

**MINUTES
PLAINVILLE TOWN COUNCIL
COUNCIL CHAMBERS – MUNICIPAL CENTER
SPECIAL MEETING
Monday, July 18, 2022 – 6:00 p.m.**

WORK SESSION: **Capital Projects Building Committee
Middle School**

Chairwoman Pugliese called the Work Session to order at 6:00 pm. Present were Vice Chairman Underwood, Council members Tompkins, Morante, Rocco, Catanzaro, Wazorko, Town Manager Lee, Town Attorney Mastrianni and Town Clerk Porrini.

Also, in attendance Superintendent LePage, Director of Business & Operations Adlerstein, Facilities Dir. Busel, And CPBG members; Mark Belanger, Steve Martino, Richard Negro, and Ken Restelli

Town Council members had several questions and concerns regarding the high rising costs. Town Council members requested additional information to be supplied later to for their review of the total cost estimate of the Middle School Plainville “Renovate as New” project.

Discussion ensued.

The Work Session was adjourned. No action was taken.

WORK SESSION: **Charter Revision**

Chairwoman Pugliese called the Work Session to order at 6:30 pm. Present were Vice Chairman Underwood, Council members Tompkins, Morante, Rocco, Catanzaro, Wazorko, Town Manager Lee, Town Attorney Mastrianni, and Town Clerk Porrini.

Town Manager Lee reviewed the 2012 Charter Revision process. Town Manager Lee explained a timeline for creating a Charter Revision Commission.

Discussion ensued.

The Work Session was adjourned. No action was taken.

**MINUTES
PLAINVILLE TOWN COUNCIL
COUNCIL CHAMBERS – MUNICIPAL CENTER
REGULAR MEETING
July 18, 2022 – 7:00p.m.**

I. PRESENTATIONS:

II. PUBLIC HEARING

III. MINUTES OF PREVIOUS MEETING

June 14, 2022, Special Meeting and June 20, 2022, Special & Regular Meeting

IV. ANNOUNCEMENTS – REPORTS

7/18/22

Page 1 of 8

V. APPOINTMENTS/RESIGNATIONS

1. Firefighter Retirement
2. Committee on Aging
3. Recreation & Park Advisory Re-Appointments
4. Appointments and Re-appointments to Boards and Commissions

VI. BOARD OF EDUCATION LIAISON (3rd Monday Meetings Only)

VII. REPORT OF TOWN ATTORNEY

VIII. REPORT OF TOWN MANAGER

1. Crack Sealing – CRCOG Bid
2. CWPM Condominium Collection Contract
3. FAA Airport Grant Offer – PAPI/AWOS
4. White Oak Project Discussion – Clean Out Proposal
5. Hemingway Street Drainage Discussion
6. Outdoor Dining
7. Honor Heights Sewer Extension
8. Vehicle Purchases – Buildings & Grounds and Building Official
9. Police Department ARPA Request
10. Aquarion Water Company
11. Happenings

IX. PUBLIC COMMENTS

X. OLD BUSINESS

XI. NEW BUSINESS

1. Bid #2023-02, Crack Sealing
2. CWPM Condominium Trash & Recycling Collection Contract
3. FAA Airport Grant Offer – PAPI/AWOS
4. White Oak Clean Out Proposal
5. Honor Heights Sewer Extension
6. Bid #2023-03, Building Official Vehicle
7. Bid #2023-04, Buildings & Grounds Vehicle
8. Establish Public Hearing for ARPA Projects
9. Tax Refunds - Addendum

XII. OTHER DISCUSSIONS OF INTEREST

XIII. MATTER APPROPRIATE FOR EXECUTIVE SESSION

XIV. ADJOURNMENT

The regular meeting was called to order at 7:00 pm. Present were Chairwoman Pugliese, Vice Chairman Underwood, Council members Tompkins, Morante, Rocco, Catanzaro, Wazorko; Town Manager Lee, Town Attorney Mastrianni, and Town Clerk Porrini.

