



**TOWN OF MANSFIELD**  
**TOWN COUNCIL MEETING**  
**MONDAY, January 27, 2003**  
**COUNCIL CHAMBERS**  
**AUDREY P. BECK MUNICIPAL BUILDING**  
**7:30 p.m.**

**AGENDA**

	PAGE
CALL TO ORDER	
ROLL CALL	
APPROVAL OF MINUTES.....	1
PUBLIC HEARING	
1. Business Sponsorship and Commercial Advertising in Town Parks (7:30 p.m.).....	13
2. Proposed Amendment to Town of Mansfield Zoning Citations Ordinance (8:00 p.m.) .....	15
OPPORTUNITY FOR PUBLIC TO ADDRESS THE COUNCIL	
OLD BUSINESS	
3. Business Sponsorship and Commercial Advertising in Town Parks (Item #2, 12-14-02 Agenda).....	17
4. Proposed Amendment to Zoning Citations Ordinance (Item #11, 01-13-03 Agenda) .....	21
5. Issues Regarding the UConn Landfill including the UConn Consent Order, Public Participation Relative to the Consent Order and Well Testing (Item #5, 01-13-03 Agenda)..	29
6. Willimantic River Greenway Proposal (Item #14, 01-13-03 Agenda) .....	67
7. University Spring Weekend (Item #9, 01-13-03 Agenda) (no attachment)	
NEW BUSINESS	
8. <u>WPCA</u> , Proposed Fiscal Year 2002/03 UConn Water/Sewer Budget.....	75
9. <u>WPCA</u> , Proposed Fiscal Year 2002/03 Willimantic Sewer Budget .....	81
10. Public Information Meeting - Mt. Hope Road Culvert.....	85
11. Solid Waste Advisory Committee - Letter from Town on Recycling Matters .....	87
12. Recreation Trails Program Grant .....	95
13. Community Center Membership Descriptions and Fees .....	101

14. Bowhunting on Town-owned Land .....	107
DEPARTMENTAL REPORTS.....	109
REPORTS OF COUNCIL COMMITTEES	
REPORTS OF COUNCIL MEMBERS	
TOWN MANAGER’S REPORT	
FUTURE AGENDAS	
PETITIONS, REQUESTS AND COMMUNICATIONS	
15. J. Gerdson re: Town Council Resolution Concerning State Taxation Issues.....	141
16. Connecticut Department of Social Services re: Closing of Windham Office.....	143
17. Baystate Environmental Consultants, Inc. re: Response to Comments on the Environmental Impact Evaluation for the Proposed Graduate Student Apartments and Downtown Master Plan Projects.....	145
18. N. Fisher-Doiron re: Volunteer Assistance from Brett and Stephanie MacNamara.....	157
19. CCM - 2003 State Legislative Program.....	159
20. New York Times - “UConn Speeds toward a ‘State of the Art Campus’” .....	165
EXECUTIVE SESSION	

## REGULAR MEETING-MANSFIELD TOWN COUNCIL-JANUARY 13, 2003

The regular meeting of the Mansfield Town Council was called to order by Mayor Elizabeth Paterson at 7:10 p.m. in the Council Chamber of the Audrey P. Beck Municipal Building.

### I. ROLL CALL

Present: Bellm, Haddad, Hawkins, Holinko (arrived at 7:28 p.m.) Paterson, Rosen, Schaefer, Martin (arrived at 7:25 p.m.) Thorkelson

### II. APPROVAL OF MINUTES

Mr. Schaefer moved and Mr. Rosen seconded to approve the minutes of the Special Meeting of December 14, 2002 as corrected.

Second page of minutes, the question was moved after the passage of the motion itself, the order had to be reversed.

So passed unanimously.

Mr. Rosen moved and Mr. Hawkins seconded to approve the minutes of the regular meeting of December 9, 2003 as corrected.

Under appointments Alice Kinne's name was omitted as a Housing Authority Commissioner.

So passed unanimously.

### III. MEETING WITH STATE LEGISLATORS (7:00 P.M.)

Denise Merrill, State Representative, discussed in great detail the budget problems facing the State of Connecticut. She has suggested a three year plan which includes raises in the state tax. There is a great concern that this deficit will impact the funds already designated for municipalities. The Town of Mansfield under the Governor's budget plan will lose important funds. At 7:15 p.m. Senator Donald Williams arrived and also discussed the gloomy outlook of the state budget. He said that state taxes must be raised. Denise Merrill and Donald Williams would like to see the state unions and the governor submit to mediation. They will do all they can to save the municipal revenues to the towns. Legislators left at 7:55 p.m.

### III. PUBLIC HEARING

1. Open Space Acquisition-Larkins Property

## 2. Open Space Acquisition-Vernon Property

Curt Vincente, Director of Parks and Recreation, gave an overview and description of the properties. Mr. Jim Morrow, Chairman of the Open Space Committee was also present.

Carol Pellegrine, Clover Mill Road, is an abutter of the Larkin property and is support of the purchase of this property for open space. However, she urged the management plan to include wildlife management. She is concerned over the abundance of the deer population.

Susan Nantos is in support of the purchase of these properties for open space acquisition however she would not want the wildlife to be managed.

The hearings closed at 8:06 p.m.

## IV. OPPORTUNITY FOR PUBLIC TO ADDRESS THE COUNCIL

Maria Gogarten, Warrenville Road, suggested the easiest way to solve the problem at the interscetion of Rte 89 and Mt. Hope Road was to install a 4 way stop sign.

Paula Paterson, Warrenville Road, feels that the speed has increased on that road since the road has been paved. She urged that no further widening be allowed.

Harold Abramson, 214 Wormwood Hill Road, read a letter to the council as Treasurer of the Friends of the Mansfield Library. The letter urged the Council to pass the proposed resolution regarding the USA Patriot Act to direct the town personnel not to help federal or state officials in activities that could be considered a violation of the civil liberties or civel rights of Mansfield residents.

Richard Sherman, President of the NE Civil Liberties Union introduced Theresa Unger Executive Director of the Conn. Civil Liberties Union who read a letter in support of the proposed Council Resolution. See attached.

Ayla Kardestuncer, Storrs Road, supports the suggestion of Maria Gogarten to have a 4 way stop at the intersection of Route 89 and Mt. Hope Road. She further supports the proposed resolution on the US Patriot Act.

Dave Nelson was concerned over the US Patriot Act and urged the Town Council to approve the proposed resolution. He felt that this act was a terrible act and greatly affects the right to free speech.

214 Wormwood Hill Road  
Mansfield Center,  
Connecticut 06250

January 13, 2003

Town Council  
Town of Mansfield  
Storrs, Connecticut

To the Town Council:

It is clear that many residents in the town of Mansfield are deeply concerned about the possible effects of the USA PATRIOT Act of 2001 passed by Congress, and the expansion of federal government powers in the privacy of our lives.

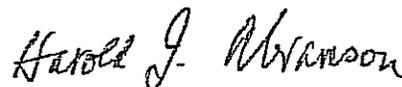
We are particularly alarmed by the growing encroachment upon our civil liberties and civil rights, of the government's enhanced power to play "Big Brother" in learning what we read and how we use the public library.

As an officer of the Friends of the Mansfield Library, I have been asked by the Board to convey these concerns to the Town Council tonight, and to urge the passage of the proposed resolution to direct town personnel not to help federal or state officials in activities that could be considered a violation of the civil liberties or civil rights of Mansfield residents.

The vote by the Board of the Friends of the Mansfield Library was held at the most recent meeting, Tuesday, January 7, 2003, and was unanimous.

Thank you for your attention.

Sincerely,



Harold J. Abramson  
Treasurer  
Friends of the Mansfield Library



## Connecticut Civil Liberties Union Foundation

32 Grand Street • Hartford, CT 06106  
860-247-9823 • Fax: 860-728-0287

### Statement before the Town Council of Mansfield, CT January 13, 2003

By Teresa C. Younger, Executive Director

Good Evening Representatives:

My name is Teresa C. Younger and I am the Executive Director of the Connecticut Civil Liberties Union with members who live in this community and have introduced one of the resolutions you are considering this evening. I will keep my comments short but have prepared a couple of pieces to support what I am saying.

I am proud to be here this evening as your community discusses the resolutions before it. The Connecticut Civil Liberties Union applauds your open mindedness and the progression to make a statement to preserve the Bill of Rights. In communities like yours in Connecticut and across the country, citizens have stepped up their participation in the democratic processes and asked their municipal governments to enact resolutions prohibiting local implementation of new policies coming out of Washington that intrude on Constitutional freedoms and rights.

As part of its War on Terrorism, the current Administration has:

- Issued directives to limit Freedom of Information Act compliance thus limiting the information that we as Americans may know about or have access to;
- Passed the USA Patriot Act "Uniting and Strengthening America by Providing Appropriate Tools Required to Intercept and Obstruct Terrorism Act of 2001 which does anything but obstruct terrorism;
- Issued orders to institute Military Tribunals limiting the public from the judicial process;
- Supported Racial and Ethnic Profiling by targeting 5,000 men of Middle Eastern and South Asian heritage, detaining some and requiring "special" INS registration for men from 13 different countries;
- Lifted the Domestic Spying Guidelines granting authority for FBI agents to monitor the activities of private citizens and organizations;
- Introduced the Terrorism Information and Prevention Systems for neighbors to spy on neighbors.

It has instituted policies that allow law enforcement officers: to secretly enter our homes and tape our conversations, to follow us into our houses of worship to spy on us without proof of wrongdoing, to hold American citizens without due process and against their

constitutional rights, to round up immigrants and hold them in secret or deport them without hearings or due process, to recruit neighbors to snoop on and report their neighbors.

It is clear that the government is going to far in stockpiling and using powers that are beyond those granted by the Constitution and Bill of Rights. We can be safe and free.

The resistance to such un-American action must begin here. I urge you council members to protect our rights as Americans and pass any one of the resolutions before you.

In honor of Dr. Martin Luther King, Jr. I remind you of his words:

“Injustice anywhere is a threat to justice everywhere”.

Thank you.

Eleanor Plank, 99 Dog Lane, spoke in favor of a resolution concerning the US Patriot Act. She is concerned over information which may be given out by libraries on lists of books people read. Our public library only retains two books on someone's card and then as soon as another book is taken out, the previous ones are removed.

