MINUTES OF THE CHEHSIRE TOWN COUNCIL PLANNING COMMITTEE MEETING
HELD ON TUESDAY, NOVEMBER 30, 2010 AT 7:30 P.M. IN ROOM 207, TOWN
HALL, 84 SOUTH MAIN STREET, CHESHIRE CT 06410

Present
James Sima, Chairman and David Schrumm; Timothy Slocum, Council Chairman.
Staff: Michael A. Milone, Town Manager; Joseph Michaelangelo, PW Director; Robert
Ceccolini, Parks and Rec Director; Suzanne Simone, Environmental Coordinator;
Gerald Silko, Economic Development Coordinator.
Guest: Thomas Shell, Milone and MacBroom.

1. ROLL CALL
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. ENVIRONMENT COMMISSION REQUEST FOR CASERTANO PROPERTY
   PARKING LOT CONSTRUCTION.
Mr. Milone stated that the commission’s request is for parking on the east side of Marion
Road.

Ms. Simone explained that the commission looked at the property, which has no access
to parking. The trail head is obscured by top soil on the west side of the street. A
meeting was held with the Police Department at the property, and an area for suitable
parking was identified on the east side of the street for 10 spaces in a grass area. A
cross walk would be installed for access from the east to west side of the road. The
commission is looking at having a gravel parking area, with long term parking installed
on the west side in the future.

Photographs of the area were submitted for Council review.

There is a parking area there now and Mr. Schrumm questioned how many cars are
usually at the site, other than organized hikes.

According to Ms. Simone this property is not utilized for hiking because there is no safe
area designated for parking. With 4 cars the parking is tight, and we do not want to
block Mr. Arisco from his farm area. The top soil would be removed.

Going south there is a drop off Marion Road and Mr. Sima asked whether there will be a
change of the configuration of the parking to get cars in there.

There would be designated installed parking spaces and Ms. Simone said the top soil
could be used by the Town. Under Section 8-24 of the CGS the Town will need
Planning and Zoning Commission approval for this parking area. There is a trail directly
behind the stock pile, and once it is removed the trail head can be seen. The long term
goal is to have a kiosk for better vision of where the trail is located. The current parking is not a designated area.

Mr. Milone informed the committee that Mr. Arisco is in agreement with the proposed parking area. There will be a new lease between Mr. Arisco and the Town, with the lease modified for the 10 parking spaces on the property. The approval of PZC is required.

This area is not farmed, and Ms. Simone said it is a grass area and it is dry.

A land management plan has been adopted for this property and Mr. Milone said the idea is to encourage passive recreational use. The lease with Arisco is renewed annually and there can be modifications to the lease.

With regard to the cost of bringing stone into this area for parking, Mr. Michaelangelo estimated it would be about $5,000 in material costs and some labor costs. He will prepare the application for PZC approval.

Mr. Sima stated that this matter can be on the January 11, 2011 Council agenda.

The Planning Committee must recommend this project to the PZC.

The matter was tabled to the Planning Committee meeting to be scheduled in January 2011.

4. **ENVIRONMENT COMMISSION REQUEST FOR VOLUNTARY NON-USE OF PESTICIDE RESOLUTION.**

Mr. Milone advised that this matter has been before a prior Planning Committee of the Council.

Mr. Sima said that the Board of Education passed a non-use of pesticides and herbicides rule for the schools and we saw degradation of all the fields.

Mr. Ceccolini noted that this was prior to the State enactment of laws on this issue.

Mr. Sima prefers that this matter be left to Mr. Ceccolini's decision, and to make sure it does not cost money for the Town.

According to Mr. Milone, the objective is to get citizens to not use pesticides and herbicides.

It was explained by Mr. Ceccolini that Cheshire was the first town to go organic. Pesticides are used if something is out of control, or in areas which are not playing fields. All parks have gone organic. It is very expensive. The Town is already doing what the Environment Commission is requesting to be done, and for citizens to do the same is a good idea. He supports the resolution for voluntary non-use of pesticides
and herbicides. At the present time, the Town is using organic compost for some fields, and the goal is to get heavy lawn grass. Mr. Ceccolini noted that last year the resolution got to the Planning Committee, but no action was taken.

Mr. Milone reported that nine years ago the CDC did a major cancer assessment in Cheshire. The Town government has tried to heighten awareness of cancer causing agents, and has done things internally to promote what the public should be doing.