Councilwoman Morante led the Pledge of Allegiance

Councilman Wazorko motioned to add:

V. Appointments/Resignations

- *4. Library Board of Trustees Appointment
- 5. Appointments and Re-appointments to Boards and Commissions

The motion was seconded by Councilman Rocco and passed 7-0.

I. PRESENTATIONS

II. PUBLIC HEARING

III. MINUTES OF PREVIOUS MEETING

Vice Chairman Underwood motioned to approve the minutes of June 14, 2022, Special Meeting and June 20, 2022, Special & Regular Meeting: The motion was seconded by Councilwoman Tompkins and passed 7-0.

IV. ANNOUNCEMENTS – REPORTS

Councilwoman Morante attended the Housing Authority June meeting.

V. APPOINTMENTS/RESIGNATION

Fire Department

Vice Chairman Underwood motioned to acknowledge the retirement of Mark Cahill from the Plainville Fire Department. The motion was seconded by Councilwoman Tompkins and passed 7-0.

Committee on Aging

Councilwoman Morante motioned to accept with regret the resignation of Marilyn Petit from the Committee on Aging. The motion was seconded by Councilwoman Tompkins and passed 7-0.

Councilwoman Morante motioned to appoint Kathleen Marsan, (U), 44 Shuttlemeadow Road, to the Committee on Aging for a term ending August 1, 2023. The motion was seconded by Councilwoman Tompkins and passed 7-0.

Recreation & Park Advisory Board

Councilman Rocco motioned to reappoint to the Recreation & Park Advisory Board:

Ezio Capozzi, (R), 8 Nod Road

Colin Cassidy, (D), 285 West Main Street

Benjamin Gediman, (D), 5 Dickman Road

for the new term ending May 1, 2026. The motion was seconded by Councilwoman Tompkins and passed 7-0.

Library Board of Trustees

Councilwoman Morante motioned to appoint Joyce Goldberg, (D) 221 Farmington Avenue to the Library Board of Trustees for a term ending November 4, 2025. The motion was seconded by Councilwoman Tompkins and passed 7-0.

VI. BOARD OF EDUCATION LIAISON (3rd Monday Meetings Only)

No report was given.

VII. REPORT OF TOWN ATTORNEY

No report was given.

VIII. TOWN MANAGER

Town Manager Lee presented and discussed the following topics:

- **Crack Sealing – CRCOG Bid**

Town staff is proposing to crack seal twelve roads this year. A list of the specific streets to be crack sealed was included in the meeting information package. Town staff is recommending utilizing U-SEAL of Bloomfield, CT at a cost of \$0.87 per pound of seal installed. This is \$0.07 less than what was paid for the same work last year. The per pound amount was determined by a CRCOG Solicitation Invitation for Bid for Asphalt Pavement Crack Sealing issued earlier this year.

The value of the work will not exceed \$50,000 and will be paid from the Town Aid Road (TAR) Account. There is an item under New Business regarding this recommendation to award the crack sealing work on 12 town roads to U-SEAL of Bloomfield, Connecticut at cost not to exceed \$50,000.

- **CWPM Condominium Collection Contract**

CWPM has had a contract with the Town to collect trash from the condominiums in Town since the early 1990's. Recently it was discovered that the contract with CWPM expired on June 30, 2019. However, CWPM continued condominium collection to this date at the same per unit price of \$208.81. I contacted CWPM and they have proposed extending the contract for five years beginning July 1, 2022, through June 30, 2027, at the same unit price (\$208.81) with no increase during the term of the contract. It should be noted that this unit price has been in place since 2013. **It should also be noted that the unit price before 2013 was \$219.80.**

It is my recommendation that the Town Council approve the extension of the contract with CWPM for five years at the same unit price that has been in place since 2013 (\$208.81). CWPM has done a fine job of collecting solid waste and recycling from the condominiums for many years with minimal (if any) complaints. They are very quick to respond to issues that may arise, and they work very well with Town staff. Additionally, CWPM has proposed to keep the unit price steady during this the length of the contract even though the tip fee from Covanta is scheduled to increase by the rate of inflation each year going forward. CWPM will be absorbing this increase. They are also a Plainville company. In conclusion, there are 864 condominium units under the current CWPM contract for an annual cost of \$180,411.64. This annual amount has not changed (other than the number of units) since 2013.