At 8:45 p.m. the opportunity for the public to address the Council closed.

V. OLD BUSINESS

3. Open Space Acquisition-Larkins Property

Mr. Rosen moved and Mr. Haddad seconded to authorize the Town Manager to complete the proposed purchase agreement dated December 9, 2002 between the Town of Mansfield and Ms. Mildred J. Larkins for the purchase of the 11.7 acre parcel as depicted on Mansfield Assessor's map 28, block 91S, and to expend \$23,400 from the Capital Projects Fund-Open Space Acquisition Account for the subject purchase.

So passed unanimously.

4. Open Space Acquisition-Vernon Property

Mr. Thorkelson moved and Mr. Rosen seconded to authorize the Town Manager to complete the proposed purchase agreement dated January 3, 2003 between the Town of Mansfield and Sheridan Vernon, Kim Vernon and Kirsten Vernon Ramundo for the purchase of the 11.16 acre parcel designated as Parcel #5 on a survey map dated August 13, 2002 and prepared by Meehan & Goodin, and to expend \$9,400 from the Capital Projects Fund-Open Space Acquisition Account for the subject purchase.

So passed. Mr. Martin abstained since he is an abutter to this property.

5. Issues regarding the UConn Landfill Including the UConn Consent Order, Public Participation Relative to the Consent Order and Well Testing.

No action taken.

6. Financial Statements Dated September 30, 2002.

Mr. Schaefer moved and Mr. Martin seconded to accept the Financial Statements dated September 30, 2002, as presented by the Director of Finance.

So passed unanimously.

7. Resolution in Response to USA Patriot Act

Mr. Thorkelson moved and Mr. Rosen seconded to adopt the following Resolution:



### **RESOLUTION CONCERNING CIVIL LIBERTIES IN MANSFIELD**

The Mansfield Town Council is concerned by the erosion and violation of the rights and liberties of citizens and legal non-citizen residents of the Town of Mansfield, rights guaranteed by the Bill of Rights and other amendments to the Constitution of the United States of America, and by the Declaration Rights of the constitution of the State of Connecticut.

The Mansfield Town Council notes with growing concern that such erosion and violation is taking place under certain provisions of the U.S.A. Patriot Act, the Homeland Security Act and other actions of the Federal Government of recent years and through certain administrative actions of the U.S. Department of Justice. In particular, the detention of persons without the bringing of legal charges; denial of detained persons' right to counsel; expansion of authority to conduct unregulated electronic surveillance of lawful activities; limiting access to public documents; expanded information gathering about persons without any demonstrated evidence of criminal behavior and without court order; the threat of secret military tribunals; the unregulated ethnic profiling of individuals; and the threatening public statements by the U.S. Attorney General regarding legal public opposition to these policies.

The Mansfield Town Council now therefore resolves that:

1. Officials of the Town of Mansfield are hereby urged, to the extent legally permissible, not to cooperate or participate in actions which appear to violate constitutionally guaranteed civil liberties.
2. The Council shall urge other municipalities and the State of Connecticut similarly to prohibit government actions within their control from violating such civil liberties.
3. The Council's concerns shall be communicated to state and federal representatives who shall be urged to work toward repeal of the unconstitutional provisions of the U.S.A. Patriot Act and the Homeland Security Act.

This resolution was unanimously approved on January 13, 2003

8. Route 89/Mt. Hope Road Intersection

Mr. Lon Hultgren, Director of Public Works spoke to this issue. He said that DOT has never discussed the possibility of a 4 way stop sign, however in his opinion they would not agree to this measure. He said that he felt that DOT would probably say it would be ineffective.

Mr. Bellm left the Council meeting at 9:50 p.m.

Mr. Haddad moved and Mr. Thorkelson seconded to move item #17 under New Business, up on the agenda.

So passed unanimously.

17. Emergency Services Operations and Management Improvement Project-Employment Conditions for Paid Personnel.

Mr. Schaefer moved and Mr. Rosen seconded to:  
Move, effective for the pay period March 9, 2003, to offer employment under their existing terms and conditions to all active paid personnel of the Eagleville Fire Department and Mansfield Volunteer Fire Company.

So passed unanimously.

9. University Spring Weekend

No action taken.

VI. NEW BUSINESS

10. 2003 Child Day Care Contract

Mr. Haddad moved and Mr. Martin seconded to adopt the following resolution:

Resolved, that the Town Manager, Martin H. Berliner, is empowered to enter into and amend contractual instruments in the name and on behalf of the Town of Mansfield with the Department of Social Services of the State of Connecticut for a Daycare Services Grant Program for the Mansfield Discovery Depot, and to affix the corporate seal of the Town.

So passed unanimously.

11. Town of Mansfield Zoning Citations Ordinance

Mr. Schaefer moved and Mr. Thorkelson seconded to schedule a public hearing for 8:00 p.m. at the Town Council's regular meeting on January 27, 2003 to hear public comment regarding a proposed amendment to the "Town of Mansfield Zoning Citations Ordinance".

So passed unanimously.

12. Hourly Compensation for Registrar of Voters

Mr. Thorkelson moved and Mr. Hawkins seconded that effective the first pay period in January 2003, to set the pay rate for the registrar of voters at \$15.00 per hour and the pay rate for deputy registrar of voters at \$10.00 per hour.

So passed unanimously.

13. State Taxation Issues

Mr. Thorkelson moved that the Mansfield Town Council urges the legislature and the Governor to rescind the excessive state tax cuts of the past decade and examine other revenue generating options as part of a comprehensive solution to the state budget crisis. Seconded by Mr. Schaefer.

Motion so passed. Mr. Martin voted no. Seven yes votes.

14. Willimantic River Greenway Proposal

No action taken.

15. Easement to Connecticut Light & Power Company to Extend Utilities to Mansfield Community Center

Mr. Martin moved and Mr. Schaefer seconded to adopt the following resolution:

Resolved, that the Mansfield Town Council authorizes the Town Manager to deed permanent easement rights situated on property owned by the municipality on the southwesterly side of Connecticut Route 195 in the Town of Mansfield on which the town is constructing a community center, to the Connecticut Light and Power Company for the purpose of enabling the utility company to install, maintain and repair electric and gas lines over, under and across said town-owned land, as set forth in the proposed easement area description attached hereto as Schedule owned land, as set forth in the proposed easement area description attached hereto as Schedule owned land, as set forth in the proposed easement area description attached hereto as Schedule owned land, as set forth in the proposed easement area description attached

hereto as Schedule owned land, as set forth in the proposed easement area description attached hereto as Schedule A.

So passed unanimously.

16. Comprehensive Annual Financial Report for Year Ending June 30, 2002.

Mr. Schaefer moved and Mr. Martin seconded to refer the Comprehensive Annual Financial Report for Year Ending June 30, 2002 to the Finance Committee.

So passed unanimously.

At 10:10 p.m. Mr. Rosen left the meeting.

17. Emergency Services Operations and Management Improvement Project-Employment conditions for Paid Personnel.

Previously discussed.

VII. QUARTERLY REPORTS

No comments.

VIII. DEPARTMENTAL REPORTS

IX. REPORTS OF COUNCIL COMMITTEES

Mr. Haddad reported on the Committee on Committees.

The following list of appointments were reviewed by the committee and approved.

Mr. Haddad moved that the Council accept: for the; Mansfield School Readiness Council-Louise Bailey, Nancy Rucker, Steven Tucker, Donna McLaughlin reappointments until 12/31/2004 and for the Housing Authority Joan Christison-Lagay appointment until 10/31/06. She replaces JaneAnn Bobbitt.

So unanimously approved by the Council.

X. TOWN MANAGERS REPORT

Community Center project: the pre-cast is now onsite, the windows have been made and shipped to the local distributor, and although the project is behind schedule, it can be completed as proposed.

The Town Manager is on the Substance Abuse Task Force at the University of Connecticut. The report by this committee is due to the President of the University in April.

On February 1, 2003 there will be a Special Town Council meeting.

On January 25, 2003 there will be a public involvement meeting about the proposed Remedial Action Plan for the UConn Landfill. The meeting will be from 10-3:00 p.m. at the Bishop Center on the University of Connecticut campus.

There will be a Fire Management Committee meeting on Wednesday at 5:30 p.m. in Room B.

The Town/Gown meeting is cancelled for tomorrow night.

The Downtown Partnership has met and the 6-month plan has been completed.

On January 15, 2003, the Plan of Conservation and Development Citizen Committee will meet. All are invited.

Budget meetings are going on and Manager has requested all department heads to keep budget requests at a minimum.

There has been a series of meetings regarding the Water Supply Plan. The Department of Environmental Protection has urged the Town to have a greater relationship with the University of Connecticut, as the need of the Town is quite small in the overall picture.

XI. EXECUTIVE SESSION

Not needed.

XII. ADJOURNMENT

At 10:40 p.m. Mr. Martin moved and Mr. Schaefer seconded to adjourn the meeting.

So passed unanimously.

Elizabeth Paterson, Mayor

Joan E. Gerdson, Town Clerk

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PUBLIC HEARING

REC'D JAN 14 2003

TOWN OF MANSFIELD

BUSINESS SPONSORSHIP AND COMMERCIAL ADVERTISING IN TOWN PARKS

The Mansfield Town Council will hold a public hearing on Monday, January 27, 2003 at 7:30 p.m. to solicit public comment concerning the proposed amendments to the Parks Regulations to allow the location of temporary program sponsorship signs/banners in Town parks. At this hearing interested parties may appear and be heard and written communications received.

Complete copies of the proposed amendments are available in the Town Clerk's office, 4 South Eagleville Road.

Dated at Mansfield, Connecticut, this 13<sup>th</sup> day of January 2003,

Joan E. Gerdson  
Mansfield Town Clerk

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PUBLIC HEARING

TOWN OF MANSFIELD

AMENDMENT TO THE ZONING CITATIONS ORDINANCE

The Mansfield Town Council will hold a public hearing on Monday, January 27, 2003 at 8:00 p.m. to solicit public comment regarding a proposed amendment to the "Town of Mansfield Zoning Citations Ordinance". At this hearing interested parties may appear and be heard and written communications received.

Complete copies of this proposed amendment are available in the Town Clerk's office, 4 South Eagleville Road.