When organic materials are spread on fields, Mr. Ceccolini advised that kids can play on these fields immediately without any harm or danger to them.

Mr. Sima stated that this resolution is for the residents of Cheshire to voluntarily participate in non-use of pesticides and herbicides.

This agenda item was tabled to a future committee meeting.

5. LINEAR PARK EXTENSION

The Town of Cheshire, through Mr. Milone, sent a letter to the DOT on July 30, 2010, with a DOT response of September 9, 2010. The Town of Cheshire requested reallocation of the Linear Trail grant to West Main Street to Jarvis Street. DOT agreed to reallocate the funds. The Town must adopt a resolution identifying the new section of the trail to be considered along with cost estimates. This resolution must be accompanied by a letter to the DOT formalizing this request. Without the Council’s resolution for reallocation of this funding there is a risk of losing the grant funds. For 8 to 10 years there was a lawsuit involved with the trail, and this was out of the hands of the Town.

A letter was received from the Recreational Trails and Greenway Program authorizing a grant of $250,000 for the Cornwall to West Main Street section of the trail. The resolution of the Council would have to reallocate two amounts of money – the $330,000 from the federal government and $260,000 from the grant. OPM has advised that the funds can be reallocated, but the same procedures must be followed which DOT requires for the federal grant. There is $580,000 in potential grants, and they can be lost without the Council action.

On the State level there was an important development in the last few days, with the Governor being anxious to get pedestrian and bicycle projects completed. The Farmington Canal in Cheshire was identified as one of these projects.

Mr. Milone spoke with the DOT project engineer, and DOT will be in a position to pay for the design of the trail from Cornwall Avenue to Southington. There is the expectation that the project will be shovel ready, and this implies that project money would be committed to get this done. At this time, DOT has not identified how much project money would be committed. But, DOT will not pay money to have the project designed and not partner with the Town to get the trail built. The idea is go get the missing links connected.
The issue before the committee is to approve the reallocation of the $250,000 and $330,000 for another part of the trail. Mr. Shiel has come back to the Council with a revised estimate (copy attached to the minutes) on what the sections will cost. He also has a map to illustrate the stretch of trail West Main Street north, and some of the challenges involved, and how to deal with them.

Mr. Shiel confirmed that the State will pay for the design of the Linear Trail from Cornwall Avenue to Southington. He advised that the 2009 memo has been updated to show a more complete picture of what is happening with the lower prices.

The update order magnitude costs were provided to the committee, and a copy is attached to the minutes.

West Main Street to Jarvis Street - $2.4 million

Cornwall Avenue to West Main Street - $1.175 million.

The phase #2 piece of the Southington Trail is almost finished. Based on what is happening in Southington Mr. Shiel said if there is interest in doing the blue or green piece of the trail project, Milone and MacBroom can guide the Town to get it done.

An aerial map of the trail was displayed, West Main Street to Jarvis Street. Mr. Shiel commented on part of this area of the trail being underwater during the past summer, and now there are puddles in this area. Permitting from the Army Corp of Engineers may be required for this area of the trail, and Mr. Shiel said we must be prudent in our planning. There may be a need for an elevated structure for this area of the trail, or maybe it could be filled, and this must be accounted for in the design and costs.

Mr. Michaelangelo informed the committee that this work would have to go through Inland Wetlands and Watercourses Commission.

Mr. Shiel explained that the State adds 31% in various categories on stop of the construction amount, and this must be allowed for in the total cost. For the Southington portion of the trail, 31% was added – 2% for material testing, 5% for DOT oversight, 14% town services, 10% construction contingency. A $1 million project then becomes $1,310,000 plus design costs.

The DEP is looking at about $600,000 to $700,000 to be paid to get the design and permitting so the project is shovel ready. Mr. Schrumm said the next question is what is to be built and if the Town has the money to build. Cheshire has $580,000 in grant money; the State could raise the rest of the money, or the Town has a referendum on the project.

Mr. Shiel explained that the funding is federal money through the State, and the feds do not want a gap in the trail. There must be a plan in place on how the connections will be done, without gaps.
Mr. Milone stated that the State will not give design money, and accept the fact that Cheshire will not have a contiguous trail. He spoke with people at the State last week and the State will pay for the design with the hope and expectation to pay for a significant part of the construction. His recommendation is for the Cheshire group to visit the State DEP to discuss the project and get a better sense of financial support and what help will be available to the Town. The Council must formalize the reallocation of the $580,000 grant funds or the money will be lost.