There is an item under New Business to accept the offer of CWPM to extend the condominium solid waste and recyclables contract for the next five years at a per unit cost of \$208.81.

- **FAA Airport Grant Offer – PAPI/AWOS**

The FAA has made a grant offer to Plainville to construct four safety projects at Robertson Airport. These projects are: 1) Weather Reporting Equipment (AWOS III), 2) Primary Wind Cone (NAVAIDS), 3) Segmented Circle (NAVAIDS), and 4) A Vertical/Visual Guidance System Runway 2/20 (PAPI for both runway ends). The proposed grant is for \$1,318,500. This amount represents 90% of the total estimated project cost of \$1,465,000. The State will be contributing \$40,000 towards this project and the local share is estimated at \$106,500. The local share will be paid from the Robertson Airport Fund Budget. To enter into the Grant Agreement, the FAA requires that the Town Council give authority to execute the grant to the Town's authorized representative.

There is an item under New Business that would authorize the Town Manager to execute the grant agreement on behalf of Plainville.

- **White Oak Project Discussion – Clean Out Proposal**

Newport/Manafort recently expressed concern with the condition of the interior of the White Oak Building – specifically – the paper, furniture, equipment, etc. that has been scattered/broken (by vandals) throughout the building. They were concerned that, in its present condition, the building could be subject to a major fire if someone gained entrance to the abandoned structure. In fact, a recent tour of the facility indicated that someone started a “bonfire” in the garage area over the winter.

I toured the building and concurred with their concern as well. I spoke to Attorney Mastrianni regarding this issue, and he indicated that the Town does have a “financial and insurable interest” in the property and that we should consider “protecting that interest”. Under our agreement with Newport/Manafort, they would be responsible for cleaning out the building once they took possession of it. However, that may take months as the remediation would need to be completed first. An estimated cost to perform this work is attached. The cost is \$84,510. Attorney

7/18/22

Mastrianni, Cal Hauburger and I are recommending that the Town and Newport/Manafort enter an agreement whereby the Town pays to remove the material with Newport/Manafort reimbursing the Town when it is turned over to them.

There is an item under New Business regarding this recommendation.

- **Hemingway Street Drainage Discussion**

Town staff and several Town Council members recently met with some residents of Hemingway Street to discuss a flooding problem with their properties. Town staff is looking for direction as whether the Town should assist the residents with this problem. It should be noted that there is water draining into this area from Town-owned property as well.

- **Outdoor Dining**

In 2004, the Town Council adopted an Ordinance regarding “Outdoor Dining”. The purpose of the Ordinance was to permit the private use of public property for outdoor restaurants and café seating in the Central Commercial Zone. In April 2022, the Governor signed into law that “notwithstanding any provision of the general statutes, special act, municipal charter or ordinance, the zoning commission of each municipality” shall now govern outdoor dining, including on “public sidewalks and other pedestrian pathways”. Pursuant to the new law, the Planning & Zoning Commission has already amended their regulations to include “outdoor food & beverage service”. Because the new State Law makes the ordinance obsolete, if there are no objections, town staff will begin the process to delete the Outdoor Dining Ordinance.

- **Honor Heights Sewer Extension**

On May 17, 2022, the Town Council held a Public Hearing on the proposed extension of sewers to the 82 homes in the Honor Heights Sub-division. The estimated cost of construction is \$1,200,000 to 1,400,000 with \$820,000 proposed to be funded by beneficial assessments and the remainder utilizing existing State LoCIP monies.

Town staff is recommending that the Town Council pass a motion authorizing moving forward with the project for construction next year. There is an item under New Business regarding this recommendation including language that would cap any potential benefit assessment at no more than \$10,000. The benefit assessment amount per home would be determined after the project is completed and all the costs are known.

- **Vehicle Purchases – Buildings & Grounds and Building Official**

The CIP Budget included the replacement several town vehicles. This evening, Town staff is seeking authorization to move forward with two of those vehicles.