Dated at Mansfield, Connecticut, this 14<sup>th</sup> day of January 2003.

Joan E. Gerdson  
Mansfield Town Clerk

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**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: Business Sponsorship and Commercial Advertising in Town Parks**

Dear Town Council:

Attached please find the most recent draft of the proposed parks regulations amendment to allow the Parks and Recreation Department to authorize not-for-profit organizations to locate temporary sponsorship signs/banners in a limited number of town parks. As directed by the town council at its December 14, 2002 special meeting, staff has modified the most recent draft to clarify in sub-section 8 that the location of signs/banners is limited to the three sites referenced in sub-section 2 of the regulation. Those three sites are: the interior perimeter of the outfield fence at Southeast Park A; adjacent to the Southeast Park Football Field; and adjacent to the playing fields at the Lions Club Memorial Park.

The proposed amendment would restrict the location of signs and banners to the duration of a particular game or event, or for the duration of a series of games and events that occur on a single day. Signs/banners would need to be removed or covered promptly following the expiration of the game or event, or following the conclusion of a series of games and events occurring on a single day.

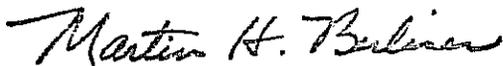
As discussed at previous council meetings, the proposed amendment contemplates a dual regulatory structure under the parks regulations and the zoning regulations. If, after the public hearing the council decides to adopt the amendment to the parks regulations, we would then recommend that the town submit an application to the planning and zoning commission (PZC) to request a corresponding amendment to the zoning regulations.

Because staff believes that the draft provides a solution to accommodate all of the interests involved, we recommend that the town council adopt the amendment as presented. If adopted, the amendment would become effective 21 days after its publication in a local newspaper (The Willimantic Chronicle).

The following motion is suggested:

*Move, to adopt the amendment to the Mansfield Parks Regulations titled "Temporary Sponsorship Signs/Banners," as presented by town staff in its draft dated January 23, 2003, and which will become effective 21 days after its publication in a newspaper having a circulation in the Town of Mansfield; and to authorize town staff to submit an application to the planning and zoning commission to request a corresponding amendment to the zoning regulations.*

Respectfully submitted,



Martin H. Berliner  
Town Manager

Attach: (1)

**Town of Mansfield**  
**Proposed Amendment to Parks Regulations**  
**“Temporary Sponsorship Signs/Banners”**

*01/27/03 Draft*

**§A194-1. Permitted activities.**

- J. Subject to compliance with applicable provisions of the Mansfield Zoning Regulations, the Parks and Recreation Department may authorize not-for-profit organizations to erect temporary program sponsorship signs/banners in town parks, subject to the following conditions:
1. Eligibility - only not-for-profit organizations that operate to serve Mansfield residents are eligible to erect signs/banners under this section. The eligible not-for-profit organizations may erect temporary signs/banners for only those businesses, organizations, individuals and other entities that provide monetary or other material assistance to the eligible organization. Subject to the conditions expressed herein, the Parks and Recreation Department has the discretion to determine which not-for-profit organizations and program sponsors are eligible to erect signs/banners under this section.
  2. Location - the location of temporary program sponsorship signs/banners in town parks shall be limited to three sites: 1) around the interior perimeter of the outfield fence at Southeast Park Field A; 2) adjacent to the Southeast Park Football Field; and 3) adjacent to the playing fields at the Lions Club Memorial Park.
  3. Duration - signs/banners permitted under this section may be erected or displayed only for the duration of a single game or event, or for the duration of a series of games and events occurring on a single day. Signs/banners must be removed or covered promptly following the expiration of the game or event, or following the conclusion of a series of games and events occurring on a single day.
  4. Construction - signs/banners permitted under this section must be single-sided, non-illuminating, temporary or portable in design, and constructed with weather-proof material.
  5. Size - signs/banners permitted under this section cannot exceed thirty-two (32) square feet in area.
  6. Color/Format - signs/banners permitted under this section must be consistent in format and have a dark background. Wording on signs/banners permitted under this section is limited to the name and logo of the program sponsor.
  7. Enforcement – the Parks and Recreation Department shall administer and enforce the requirements of this section.
  8. Other - subject to the conditions expressed herein, the Parks and Recreation Department has the discretion to develop additional location requirements at the three sites defined in sub-section 2 above, and other restrictions and guidelines for signs/banners permitted under this section.

§ A194-2. Prohibited activities.

- A. Commercial advertising, except for temporary program sponsorship signs/banners as permitted in §A194-1(J) above.

**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Item #4



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: Proposed Amendment to Zoning Citations Ordinance**

Dear Town Council:

Attached please find the proposed amendment to Section 1(a) of the Town of Mansfield Zoning Citations Ordinance, as prepared by the zoning agent and town attorney. As explained by the zoning agent, the ordinance sets out a two-step process that provides the town with an additional tool for abating violations of the zoning regulations. Under the ordinance, for an initial offense the zoning agent may serve the offender with notice stating the nature of the violation and the corrective action to be taken. If the violation is not corrected within the prescribed time, or if the initial violation is corrected but committed again within 12 months of the notice, the zoning agent will issue a citation and assess a \$150 fine against the offender.

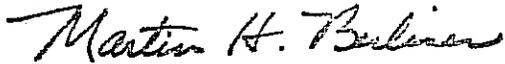
The proposed amendment would serve to close a loophole in the existing process. Namely, the new language would provide that the 12-month period described above would commence either on the date the zoning agent issued the initial notice or *on the date of the most recent citation*, whichever date occurs later.

At its January 21, 2003 meeting, the planning and zoning commission (PZC) voted to support the amendment, stating that the new language would "provide for an improvement in the town's ability to enforce its zoning regulations." Staff recommends that the council adopt the amendment because it will remove an unintended loophole in the citation process and create a greater deterrent for repeat offenders.

If the council concurs with this recommendation, the following motion is in order:

*Move, to adopt the amendment to the Mansfield Code of Ordinances titled "Town of Mansfield Zoning Citations Ordinance," as presented by town staff in its draft dated November 4, 2002, and which will become effective 21 days after its publication in a newspaper having a circulation in the Town of Mansfield.*

Respectfully submitted,



Martin H. Berliner  
Town Manager

Attach: (5)

11/4/02  
An Ordinance Establishing Citation Procedures and  
Fines for Zoning Violations

Pursuant to the authority granted by Sections 8-12a of the Connecticut General Statutes, be it ordained by the Council for the Town of Mansfield:

Short Title: This Ordinance shall be known and may be cited as the "Town of Mansfield Zoning Citations Ordinance."

Section 1.

The Zoning Agent is authorized to issue citations for each violation of the Zoning Regulations of the Town of Mansfield as follows:

- a. Upon determination of a violation, the Zoning Agent shall notify by certified mail, return receipt requested, the person(s) in control of the subject property upon which the violation exists or in the case of a business use the owner/operator/manager of said business. Such violation notice shall state the violation and the date by which said violation shall be remedied. Upon the failure to remedy the violation within the stated time, the Zoning Agent may issue a citation as provided for in Section b below. If the person(s) in control of the subject property is not the owner of record of said property, the Zoning Agent may notify such owner in the same manner.



This subsection shall not apply to those uses which have received a violation notice or citation within the previous twelve month period for the same violation. Said repeat offenders shall be issued a citation without first receiving a violation notice.

- b. In the event such violation persists notwithstanding such notice, the Zoning Agent may thereupon issue a citation. Such citation shall be served by certified mail, return receipt requested, upon the person named therein and shall cite this Ordinance, specify the violation(s), and the fine(s) therefor and require payment of such fine(s) within thirty days of the date of the citation. The Zoning Agent shall retain a copy of each such citation, certified to be a true copy of the original thereof by the Mansfield Town Clerk.

Section 2.

The fine for each such citation shall be One Hundred Fifty Dollars (\$150.00), payable to the Mansfield Tax Collector.

Section 3.

Any person(s) receiving such a citation shall be allowed a period of thirty (30) days from the receipt of the citation to make an uncontested payment of the fine specified in the citation to the Tax Collector. Such payment shall be inadmissible in any proceeding, civil or criminal, to establish the conduct of such person(s) or other person making the payment.



## TOWN OF MANSFIELD

### Planning and Zoning Commission

Audrey P. Beck Building  
Four South Eagleville Road  
Storrs, Connecticut 06268  
Telephone (203) 429-3330

Memo to: Town Council  
From: Planning and Zoning Commission  
Audrey H. Barberet, Chairman *A. H. Barberet, Jr.*  
Date: January 22, 2003  
Re: Planning and Zoning Commission endorsement of proposed amendment to  
Zoning Citations Ordinance

At its meeting on January 21, 2003, the Planning and Zoning Commission adopted the following motion:

"...that the Commission endorse the proposed amendment to Section 1.a of the Town of Mansfield Zoning Citations Ordinance, because the proposed amendment will provide for an improvement in the Town's ability to enforce its zoning regulations."

If there are any questions regarding this action, the Planning Office may be contacted.



TOWN OF MANSFIELD

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
STORRS, CONNECTICUT 06268



CURT B. HIRSCH  
ZONING AGENT  
(860) 429-3341

To: Planning & Zoning Commission  
From: Curt Hirsch, Zoning Agent  
Date: January 15, 2003

*CRH*

Re: Proposed amendment to the Zoning Citations Ordinance

The Zoning Citations Ordinance is a two-step process that provides the town with an additional enforcement tool for abating violations of the zoning regulations. For first-time offences, the Ordinance provides that a 'Notice' be sent to the offender stating the violation and the corrective action to be taken. If the violation is not corrected in a prescribed time, or if the violation is corrected but the same violation is committed again within twelve months of the Notice, a Citation is issued and a \$150.00 fine is assessed.

In my 9/16/02 memo to the Commission, updating you on the effectiveness of the Citations Ordinance, I stated that I was suggesting a minor amendment to the Ordinance that would close a hole in the existing process. The twelve-month period described above should commence on the date of the Notice *or on the date of the most recent Citation*, whichever date is later. Your packet for the 1/21/03 PZC meeting contains the proposed amendment wording, the Town Attorney's opinion in support of the amendment, a letter from the Town Manager to the Town Council citing staff support of the amendment, and the Town Council notice of a 1/27/03 public hearing regarding the proposed amendment.