Regarding the construction of the trail, Mr. Sheil said the section designed left a gap of wetlands, and now we are going straight through, building 800 feet of boardwalk in the back of the Dalton building. There is a 16 foot swath to build the trail, with part going over the brook.

Mr. Schrumm stated that Cheshire should accept the design money from the State of Connecticut.

With the $250,000 State grant there is a match, and Mr. Milone said there is money available to match this grant. Mr. Milone said there was $800,000 appropriated for the trail project 10 years ago. We cannot go too far with the money appropriated or we will be pushing the limit of the referendum. In 1997-98 the trail project went to the Council, with the expectation of getting 80% from the federal government. $800,000 was needed for Cornwall Avenue to West Main Street; the Council appropriated $600,000; this did not go to referendum because $640,000 was supposed to come from the federal government. That did not materialize. The amount is now $330,000.

Mr. Sima said that the first part of the trail is similar to what we are discussing now, with three bridges, wet areas, the road was paved. He said the piece between Jarvis and West Main Street is mostly dammed up where there is debris and sand, and it is dammed up crossing West Main due to the culvert being blocked up.

The State will be dealing with the culvert repairs next spring, and Mr. Sheil said the culvert will be extended to accommodate sidewalks, trails, etc. He said there may be some blockage in the brook causing flooding along the trail. He suggested the Council approach this project being conservative and prudent and not having to pay for the design.

Mr. Schrumm stated that the Town should get the free design, reauthorize $580,000, put in another $350,000, without a referendum, or go out to referendum for $500,000 for the trail project doing sections. If the project is shovel ready after the State does the design, the State can fund completion of the connection and give Cheshire the money.

MOTION by Mr. Schrumm; seconded by Mr. Sima.

MOVED that the Planning Committee approves reallocation of the two grants totaling $580,000 for the Linear Trail.
VOTE The motion passed unanimously by those present.

MOTION by Mr. Sima; seconded by Mr. Schrumm.

MOVED that the Planning Committee directs the Town Manager to work as quickly as possible with the State of Connecticut to secure funding for the design of the Linear Trail, Cornwall Avenue to Southington CT.

VOTE The motion passed unanimously by those present.

Mr. Milone clarified that the State will want a sense that Cheshire will work to get the trail constructed, with a committed effort. This was in the CEP FY 11-12, and he will represent to the State that this is Cheshire’s plan, to get the project done.

It was recommended by Mr. Schrumm that IWW be involved in the process for this project.

Mr. Sheil reported that Southington is having some right of way problems with the last piece of their trail. Also, the Plainville CT trail will be mostly on the town streets.

6. COMMUNITY POOL BUBBLE REPLACEMENT REFERRAL TO PUBLIC BUILDING COMMISSION

Mr. Sima stated that the PBC has asked the Council about costs/numbers for the cost of a new bubble. If something happens to the bubble, we must have a design ready to go along with replacement costs. The PBC is being asked to look at various bubbles, and this project is in year #2 of the CEP.

According to Mr. Ceccolini, all options must be looked at and everything considered, including snow accumulation on the bubble.

MOTION by Mr. Schrumm; seconded by Mr. Sima.

MOVED that the Planning Committee recommends that the Public Building Commission be requested to study and provide an analysis of the bubble replacement options for the Community Pool.

VOTE The motion passed unanimously by those present.

Mr. Milone will draft a letter to the PBC, with copy to the Council. The PBC should provide their analysis by June 2011.
7. WASTE WATER TREATMENT PLANT AT&T CELL TOWER
Mr. Milone informed the committee that AT&T wants to do testing next week (12/7/10). There is a memo to the Town Council regarding this matter. There will be a notice published in the Cheshire Herald, and notice on the web site and cable television about this testing. The testing will take place between 8 a.m. and noon by AT&T, with a crane at the site for various markings. The WPCA will be informed of this testing taking place at the treatment plant site.

8. ADJOURNMENT

MOTION by Mr. Schrumm; seconded by Mr. Sima.

MOVED to adjourn at 9:10 p.m.

VOTE The motion passed unanimously by those present.

Attest:

Marilyn W. Milton, Clerk