The first is the replacement of the purchase of a F-250 ¾ ton 4x4 pick-up truck with body and plow for the Buildings & Grounds Department. The budget for this truck is \$45K. Town staff has secured a State Contract price of \$47,812.40 (+\$2,812.40) for the replacement. It is a 2022 truck and is already on the lot a Gengras. This truck, if purchased will replace a truck that has already been taken off the road because of deterioration and safety concerns.

The second vehicle is for the Building Inspector. The CIP budget included an amount of \$27K to replace this vehicle. It is proposed that a 2022 Ford Explorer be purchased under a State Contract from Gengras in the amount of \$35,307.40. (+\$8,307.40). I believe that the original budgeted amount of \$27,000 was outdated and understated. Coupled with the increase in vehicle prices, the \$35.3K is being recommended as the vehicle was immediately available to the Town. The overages will be covered by surpluses in other CIP projects that came in under budget. There are items under New Business for the purchase of both vehicles.

- **Police Department ARPA Request**

The “ARPA List” originally approved by the Town Council earlier this year included a line item of \$200,000 for the Police Department. This evening, Chief Vanghele is proposing to spend \$103,031 on 9 items for his department. The list includes the renovation and improvements to several areas within the Police Department Building. It also includes the purchase of new badges, the creation of an Honor Guard Unit, and the purchase of some new storage cabinets.

Chief Vanghele is here this evening to answer any questions that you may have regarding this request. There is an item under New Business that would call for a Public Hearing at the August 15th meeting should the Town Council desire to move forward with this request.

- **Aquarion Water Company**

Aquarion recently notified the Town of their intent to file an application to amend their rate schedules. Aquarion filed a letter with P.U.R.A. dated July 1, 2022, they indicated that their request would increase rates over a three-year period beginning in February 2023.

They also indicated that they have not had a rate increase since 2013 and, during that period, have invested \$740,000,000 in water utility infrastructure improvements. Aquarion serves approximately 685,000 customers in 56 municipalities. Their proposal would increase rates an average of 25% over a three-year period. I recently had a conversation with a representative from Aquarion who informed me that their application does not include a rate increase to the former Valley Water customers as the improvements they were looking to fund did not include their Plainville system. PURA will make the final decision regarding the rate increase, and it is suggested that the Town seek intervenor status to monitor the progress and provide direct input as needed.

- **Happenings**

Town Clerk Porrini announced updates regarding the Town Clerk's Office and Tax Office payments. Further information can be found on the Town's website: www.plainvillect.com

IX. PUBLIC COMMENTS

Lou Frangos, 10 Fairbanks St., asked questions regarding various projects in town.

X. OLD BUSINESS

XI. NEW BUSINESS

1. Bid #2023-02, Crack Sealing

Vice Chairman Underwood motioned to award Bid #2023-02, Crack Sealing, under CRCOG Bid #7218 to U-SEAL, Bloomfield, CT, in an amount not to exceed \$50,000. The motion was seconded by Councilwoman Tompkins and passed 7-0.

2. CWPM Condominium Trash & Recycling Collection Contract

Vice Chairman Underwood motioned to approve and authorize the Town Manager to execute an amendment to the Condominium Trash and Recycling Collection Agreement with CWPM for the current pricing of \$208.81 per unit per year beginning July 1, 2022 through June 30, 2027 (5 years) The motion was seconded by Councilwoman Tompkins and passed 7-0.

3. FAA Airport Grant Offer – PAPI/AWOS

Vice Chairman Underwood motioned to approve and authorize the Town Manager to execute the FAA Grant Agreement Offer for the installation of PAPI/AWOS, Primary Wind Cone and Segmented Circle. The motion was seconded by Councilwoman Tompkins and passed 7-0.

4. White Oak Clean Out Proposal

Vice Chairman Underwood motioned to approve and authorize the Town Manager to enter into a reimbursement agreement with Manafort/Newport Realty to clean out the White Oak building in the amount of \$84,510. Councilman Wazorko abstained from this vote. The motion was seconded by Councilwoman Tompkins and passed 6-0.