I request that the Commission convey its support of the proposed amendment to the Town Council. I recommend that the Commission **endorse the proposed amendment to Section 1.a of the Town of Mansfield Zoning Citations Ordinance, because the proposed amendment will provide for an improvement in the Town's ability to enforce its zoning regulations.**



**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 13, 2003

Town Council  
Town of Mansfield

**Re: Town of Mansfield Zoning Citations Ordinance**

Dear Town Council:

Attached please find a proposed amendment to the town's zoning citation ordinance, as prepared by the zoning agent and town attorney. The amendment would allow the zoning agent to issue another citation, without first issuing a violation notice, to offenders that have already received a citation within the previous twelve months. Staff believes that the amendment is necessary to create a greater deterrent for repeat offenders.

If the council supports the concept behind the amendment, staff recommends that we follow our customary procedure and schedule a public hearing at a future council meeting to solicit public comment regarding the proposal.

The following motion is suggested:

*Move, to schedule a public hearing for 8:00 p.m. at the town council's regular meeting on January 27, 2003 to hear public comment regarding a proposed amendment to the "Town of Mansfield Zoning Citations Ordinance."*

Respectfully submitted,

Martin H. Berliner  
Town Manager

Attach:(1)

# Attorney Dennis O'Brien

756 Main Street, Willimantic, Connecticut 06226 Tel (860) 423-2860 Fax (860) 423-2847

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MEMO TO: Mansfield Town Council *Dennis O'Brien*  
FROM: Dennis O'Brien, Town Attorney  
RE: Proposal to Amend Citations Ordinance  
DATE: October 11, 2002

The second paragraph of Section 1a of the Town of Mansfield Zoning Citations Ordinance provides, in pertinent part, that:

This subsection shall not apply to those uses which have received a violation notice within the previous twelve month period for the same violation.

Town Zoning Agent Curt Hirsch proposes that the foregoing sentence be amended by simply adding the words "or citation" immediately following the words "violation notice." Curt has noted that the omission of "or citation" in the subject text unduly limits our ability to administer the citations ordinance as intended because it requires the issuance of another violation notice if twelve months have expired from the original notice, even if the zoning agent has issued multiple citations during the same twelve months for the continuing or repeating offense.

Curt Hirsch's proposal makes perfect sense. It is my professional opinion as town attorney that it is within the scope of the authority granted to the town by the applicable state law, Connecticut General Statutes section 8-12a, and is therefore legal.

Please contact me if you have any questions.

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**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Item #5



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: Issues Regarding the UConn Landfill Including the UConn Consent Order, Public Participation Relative to the Consent Order and Well Testing**

Dear Town Council:

Attached for your information please find correspondence concerning the UConn landfill, and the related consent order and well testing. At present, the town council does not need to take any action on this item.

Respectfully submitted,

Martin H. Berliner  
Town Manager

Attach:(1)

Haley & Aldrich, Inc.  
465 Medford Street  
Suite 2200  
Boston, MA 02129-1400  
Tel: 617.886.7400  
Fax: 617.886.7600  
www.HaleyAldrich.com



16 January 2003  
File No. 91221-602

State of Connecticut  
Department of Environmental Protection  
79 Elm Street  
Hartford, CT 06106-5127

Attention: Raymond Frigon

Subject: Consent Order SRD-101  
Comprehensive Hydrogeologic Investigation Report and Remedial  
Action Plan  
University of Connecticut  
Storrs, Connecticut

Dear Sir:

**OFFICES**

Cleveland  
Ohio

Dayton  
Ohio

Denver  
Colorado

Detroit  
Michigan

Hartford  
Connecticut

Los Angeles  
California

Manchester  
New Hampshire

Newark  
New Jersey

Portland  
Maine

Rochester  
New York

San Diego  
California

Tucson  
Arizona

Washington  
District of Columbia

This letter responds to comments from the Connecticut Department of Environmental Protection (DEP), U.S. Environmental Protection Agency (EPA) and Loureiro Engineering Associates, Inc. (LEA), on the *Comprehensive Hydrogeologic Investigation Report and Remedial Action Plan (CHIR)* dated October 2002. The CHIR was prepared on behalf of the University of Connecticut (UConn) by the UConn landfill team, comprised of Haley & Aldrich, Inc., Environmental Research Institute (ERI), United States Geological Survey (USGS), Epona Associates, LLC, and Earth Tech, Inc., with third party oversight provided by Mitretek Systems, Inc.

The revised Volume I (the Report text) and supplemental materials that were generated in response to reviewer's comments are transmitted under separate cover as an Addendum to the Comprehensive Report (the Addendum).

The comments, which are in italics, and our responses to comments are as follows:

**Comments from DEP (Raymond Frigon)**

1. *One additional round of groundwater samples must be obtained for radiological analysis before the Department can agree with the conclusion that there are no releases of radiologic isotopes at the sites.*

One additional round of groundwater samples will be obtained from wells B205R(MW), B206(MW), MW106A, MW123SR, and background well 7 (or a replacement for well 7, which was recently damaged).

2. *Section 2.4.4.5, 132 Hunting Lodge Road. Please delete the last sentence of this section.*

In the revised text, the last sentence of Section 2.4.4.5 has been deleted.

3. *Section 7.6.2 of the report states that "leaching of contaminants present in fill materials outside of F Lot" may be a potential source of contamination detected in nearby sediment. Provide a description of the general location and characteristics of the fill material outside of F Lot in an appropriate section of the report.*

*Subsequent discussion of the fill material located outside of F Lot appears in section 8.4.2.2.4. Please make it clear that this section is discussing the same fill material discussed in section 7.6.2.*

The location and characteristics of fill material outside of F Lot are described in the revised text of Section 7.6.2, as follows:

The fill materials present outside of the F Lot ash fill footprint are granular materials that were used in filling and grading areas for campus development. For example, 3 to 8.5 ft of granular fill was identified in borings MW116, MW118, MW119, and MW120, which are located in the vicinity of the WPCF and the Motor Pool (Table IV and Figure 8). Evidence for contaminants present in the fill material include:

- Gray to black colored sand in boring MW116 (Appendix I)
- Total petroleum hydrocarbons were detected in fill and natural soil samples in these borings at concentrations of approximately 30 to over 1100 mg/kg (Table XXX)
- Naphthalene odors were noted in boring MW119 (Appendix I)

- The SPLP lead concentration in a MW119 fill sample exceeded the RSR GA PMC (Table XXX)
- Over 1,300 µg/kg of MTBE was detected in a fill sample from boring MW120 (Table XXX)

Based on these revisions, it is now clear that the discussion in Section 8.4.2.2.4 refers to the same fill material discussed in Section 7.6.2.

4. *Section 8.4.1.1.6.5, Discussion. The draft report states that the majority of the ash fill beneath F Lot is unsaturated. Other sections of the report state or imply that all the ash fill is above the water table. Due to the uncertainty of the actual groundwater elevation beneath F Lot, the report should consistently reflect that a majority of the ash fill is unsaturated.*

The report sections have been revised to state consistently that the majority of ash fill at F Lot is unsaturated.

5. *Section 10.2.2 Remedial Action Goals and Objectives. Landfill. The proposed remedy for the landfill must also satisfy exceedances of regulatory criteria related to soil and soil gas.*

*The proposed remedy must also ensure that polluted soil is inaccessible to reduce the threat of human exposure through direct contact.*

Section 10.2.2 has been revised to indicate that the remedy must also address exceedances of regulatory criteria related to soil and soil gas.

The proposed remedy includes excavating polluted soils and sediment. The soils and sediment will be covered by the proposed landfill cap, which will render them inaccessible. Figures 56 and 59 of Volume V of the CHIR show the areas of contaminated soil and sediment, respectively, that will be excavated and consolidated within the landfill footprint. A revised Figure 59 is included in the Addendum. The actual excavation areas and depths will be determined in the field and confirmed by sampling.

6. *Section 10.7.2. Please discuss why the acquisition of Parcel 7 is necessary under the proposed remedial action plan, and the implications to the proposed remedy, if any, if UConn fails to acquire the parcel. Please provide a map that identifies Parcel 7.*

*Provide a general discussion about the restriction(s) that would be placed on Parcel 7 and each of the sites under the proposed Environmental Land Use Restriction*

Based on the interpreted extent of groundwater contamination in the Study Area, groundwater beneath Parcel 7 contains compounds of concern at concentrations that exceed numerical Remediation Standard Regulations (RSRs) criteria. Parcel 7, which is south of the landfill and east of Hunting Lodge Road, is zoned for residential use. UConn had proposed to acquire the parcel and implement an Environmental Land Use Restriction (ELUR) to preclude future residential development of the parcel until the groundwater meets numerical RSR GA GWPC criteria (UConn must own the property in order to place an ELUR on the deed). This parcel is shown on Figure 1-AD in the Addendum, which is transmitted under separate cover. On initial contact, the property owner has indicated verbally to UConn that he has no intent of selling the property. If this remains the case, UConn proposes the following approach:

- If the owner develops the property, UConn public water will be offered. This would likely be the owner's only option for water supply, because if a well were to be drilled there, the Study Area compounds of concern would likely be detected at concentrations exceeding drinking water standards. Even if drinking water standards are met, the well would not be permitted by local authorities (the Town of Mansfield and Eastern Highlands Health District) for potable use due to its proximity to the contaminated groundwater plume and the potential for drawing the plume into the well by pumping stresses.
- Depending on the design of the structure, a venting system and/or vapor barrier may be warranted to preclude potential migration of soil gas contaminants into the indoor air. UConn will offer to assist the owner and local permitting authorities in design and installation of the system(s).
- UConn will prepare a letter describing the soil gas and groundwater quality at the Parcel, the potential implications in developing a property in the zone of contamination, and the approach described above for minimizing potential associated risks. The letter will be sent to the owner and

copied to DEP, U.S. EPA, Town of Mansfield, and Eastern Highlands Health District.

ELURs will be applied to UConn properties where groundwater and/or soil gas contain contaminants at concentrations that exceed the numerical RSR criteria. The ELURs will prohibit residential development of the properties and will also prohibit installation of wells for uses other than groundwater monitoring (by UConn). ELURs will be placed on the areas of UConn property shown on Figure 1 of the Addendum.

