local community groups for a fee. The return on investment is five (5) years. He informed the Council that the “bandshell” is in disrepair and cannot be used.

The Council thanked Dr. Mederios for his presentation on the Parks and Rec Department capital budget.

PUBLIC WORKS DEPARTMENT, Page 78. PW Director Noewatne; Town Engineer Gancarz; Assistant Town Engineer Nolte, Fleet Manager Kaczer.

Mr. Noewatne noted the South Brooksvale Bridge work, Canal Dredging, Tree Removals which were put into the out years of the CEP.

Street Light Pole Maintenance, \$100,000, FY 18-19 and FY 20-21 – Mr. Gancarz said there are 470 single service poles; 16 a year are replaced, at \$3,000 per pole; if an accident damages a pole there is full coverage for replacement.

Public Works Dump Truck and Plows, \$447,000, FY 18-19 – The 10 wheel 2019 tandem truck dump truck (\$225,000), 2019 2WD Truck, \$200,000, and 2 plows, \$22,000 are included in this request. Mr. Noewatne explained the crew does a good job with maintenance of PW trucks; some trucks are losing frames at a good rate and cannot be on the road; the tandem truck is also used for delivery of salt and snow plowing; there is a pending grant for one of the trucks.

John Deere 624 Loader, \$215,000; 2019 Mason Dump, \$76,500; Trailer, \$10,000, Hotbox \$16,000 - the loader is used for pushing salt and other materials into the shed, and is used around the yard; equipment life is 15-20 years; and allows crews to perform many necessary functions in-house.

Road Improvement Program, \$2M; TM approved \$1.75M – each year 12 miles of roads are done (milling, paving, crack sealing etc.). Due to ADA compliance at intersections with State highways (rebuilding ramps, including schools and walkways) there is additional cost of \$25,000 per intersection. Total cost of \$87,000 of road improvements to comply with the State ADA requirement.

Sidewalk Improvement Program, \$200,000 FY 18-19 – the Town has 106 miles of sidewalks; most of the work is repairs, handicapped ramps, and sidewalk connections in some areas. Lanyon Drive sidewalk project has \$100,000 appropriation, which can be

reallocated to another project. There is a priority list of areas with sidewalk situations based on public safety and ADA compliance.

Mr. Nolte informed the Council there is a list of eight (8) neighborhoods on the priority list. A new contractor with a good rate schedule could take on the sidewalk priorities project. All sidewalks are concrete.

Automated Trash Collection/Containers – \$500,000. This is under Council discussion and review.

Cuff Brook Culvert, \$160,000 FY 18-19 – This is a steel culvert that needs to be lined along with some ancillary work.

Road Drainage \$175,000, FY 19-20.

West Johnson Bridge Repairs - \$50,000 in FY 18-19 for planning; \$400,000 in FY 19-20 increases to \$1.7M; a firm assessed this bridge project; there is 50% funding from the Local Bridge Program; the bridge is posted for weight of 33 tons due to its size and can be used; this project would be a referendum item in 2019 for work to be done in 2020.

Weeks Pond, \$140,000 FY 19-20 – rebuilding the dam.

Restroom Upgrades \$200,000 FY 18-19 and \$100,000 FY 19-20 – this project is recommended by the PBC for bathrooms that are 25+ years old, and must now meet ADA requirements.

Paving, \$200,000, FY 20-21 and \$110,000 FY 21-22 – paving of parking lots and driveways, Cheshire Park and Bartlem Park.

Cheshire Park Drainage, \$125,000, FY 19-20.

Various Parking Improvements - \$160,000 (in each of 3 years); total \$480,000.

(Mr. Oris and Mr. Bowman left the meeting at 8:45 p.m.)

WATER POLLUTION CONTROL DEPARTMENT – Page 99

Belt Filter Press Refurbishment - \$365,000 FY 18-19 – During the WWTP project, two (2) belt filter presses (27 years old) needed to be upgraded. Due to PCB issues the funding for the belt filters was used up and only one was refurbished. This item was in the FY 17-18 budget and moved out to FY 18-19.

Combined Heat and Power Unit at Community Pool, \$200,000, FY 18-19

Mr. Gancarz noted that this project is recommended by the Energy Commission. An RFP went out in April 2018. The unit has a life expectancy of 10 years and will

generate savings of \$35,000 annually (6 year payback) by using natural gas to create electricity and using the waste heat to heat the pool water. There are some rebate funds from the Energy Performance Contract and the Energy Commission considered this funding as a good use for this project.

Finance Director Jaskot informed the Council that the rebate funds are earmarked for debt service, and another way must be found to fund the combined heat project.

(Mr. Gancarz left the meeting at 8:55 p.m.)

Page 42 – the listing shows the existing PW trucks, proposed replacement trucks, and costs; one (1) pickup truck for the Crew Leader \$55,000; replacement of 2009 truck \$48,000.

PUBLIC PROPERTY, Page 46

Mr. Noewatne reviewed the project requests.

Boiler Replacement at Fire HQ, Fire Annex and Police Station, \$150,000 FY 18-19 and \$85,000 FY 19-20 and \$150,000 FY20-21.

These boilers are nearing end of life service; they range in age from 25 to 37 years; boilers usually have 25 year life span; the estimate was developed in consultation with HVAC contractors.

Parking Lot Replacement, \$100,000 FY 18-19 – The Cheshire Public Library (CPL) is priority for parking lot replacement; PW Garage, Senior Center and Cheshire Police Department are in the out years.

Town Manager Kimball advised the Council that the Wednesday, August 15th meeting will include a recap and decision making session. The meeting commences at 6:30 p.m. The Public Hearing on the Capital Budget is Tuesday, August 14th, at 7:00 p.m. in Council Chambers.

4. ADJOURNMENT

MOTION by Ms. Nichols; seconded by Mr. Veleber.

MOVED to adjourn the meeting at 9:05 p.m.

VOTE The motion passed unanimously by those present.

Attest:

Marilyn W. Milton, Clerk