5. Honor Heights Sewer Extension

Vice Chairman Underwood motioned to authorize the Town Manager to move forward with the Honor Heights Sewer Project with the understanding that any beneficial assessment to the property owners would not exceed \$10,000. The motion was seconded by Councilwoman Tompkins and passed 7-0.

6. Bid #2023-03, Building Official Vehicle

Vice Chairman Underwood motioned to award Bid #2023-03, Building Official Vehicle, under State Contract #19 PSX 0161 to Gengras Ford, Plainville, CT, in the amount of \$35,307.40. The motion was seconded by Councilwoman Tompkins and passed 7-0.

7. **Bid #2023-04, Buildings & Grounds Vehicle**

Vice Chairman Underwood motioned to award Bid #2023-04, Buildings & Grounds Vehicle, under State Contract 19 PSX 0161 to Gengras Ford, Plainville, CT, in the amount of \$47,812.40. The motion was seconded by Councilwoman Tompkins and passed 7-0.

8. **Establish Public Hearing for ARPA Projects**

Vice Chairman Underwood motioned to establish a public hearing in the Municipal Center on Monday, August 15, 2022, at 7:00pm to hear public comment on the use of Coronavirus State and Local Fiscal Recovery Funds associated with the American Rescue Plan Act. The motion was seconded by Councilwoman Tompkins and passed 7-0.

9. **Tax Refunds- See Addendum**

Vice Chairman Underwood motioned to approve the tax refunds as listed on the Addendum. The motion was seconded by Councilwoman Tompkins and passed 7-0.

XII. OTHER DISCUSSIONS OF INTEREST

Town Manager Lee stated the State of Connecticut issued an excessive heat advisory for the remainder of the week therefore, and cooling centers would be available to residents. The Library and Police Department will be open as cooling centers beginning on Tuesday July 19th.

XIII. MATTER APPROPRIATE FOR EXECUTIVE SESSION

XIV. ADJOURNMENT

At 7:55 pm Vice Chairman Underwood motioned to adjourn. The motion was seconded by Councilwoman Tompkins and passed 7-0.

Respectfully submitted by,



Cindy A. Porrini, Town Clerk
& Clerk of the Town Council

Refunds

7/18/2022

| | Current Year | Amount |
|----|--|--------------------|
| 1 | Wojtanowski, Jan & Teresa, 19 Fleetwood Rd | 128.08 |
| 2 | Johnson, David & Mary, 29 Maiden Ln | 827.28 |
| 3 | Kociubinski, Angela, 19 Cody Ave, Apt B2 | 61.28 |
| | Total | \$1,016.64 |
| | Previous Year | |
| 1 | Fabtron Inc., 80 Farmington Valley Dr. | 4,690.66 |
| 2 | Fabtron Inc., 80 Farmington Valley Dr. | 4,690.32 |
| 3 | Fabtron Inc., 80 Farmington Valley Dr. | 4,682.20 |
| 4 | VW Credit Leasing LTD, Libertyville, IL, 60048 | 499.98 |
| 5 | VW Credit Leasing LTD, Libertyville, IL, 60048 | 257.71 |
| 6 | VW Credit Leasing LTD, Libertyville, IL, 60048 | 331.50 |
| 7 | VW Credit Leasing LTD, Libertyville, IL, 60048 | 327.70 |
| 8 | VW Credit Leasing LTD, Libertyville, IL, 60048 | 355.45 |
| 9 | VW Credit Leasing LTD, Libertyville, IL, 60048 | 221.01 |
| 10 | VW Credit Leasing LTD, Libertyville, IL, 60048 | 360.64 |
| 11 | VW Credit Leasing LTD, Libertyville, IL, 60048 | 499.98 |
| 12 | Wojtanowski, Robert, 19 Fleetwood Rd | 227.54 |
| 13 | CCAP Auto Lease LTD, Dallas TX 75201 | 888.54 |
| 14 | Honda Lease Trust, Torrance CA 90501 | 561.53 |
| 15 | Depallo, Andrew, 422 Camp St. | \$581.64 |
| | Total | \$19,176.40 |