7. *Section 14.1, Summary of Section 14. The remedial action plan addresses areas where numerical criteria or ecological benchmarks are exceeded in groundwater, surface water, sediment, and soil.*

The Summary Section has been revised to indicate that the remedial action plan addresses areas where numerical criteria or ecological benchmarks are exceeded in groundwater, surface water, sediment, soil and soil gas.

8. *The report states that a waiver will be sought for the technical impracticability of ground-water remediation in the area of the former chemical pits. A formal request for the technical impracticability waiver should be included in the report. Of course, the request needs to include a proposed plan to eliminate the risk or potential risk to human health posed by the site. Therefore, the proposed plan must identify the area that public water would be extended to. Also, the private drinking water wells to be sampled under the long-term monitoring program must be adjusted accordingly.*

The revised Report Section 10 includes a formal request for a technical impracticability variance, pursuant to RSR 22a-133k-3. The request for variance includes a proposed plan to eliminate risk or potential risk to human health posed by the site, which will include extension of the public water main (shown on Figure 1-AD of the Addendum) to other properties where Study Area compounds of concern have been detected.

#### **Comments from CTDEP (Traci Iott)**

*I have reviewed the above referenced report and offer the comments provided below. Please note that many of these comments are generally applicable to all*

*affected media, although examples may only be provided for one media as an example.*

1. *There is a general disconnect between the conclusions reached in the Ecological Risk Assessment and the Remedial Action Plan (RAP) presented in the report. The RAP discussion needs to explicitly identify how risks to the ecological communities will be addressed. For example, the Ecological Risk Assessment identifies risks to aquatic organisms from sediment contamination. Remediation of sediments is proposed, but no information is provided to support the areas of sediment remediation. Why were certain areas chosen and others not? Does the proposal clearly eliminate all risks identified within the Ecological Assessment?*

Section 10 has been revised to better document how the proposed remediation will address risks to ecological communities and additional information has been added to Section 8 to support how the areas proposed for sediment remediation were delineated. Figure 59, Proposed Sediment Remediation Areas, was revised to incorporate the rationale for delineation of the proposed sediment remediation areas. The revised Figure 59 is included in the Addendum.

2. *The RAP needs to explicitly identify how the various alternatives will impact wetlands.*

Section 10.6 has been revised to include an evaluation of how the retained remedial alternatives (waste consolidation, landfill capping and construction and operation of Leachate Interceptor Trenches (LITs)) will affect the wetlands.

3. *The RAP needs to explicitly identify how the various alternatives will impact vernal pools. If vernal pools or areas that function in a similar manner have already been impacted by activities at the landfill, identify the affected areas and the reason for the disturbance.*

The revised Section 10.6 includes an evaluation of how the alternatives will affect the potential vernal pool identified south of the landfill (shown on the revised Figure 59 in the Addendum). An additional wetland near the southwest corner of the landfill, just north of the bike path, functioned in a similar manner to a vernal pool. It is in a shallow depression created by re-grading associated with the landfill and bike path. Based on observations made during

the course of the Investigation, the area contained ponded water seasonally and supported some wetlands vegetation.

During the Investigation, leachate-discolored drainage was observed flowing from this wetland across the bike path. A culvert was constructed to route drainage from the wetland south to the Eagleville Brook tributary, to eliminate this potential public health threat. Because of the newly constructed outlet, this area is unlikely to continue to function in a similar manner to a vernal pool. In addition, construction of the southern LIT will likely eliminate this wetland due to the required excavation and backfilling of this area, as described in the revised Section 10.

4. *Groundwater needs to be evaluated using Connecticut Water Quality Criteria, not SWPC, since the GW discharges to wetlands and the headwaters of various streams. If Connecticut WQC are not available for use, then water quality benchmarks identified during the ecological assessment portion of the study should be used. This discussion would be best incorporated into the Ecological Assessment when evaluating consistency with aquatic-life based water quality criteria. The comparison of groundwater data to human health based water quality criteria can be incorporated into Section 8.*

The revised Section 7 includes a comparison of groundwater data with Connecticut Water Quality Standards, for shallow groundwater believed to discharge directly to wetlands and the western tributary to Eagleville Brook. This analysis did not change the conclusions of the Remedial Action Plan because the groundwater in these areas must be intercepted (by the proposed LITs) to prevent discharge of leachate to waters of the State. Groundwater data are compared to human health based RSR criteria in Section 8.

5. *An evaluation of human health impacts is required for compliance with the RSRs. The residential DEC criteria can be used as a conservative screening tool. Additionally, human health based WQC should also be used to screen surface water data.*

The revised Section 8 includes an assessment of potential human health risk posed by exposure to surface water and sediment. The residential DEC criteria for soil were used as a screening tool for sediment and human health-based WQC were used to screen the surface water data.

6. *Section 8.4.2.2.2 indicates that background concentrations of sediments were based on samples CT1, CT2 and SI3. Table XI indicates that background concentrations of sediments were based on samples CT1, CT2 and WT1. The Technical Memorandum for the Ecological Assessment (TMEA) (April 2002) indicates that sediment background samples were collected at CT1, CT2, WT1, SI1, SI2 and SI3. Data is provided for all the samples within the TMEA but not within the current draft report. These discrepancies need to be resolved.*

Data for all of the samples referenced in this comment were provided in Tables XVII, XVIII, XXX, and XXXII. Section 8.4.2.2.2 has been revised to be consistent with the Ecological Assessment (Section 7) with respect to reference concentrations. Samples SI1, SI2 and SI3 were not collected specifically for use as reference locations for the ecological assessment. Nonetheless, it is our opinion that sediment quality data at these locations is representative of reference conditions because the samples were taken along the Cedar Swamp Brook in an area upstream of its confluence with the tributary that drains from the northern wetland (see figures in Appendix Y of the CHIR). Leachate-discolored sediments have not been observed in Cedar Swamp Brook at these locations and field water quality parameters (Table XXV of the CHIR Volume IV) do not indicate the presence of leachate. Positive ORP, near-neutral pH, high levels of dissolved oxygen, and low conductivity were measured at sampling points I1, I2, and I3.

*It would be more appropriate to designate samples labeled "background" as "reference" since there is some question as to whether or not all of these samples are unaffected by landfill activities. For example, in the TMEA, a reference set of data was provided that included several samples in addition to those mentioned in the current draft report. An evaluation of the dataset contained in the TM suggests that sediment samples WT1, SI1 and SI2 may be affected by landfill activities. This is based on elevated concentrations of iron, lead and manganese in these samples as compared with other reference samples (CT1, CT2, and SI3). This is additionally supported by a concentration gradient of contaminant concentrations from the landfill to the reference area, with elevated concentrations still present at the weir sampling location.*

Section 7 and accompanying tables have been edited to refer to the samples as "reference" samples rather than "background" samples. We do not agree that sediment samples WT1, SI1 and SI2 have

been affected by landfill leachate as we do not believe leachate has ever reached these areas based on our conceptual model, which concludes that the extent of leachate is limited to the southern half of the northern wetland. The limits of the interpreted extent of leachate-impacted groundwater are approximately 2,000 ft east of locations SI1 and SI2. As indicated in the response to the previous comment, leachate-discolored sediments have not been observed at these locations, the locations are upstream of the confluence with the tributary that drains from the northern wetland, and surface water quality parameters at these locations do not show evidence of leachate. Section 7 has been edited to include this discussion of reference samples.

*Reference data needs further justification. Cadmium levels should be discussed in greater detail. The 2000 ft distance from the landfill to justify the use of the data as reference needs to be further supported. Additionally, claims that geological materials in the area contribute to elevated background levels need to be supported with data. Further descriptions of reference locations are needed to insure that contaminants could not be attributed to other local sources.*

Distance alone was not used in designating the reference locations. The Study Area hydrology, results of field reconnaissance to identify areas of leachate-discoloration, and surface water screening data support the use of locations WT1, SI1, and SI2 as reference locations. In the assessment of extent of contamination in Study Area surface waters and groundwaters, Section 8.4.1.1.6.5 contained the following discussion of data supporting our interpretation of geologic sources of metals in soil, sediment and groundwater in the Study Area:

“Aluminum, arsenic, magnesium and zinc, which are present in natural waters due to leaching of minerals, were detected in soil and sediment samples throughout the Study Area, including background monitoring wells (well 7, MW108, MW109, and MW109R).”

Additional information has been provided in the revised Section 7 supporting the use of the reference locations and identifying other potential local sources of contamination (roadway runoff principally) to these locations.

*Reference conditions should not be represented by UTL values. Comparisons between reference and study areas should be made using minimum, maximum and median values. If statistical estimates are provided, they should be presented at 95<sup>th</sup> UCL on the mean and both reference and study areas should be treated equally. Statistical comparisons should be presented in addition to, not in place of, a comparison of minimum, maximum and median values.*

The use of the 99<sup>th</sup> Percent Upper Tolerance Limits (UTLs) is applicable to evaluating the upper end of the natural range of concentrations of metals and inorganic compounds in reference areas. The use of an Upper Confidence Limit (UCL) on the mean for the reference area would not allow the sample-by-sample comparison performed in evaluating the assessment areas. It is agreed that, in some assessment areas, there are insufficient sample numbers to perform appropriate estimates of mean or median values. As such, the average concentration in these areas could not be statistically compared to the average reference area. Further, the UTL is considered a more reasonable estimate of the upper end of the naturally-occurring range of concentrations to which the potentially exposed populations in the Study Area may naturally and historically have been exposed.

*Surface water and sediment comparisons to reference conditions should be revised based on these comparisons. There are many places within the report that draw conclusions as the nature of impact of landfill activities and the extent of such impacts based on this comparison to reference conditions. The current draft report contains erroneous conclusions regarding the comparison of ambient conditions to reference conditions. For example, section 8.4.2.2.2 states that metal concentrations in the majority of sediment and soil samples collected from the Study area are consistent with reference conditions. However, a comparison of metal concentrations in sediments collected from Study Areas to those collected from Reference Areas shows that maximum and median concentrations in Study Areas generally exceeds maximum and median concentrations from Reference Areas.*

Section 8.4.2.2.2 and other sections have been revised to acknowledge that concentrations of metals and other parameters in areas affected by leachate are higher than those in reference locations. Metals that are associated with geologic materials or other sources of contamination in the Study Area are also identified.

7. *On maps identifying locations where criteria were exceeded, the boundaries of wastes should be superimposed. It appears that the extent of staining exceeds the areas for which sediment and surface water data available. How is this addressed during the selection of remedial options? Are only the areas of waste proposed for excavation and consolidation or are all areas with staining included in this proposal? If all areas of staining are not included in the proposal, then a discussion is needed to address the probability of leaving in place sediments that have been affected by landfill activities and potential environmental consequences of this action. Similarly, the potential for sediments beyond the area of staining to be impacted by landfill activities needs to be discussed. For example, there are clear concentration gradients for sediment contaminant levels with highest concentration in the northeast area of the landfill, lower at the weir area and lower still at the reference locations. From this comparison, it appears that sediments at the weir area are impacted by landfill activities.*

The approximate limits of the landfill are shown on the key plots (those that indicate sample numbers) in Appendix Y. Boundaries of waste are shown along with the proposed sediment remediation areas on the revised Figure 59 of the Addendum. The figure includes areas proposed for waste excavation and consolidation as well as other areas where contaminants were detected above screening benchmarks. In the case of the northern wetland, additional sediment samples (the S200 series) were collected to refine the area proposed for remediation. The area encompasses sampling points that exceeded the acute and chronic exposure criteria for Manganese (an earlier Mn benchmark exceedance [at SI4] at the weir was not confirmed by resampling [S108]).

We do not agree that there are clear concentration gradients between the northeast area of the landfill, the weir area, and reference locations. For example, arsenic, cadmium, copper, iron, lead, nickel, silver and zinc were detected at the weir in the same ranges as some or all of reference locations WT1, CT2 and SI1-SI3 (see benchmark screening plots in Appendix Y of the CHIR). Based on these data and the interpretations that were presented in earlier responses regarding the extent of leachate, it is our opinion that sediments at the weir area have not been impacted by landfill leachate.

In the western tributary to Eagleville Brook, we concur that additional sediment data is needed to delineate the downstream

limits of the area proposed for sediment remediation. We anticipate that sampling, analysis, and evaluation of the data will be completed within the next month.

8. *Further documentation of the benchmarks used to evaluate the potential for bioaccumulation needs to be provided. Comments provided on the TMEA still need to be addressed regarding the evaluation of bioaccumulative compounds.*

A qualitative discussion of the bioaccumulation potential for wetland and non-wetland habitats is included in Section 7. Since a sample-by-sample screening process for detected concentrations of contaminants identified to have a high bioaccumulation potential was selected to establish remedial requirements, further detailed bioaccumulation modeling is not required to mitigate potential risk through this pathway.

9. *It would be helpful to place certain tables and figures within the Ecological Risk Assessment section for clarity.*

As many of the Report tables and figures are referenced in multiple sections, it was our opinion that the format used in the Comprehensive Report and Addendum would be more appropriate and easier to follow.

10. *F-Lot: Section 7.6.2 of the report states that "leaching of contaminants present in fill materials outside of F Lot" may be a potential source of contamination detected in nearby sediment. Describe the location, extent and characteristics of the fill material outside of F-lot.*

Refer to the response to Comment No. 3 from DEP (Ray Frigon).

11. *F Lot: What is the source of the iron staining in the drainage culvert.*

Discolored sediments observed in the drainage culvert near the F Lot entrance are associated with discharge from a leaking storm drain. As noted in Section 10.6.4, the pipe will be remediated (sealed or lined) and the surface waters will be monitored to verify that this eliminates the source of discoloration in the culvert.

12. *For substances for which regulatory criteria such as DEC, GWPC and VC are not contained in the RSRs but are included in this report, such criteria must be calculated in accordance with the formulas contained in the RSRs*

*and used to evaluate the data. If insufficient information is available to calculate a criterion, then the report should explicitly identify these omissions. Additionally, the report must indicate that it is not possible to reach a conclusion as to whether these substances are or are not posing a risk to human health or the environment.*

Refer to our response to the general comment from LEA regarding "Detection of Constituents for Which No RSR Criteria Have Yet Been Developed."

13. *I believe that the report would read more logically if the Ecological Assessment portion (Section 7) came after Sections 8 (Contaminated Media) and 9 (The Conceptual Model).*

The Ecological Assessment section preceded the Contaminated Media section because the descriptions of wetlands functions, habitat and vegetation logically follow the Study Area hydrogeology presented in Section 6. Sections 7 and 8 have both been modified to better cross-reference related data in the two sections.

14. *Provide a table within the Ecological Assessment Section that presents a summary of the data by area. Include number of samples, range, and median value.*

Tables I-AD and II-AD of the Addendum include numbers of samples, ranges and median values by area.

15. *On Contaminant distribution plots - on legend indicate applicable RSR criteria (GWPC, SWPC, DEC.)*

The contaminant distribution plots do not represent a consistent RSR criterion but instead are based on the minimum value of the three RSR categories for the respective compounds. The legends on these plots indicate "exceeded minimum RSR in groundwater."

16. *After the criteria are corrected, associated materials within the report may need revision. For example, contaminant distribution plots. The SWPC for chlorobenzene would be 64 ppb. This will lead to identifying additional areas as exceeding RSR criteria.*

Because the contaminant distribution plots are based on the minimum RSR criterion in all cases, no revisions to the plots are needed.

17. *Tables XVII and XVIII: Compare maximum study area concentrations with maximum reference area concentrations, not 99 UTL. Additionally, expand the tables to include the range of the data as well as all substances detected in the samples, not just metals and inorganics*

The maximum concentrations of metals and inorganic compounds in sediment and surface water samples for each area were compared to the reference UTL to identify metals and inorganic compounds that are potentially related to refuse materials near the landfill perimeter or discharge of contaminated groundwater from the landfill, former chemical pits, or F Lot. The UTL was used to statistically estimate the naturally occurring concentrations of the inorganic constituents from a sampling of reference locations. This range represents concentrations to which receptors may be exposed from naturally occurring sources.

It is noted that even with this screening process, some reference samples were noted as above the statistically derived range of concentrations. Importantly, the UTLs were not used as a mechanism to eliminate the screening criteria, but instead were used in identifying a small number of samples and parameters as potentially related to reference concentrations. All exceedances of screening benchmarks are presented regardless of reference concentrations.

Other parameters were not included on these tables because they were not detected at the reference locations (the tables are intended to compare study area concentrations with reference concentrations), or they were not considered to be Study Area Compounds of Concern for various reasons cited in Section 7.

18. *The report should include a better description of contaminant concentrations originating at the landfill and then proceeding down gradient. It is difficult from the current presentation to get an accurate evaluation of the nature and extent of potential landfill influences. For example, using the sediment dataset, there are clear contaminant concentration gradients from the Northeast Landfill Area to the Weir Area to the Reference Location. Similarly, a concentration gradient from the Southern Area to the Tributary to Eagleville Brook is observed. In both cases, environmental concentrations closest to the landfill are greater than those farther away. Additionally, data both from areas closer to and*

*further from the landfill exceed reference conditions and in some cases environmental benchmarks. By comparing the range of contaminant concentration and median values for each area with down gradient areas as well as reference conditions and environmental benchmarks, a more complete description of the nature and extent of impact associated with the landfill can be made.*

Figure 59 has been revised to include the rationale used in delineating areas proposed for remediation. In addition, Sections 7 and 8 have been revised with a better description of how contaminant concentrations in sediment and surface water change downgradient of the landfill. We concur that concentrations of many of the compounds are greater near the landfill than in samples further downstream of the landfill, and accordingly the proposed remediation areas are focused on areas closest to the landfill. As indicated in our responses to similar comments, we do not agree that there is a consistent concentration gradient extending to more distant areas, such as the weir area in the wetland of Cedar Swamp Brook.

#### **EPA Comments**

*The following are my comments relating to the draft "Comprehensive Hydrogeologic Investigation and Remedial Action Plan" prepared by Haley and Aldrich, Inc. et al.*

*Although I agree with the determination that it is technically impracticable to remediate the groundwater in the bedrock there is additional characterization which remains to be completed. The following characterization is insufficient or incomplete:*

*The historic contamination and historic plume delineation along Hunting Lodge Road is insufficient and the changes in the stress field due to pumping are largely unaddressed. Additionally, residual contamination which may or may not remain in this area remains unaddressed.*

Concentrations of Volatile Organic Compounds (VOCs) detected historically in wells along Hunting Lodge Road were considered in the interpreted extent of contamination in groundwater shown on Figure 49 of Volume V of the CHIR. The dotted line shown on the figure represents the area over which Study Area compounds of concern were detected historically in (currently unused) domestic wells at 122, 134 and 146 Hunting Lodge Road. This inferred extent of groundwater contamination has been clarified in the revised Figure 49 included in the Addendum.

Section 8.4 of the report acknowledges the following facts and interpretations pertaining to historic contamination and historic plume delineation along Hunting Lodge Road:

- Study Area VOCs including benzene and chlorobenzene were detected historically in wells at 81 and 146 Hunting Lodge Road
- Tetrachloroethene (PCE) and trichloroethene (TCE), which are associated with the former chemical pits, were detected historically in wells at 122 Hunting Lodge Road and 146 Hunting Lodge Road
- VOCs that were detected in well B302R(MW), which is the monitoring well closest to Hunting Lodge Road, are likely due to historic migration of contaminants from the landfill and former chemical pits
- Westward contaminant migration may have been induced or enhanced by historical pumping stresses from domestic wells previously in use on Hunting Lodge Road

Section 9.3 of the report acknowledges the following facts and interpretations pertaining to historic contamination and historic plume delineation along Hunting Lodge Road:

- PCE and TCE were detected in the currently unused domestic wells at 80, 122, 134 and 146 Hunting Lodge Road and these wells are within the inferred extent of groundwater contamination shown on Figure 49 (Addendum and CHIR Volume V).
- The subsection entitled "West Area" acknowledges that contaminants "may have historically migrated to wells on Hunting Lodge Road when pumping stresses (from wells that are currently unused) may have induced westward migration"

Changes in the stress field due to pumping stresses exerted by active domestic wells, such as the Carriage House Road well and the well at 233 Hunting Lodge Road, were evaluated based on hydrograph analysis and assessment of head potentials in the bedrock. As described in Section 6.4.5, head potentials in the bedrock are predominantly northward and southward in the Cedar Swamp Brook and Eagleville Brook drainage basins, respectively. In the West Area, defined as the section of the Study Area between the former chemical pits and Hunting Lodge Road, head potentials vary seasonally and, during drier periods, show a westward head potential from well MW122R (at the western limit of the former chemical pits) toward Hunting Lodge Road. However, as noted in Section 6.4.5.3, the primary head potential from the former chemical pits is southward rather than westward.

Additional analysis related to pumping stresses from active domestic wells was provided in Section 6.4.7.4.3, based on evaluation of data from well B302R(MW), which is the monitoring well closest to Hunting Lodge Road. Specifically, the following observation was made:

Based on the B302R(MW) hydrographs, groundwater level fluctuations appear unrelated to typical daily pumping cycles (in residential use, maximum demand for water occurs in the early morning and early evening, before and after typical working hours, respectively). There are diurnal fluctuations in the hydrographs, but the maximums and minimums are on an irregular cycle, such that they do not occur in the same time period day-to-day. Based on the cyclical frequency, the fluctuations are believed to be the result of diurnal earth tides, which follow lunar cycles (Todd, 1976).

Residual contamination remaining in the Hunting Lodge Road has not affected water quality in active domestic wells in the area based on water quality data from the Carriage House Road well and the well at 233 Hunting Lodge Road. UConn addressed the residual contamination along Hunting Lodge Road through extension of water service to affected properties. In addition, the remaining residual contamination is considered part of the bedrock groundwater plume that is the subject of the Request for Technical Impracticability Variance provided in Section 10 of the Addendum.

*The depth to which the bedrock has been affected by contamination from the landfill and the chemical waste pits has not been determined.*

We concur that the vertical extent of contaminants in the site bedrock monitoring wells has not been determined, based on detection of Study Area compounds of concern in the deepest intervals of the bedrock well discrete zone monitoring (DZM) systems. The DZMs used in the Investigation are state-of-the-art technologies and it is our opinion that the depths evaluated in the Investigation (125 ft in most of the bedrock monitoring wells) approach the limits of the technology. Installation, maintenance and monitoring of the DZMs become increasingly difficult with depth below ground surface due to increasing pressure head.

Water quality data supporting the interpretations and conclusions in the CHIR included data from domestic wells in the Study Area that range in depth from approximately 100 ft to 630 ft. The deepest well (Carriage

House Road well) is in the area (west of the landfill and former chemical pits) that appears to be of most concern to the EPA.

Although the Investigation did not delineate the precise vertical limits of contamination in the bedrock, it is our opinion that the contaminant pathways and contaminant extent described in the CHIR are adequately supported by water quality and hydrogeologic data from the Study Area monitoring wells and domestic wells in the region.

*The boundary conditions of the identified plume and the postulated future effects to private water supplies to the southwest of the source area requires greater detail. The reliability of the hydrogeologic model relative to the potential risk to which the private water supplies on North Eagleville Road, Separatist Road and Meadowood Road are being subjected requires further refinement and more direct evidence to support the model. I believe that using the model to predict what may be potential risk goes beyond the intent and capacity of the existing model.*

As indicated on Figure 49 (Addendum and CHIR Volume V), the limits of the contaminant plume to the southwest are based on the lack of target volatile organic compounds (benzene, chlorobenzene, ethylbenzene, PCE, TCE, and toluene) in domestic wells along Meadowood Road, Northwood Road, North Eagleville Road, and Separatist Road. Notwithstanding these data, the long-term monitoring plan described in Section 11 proposes to monitor four domestic wells to the west and southwest of the Study Area – 156 Hunting Lodge Road; 10, 22, and 28 Meadowood Road (Figure 69 of CHIR Volume V). Long-term monitoring data from these locations will allow continued evaluation of the validity of the conceptual hydrogeologic model. More importantly, as indicated in Section 11 of the CHIR, the monitoring program is designed to verify that new remediation systems are working as planned and to protect human health and the environment by evaluating concentrations of contaminants over time.

If increasing concentrations are observed, UConn and CTDEP are prepared to reassess the system design, expand the monitoring program and take additional measures protective of human health and the environment, such as extending water service to additional homes. The proposed plan to eliminate risk or potential risk to human health posed by the site will include extension of the public water main (shown on Figure 1-AD of the Addendum) to other properties where Study Area compounds of concern have been detected.

*The northwest quadrant of the area surrounding the landfill has been characterized primarily on assumption. Safety of the community water supply at Holinko Estates*

*has been discussed based upon historical monitoring at Celeron Square. I personally believe that the Celeron Square monitoring system is of insufficient depth to have detected a release in the bedrock pathway. If contamination is sufficiently deep enough to be influenced by the regional groundwater flow pattern it might not have been detected in any of the Celeron Square wells. MW-103R (82 feet) has higher concentrations of organic constituents than the shallower monitoring levels in that well. The organics are not detectable by the remote sensing measurements obtained using geophysical techniques. I believe that enough doubt is identified to warrant enhancing the long-term monitoring scheme with the addition of a deep, bedrock monitoring well somewhere between the landfill (MW 103R) and the wells at Celeron Square. I see this as an issue of confidence that the community water supply at Holinko Estates is not placed at risk.*

The area northwest of the landfill was not characterized based on assumption, but rather on a combination of data and interpretations founded in experience with New England hydrogeologic settings. Among those interpretations are that sizeable wetlands, rivers and ponds in lowland settings are groundwater discharge zones, and the upward flow characteristic of discharge zones can only be altered by significant pumping stresses. Stresses of that magnitude would include high capacity water supply wells for industrial or municipal use, of which no examples can be found near the Study Area.

The groundwater contaminants in the northern area of the landfill are attributed to the landfill alone and not the former chemical pits. This is based on several lines of evidence including:

- Chlorinated compounds characteristic of the former chemical pits were either not detected or were detected sporadically at low concentrations in wells along the northern perimeter of the landfill.
- Chlorinated VOC concentrations in well B204R(MW), which is just north of the former chemical pits, were orders of magnitude lower than bedrock wells located just south of the former chemical pits (B203R[MW] and B303SR[MW]).
- Based on hydraulic head data, groundwater in the bedrock likely flows to the south from the former chemical pits area.

We agree that concentrations of VOCs alone are not detectable by geophysical techniques; however, the highest concentrations of VOCs along the northern landfill perimeter were detected in wells that also had leachate compounds at concentrations that impart a conductivity signature detectable by geophysics. As noted in Section 8.3.3, the conductivity measurements detected by geophysical methods decreased with increasing depth and

increasing distance from the landfill. This result combined with water quality data from wells, mini-piezometers, and surface water samples, support the interpretation in Section 9 of the CHIR that contaminated groundwater discharges to the wetland north of the landfill.

The Celeron Square monitoring system (represented by well CT2S/2D on Figure 53 of Volume V of the CHIR) is shallower than the deeper bedrock monitoring intervals (MW101R and MW103R) where Study Area contaminants were detected. The groundwater levels in the Celeron Square data do not, however, support a conclusion that groundwater flows westward from the landfill. For example, the groundwater elevations in shallow bedrock at Celeron Square are approximately 15 ft higher than groundwater elevations measured in the deepest bedrock intervals near the northern limits of the landfill. For a deeper regional flow pathway to exist, there would need to be downward head potentials at Celeron Square that would result in a decrease in head of over 15 ft over the depth interval investigated in the Study Area. It is our opinion that this is unlikely because the maximum change in head within Study Area monitoring wells installed at elevations comparable to Celeron Square and in areas where downward head potentials exist is less than 10 ft. In well MW121R, for example, the maximum difference in head between DZM intervals is approximately 6 ft; in wells MW104R and B202R(MW) the maximum head differences between DZM intervals range from 7 to 8 ft.

Concerns regarding the apartments at Holinko Estates are unfounded because, as indicated in Section 2 of the CHIR, the community water supply at Holinko Estates is no longer in use. These apartments are connected to the UConn public water system. There is a domestic well at 233 Hunting Lodge Road (former address of Holinko Estates). VOCs were not detected in this well, as indicated in Section 9.3.1.1 of Volume I of the CHIR and on Figure 49 (CHIR Volume V and the Addendum).

Based on these data and interpretations, we do not believe the Long Term Monitoring Plan should be revised to include a monitoring well in the area between the landfill and Celeron Square.

*As proposed in the second round of the scope of work at the landfill, the university proposed installing a well on what is now identified as the Hirsch property. This remains unresolved. Additionally, the current explanation of the anomaly is primarily based on assumption.*

*None of the above is new, I have been raising these same issues for a while.*

The EPA is aware that UConn and CTDEP were diligent in attempting to obtain access from the property owner for the purpose of installing the well in question, as described in Section 1.5.2.1.1 of the CHIR. Although the anomaly remains unresolved, the property in question and a sizeable area to the west are included in the interpreted extent of contaminated groundwater shown on Figure 49 (Addendum and CHIR Volume V). Without borehole data at the property, explanations of the anomaly can only be based on inference from borehole data obtained at other locations in the Study Area.

*I generally concur with the analysis in the remedial action plan. The report becomes fuzzy when describing the placement of a cap over the Chemical Waste Pits. I am unclear in my understanding if the Chemical Waste Pits will receive a flexible membrane liner as part of the proposed cap extension from the landfill over the excavated pit area.*

The Remedial Action Plan proposes to install a low-permeability layer with a minimum permeability of  $10^{-6}$  cm/sec and an overlying cover of common fill and topsoil. The low permeability layer will not necessarily be a flexible membrane liner. The cap will be separate from the landfill cap, which is to be terminated in an anchor trench at the base of the landfill.

*I feel that there is insufficient information to assess any natural attenuation (with the possible exception of dilution, a least desirable approach). When evaluating the conditions within the fractured bedrock mass there does not appear to be sufficient material or conditions which contribute to a natural attenuation of types of contaminants we have determined to be of concern.*

The remedial action plan proposes monitored natural attenuation for addressing surface water alone. Dilution is the principal means of attenuation in surface water, but it was our opinion that this was appropriate because the remedy proposes control of leachate-contaminated groundwater upgradient of the Study Area surface waters. With leachate discharge eliminated, compounds will be attenuated in surface water as flow will be sustained by groundwater flow from other upgradient areas that are not contaminated by the landfill or former chemical pits.

A Technical Impracticability Variance is included in Section 10 in the Addendum. The Variance acknowledges that removal of residual contaminants in bedrock groundwater to levels that meet state standards is not feasible.

*Will there be an overlap between the time for the installation and monitoring of the new wells to be used in the long term monitoring plan and the existing groundwater*

*monitoring network prior to abandonment of the existing wells? I believe there should be some continuity and comparability of the newly proposed system and the existing system prior to the acceptance of the new system.*

Yes. As part of the final Engineering Design, UConn will propose a schedule that will include Interim monitoring of existing wells, installation of new monitoring wells, and implementation of the Long-Term Monitoring Plan prior to decommissioning existing monitoring wells.

#### **Comments from Loureiro Engineering Associates**

*Loureiro Engineering Associates, Inc. has received and reviewed a copy of the October 2002 report entitled Draft Report Comprehensive Hydrogeologic Investigation Report and Remedial Action Plan prepared by Haley & Aldrich, Inc., Environmental Research Institute, Epona Associates, L.L.C, F.P. Haeni, L.L.C., and Regina Villa Associates, Inc. The following represent the technical comments resulting from our review of the above referenced report. Due to the nature of the issues, some of which might be applicable to several different sections of the report, many of the comments have been provided as general comments and are not specifically identified with a single comment or page in the report.*

#### **GENERAL COMMENTS**

##### ***Data Quality***

*Other than information provided in Appendix S, which includes an analytical assessment of data collected during the Preliminary Hydrogeologic Investigation Report (PHIR) and memorandum from what we assume to be the data evaluator (although there is no specific information provided to that effect or to the affiliation of the individual preparing the memoranda), there is no discussion of whether the project met data quality objectives in terms of such issues as completeness of data (i.e. percentage of data that is deemed usable), whether the number of blank samples of various types met the requirements for the project that were identified in the Quality Assurance Plan (QAP) as project Data Quality Objectives (DQOs), whether the number of replicate/duplicate samples for various media met the requirements identified in the QAP for such samples, and whether the analytical data from the QA/QC samples for the project as a whole met the requirements specified in the QAP.*

*In addition to the summary of data quality for the PHIR, the appendix provides information on data quality for individual groups of data collected during the Comprehensive Hydrogeologic Investigation, but there does not appear to be an evaluation of data quality on an overall project basis. There should be information*

*provided on who performed the data evaluation (i.e., third-party review vs. member of the project team, for instance); what percentage of the data was evaluated for usability (i.e. was only a portion of the data and laboratory QA/QC documentation reviewed or were all available QA/QC documents reviewed and evaluated with the same level of scrutiny); and an overall assessment with respect to whether or not data quality objectives were achieved should be included in the report?*

*The memoranda provided in the appendix appear to address only a review of the laboratory reports, not a comprehensive evaluation of what the issues identified in those memoranda mean in terms of whether the analytical information generated during both phases of the investigation met the DQOs for the project. There is also no indication provided as to whether all of the recommendations or comments in the memoranda have been addressed.*

*Several comments regarding the QA/QC program have previously been provided to the University, as noted in the responses to comments that are included in Appendix C. It does not appear that some of those issues have yet been resolved, specifically with respect to an overall assessment of whether project DQOs have been met, not just for laboratory QA/QC, but for project QA/QC objectives.*

1. Appendix S of the CHIR includes an analytical assessment of data collected during the Preliminary Hydrogeologic Investigation Report (PHIR) and internal memoranda from Haley & Aldrich. On behalf of the UConn team, Haley & Aldrich has conducted the data quality assessment of laboratory analytical data for these project samples, in accordance with the 20 April 1999 Responses to Comments (on the Scope of Work) letter to DEP.
2. The overall program objective of achieving data completeness is given as >90% in the ERI QAP. Specific completeness criteria were not specified in the Scope of Study and subsequent addenda. For these project studies, there were a total of 308,689 project analytical measurements. The data quality assessment review memoranda have resulted in the rejection of 5,322 measurements, for an overall project completeness of 98.3%. The >90% completeness criterion was also achieved if calculated for individual matrices as well as for critical analytical parameters. Completeness is discussed further in Section 5 of the Addendum.
3. Haley & Aldrich reviewed the project Chain of Custody Records. In accordance with the Scope of Study, the following procedures were followed:

- a trip blank was submitted with each VOC sample delivery (including domestic wells, groundwater profile samples, leachate, surface water and mini-piezometer samples)
- Equipment/field blanks were collected once per day for monitoring wells

Groundwater profiling Chain of Custody Records and project data include the following information:

- For the 86 groundwater profiling sampling events, 87 trip blanks and 53 equipment/field blanks were submitted. Equipment/field blanks for groundwater profiling did not achieve the frequency proposed in the ERI QAP (daily submittal of equipment field/blanks).
4. The target duplicate sample collection frequency was specified as 10% in the Scope of Study. This target was achieved for all matrices. For the 738 groundwater field samples, 94 duplicate samples were submitted (12.7 %). For the 76 soil/sediment field samples, 8 duplicate samples were submitted (10.5 %). For the 130 surface water field samples collected, 13 duplicate samples were submitted (10 %).
  5. The revised report text (Addendum Section 5) includes a discussion of overall project laboratory QA/QC. The revised text addresses QA/QC parameters including precision, accuracy, representativeness, completeness, and comparability, and describes how the analytical data from the QA/QC samples for the project as a whole met the requirements specified in the Scope of Study.

***Detection of Constituents for Which No RSR Criteria Have Yet Been Developed***

*There are numerous constituents detected, particularly in groundwater, for which no RSR criteria have yet been developed. Compliance with the RSRs require that criteria be developed for all constituents detected if no criteria for those substances are included in the tables provided in the RSRs. This comment has been provided previously to the University, as noted in responses to comments provided in Appendix C. It should also be noted, Appendix C does not present responses to all comments received by the University. It was noted that responses to comments generated in review of the Landfill Technical Memoranda in January 2002 were absent from the Appendix. Appendix C should be retitled to more accurately reflect its contents or, if available, additional responses to comments should be included.*

*This comment is of particular concern for locations in the text where exceedances of criteria are noted. It is possible that criteria for additional substances may also be exceeded, but that will not be known until the relevant criteria for those substances have been developed. Once developed, that information should be provided in all pertinent locations in the tables, text, and figures.*

Except as noted below, RSRs were developed for the organic and trace metal constituents for which there are no published RSRs, in accordance with DEP guidance. The revised report text (Addendum Section 8) includes a discussion of the RSR development for these compounds. RSRs for calcium, magnesium, potassium, and sodium were not developed, since toxicity data were not available. In general, Recommended Dietary Allowances for these metals exceeded DEP default soil ingestion rates for children and adults.

The United States Environmental Protection Agency (U.S. EPA) has not established a Reference Concentration (RfC) for bis(2-chloroethoxy)methane. An RSR was not calculated for this compound because it was detected at a low frequency (reported one (1) time out of nine monitoring rounds) in only one monitoring well - B303SR(MW), at a concentration of 8.13 ug/L during Round 4 on 29 January 2001.

Appendix C presented correspondence pertaining to the Scope of Work development alone.

#### **HYDROGEOLOGIC MODELING**

*It does not appear that many of the comments previously submitted by the Town of Mansfield with respect to hydrologic modeling of the landfill were addressed. Information provided in Appendix V seems to indicate that the HELP3 model still only used data from a four-year period almost 20 years ago, and did not indicate anything about whether that might have been a particularly dry or particularly wet period. The model also specifically excluded from the analysis of potential leachate generation the possibility that there was groundwater flow to the area beneath the landfill from the sides of the landfill. In fact, it is documented in the report that such flow can be shown to exist and may be substantial, at least from the east side of the landfill. To assume only recharge due to precipitation could severely underestimate the volume of leachate that would be generated on a long-term basis and could seriously affect the design of any leachate collection system.*

*The supporting documentation in Appendix V seems to indicate that weather data from Hartford and Windsor Locks, Connecticut was used in the simulation, while the text in that appendix states that the closest weather station is in Willimantic,*

*Connecticut. It is not clear that all simulations performed for the HELP3 model, as identified in the text section, are provided in the computer-generated printouts provided subsequently in that appendix. In fact, one of the printouts is entitled, UConn F Lot Trial 1 Grass Cover, so it is difficult for a reviewer to determine exactly what information is being provided.*

The HELP3 program uses a routine for generating daily values of precipitation, mean temperature, and solar radiation. The routine was developed by the U.S. Department of Agriculture (USDA) Agricultural Research Service (Richardson and Wright, 1984) based on a procedure described by Richardson (1981). The user has the option of generating synthetic daily meteorological data rather than using default or user-specified historical data. The generating routine is designed to preserve the dependence in time, the correlation between variables and the seasonal characteristics in actual weather at the specified locations (Schroeder et al., 1994). The three cities represented within the HELP synthetic routine for Connecticut are Hartford, Bridgeport, and New Haven. As Hartford is the closest of these cities, the Hartford data were used. As noted by the reviewers, the data set for Hartford contains only 4 years worth of data (1977 through 1981). The values of precipitation in inches for the period are 52.93 (1977), 40.56 (1978), 45.80 (1979), 31.15 (1980), and 35.09 (1981), respectively. The average of these values is 41.1 in. For comparison purposes, the following summarizes ranges and averages reported for stations at Willimantic and Storrs, CT, respectively:

- Willimantic: data are available for the period of 1998 to 2002. The annual precipitation over this period ranged from 31.91 to 48.95 in., for an average of 40.89 in.
- Storrs: data are available for the period of 1889 to 1987. The annual precipitation over this period ranged from 29.16 to 70.01 in. The average annual precipitation over this period was 45.14 in.

Based on these data, the precipitation data from the Hartford station, which formed the basis for the HELP3 modeling, is consistent with ranges reported for the Willimantic and Storrs stations. The range includes both fairly dry years (31.15 in. in 1980) and wet years (52.93 in. in 1977). The average precipitation is comparable to averages for data at the Willimantic and Storrs stations, which are closer to the Study Area.

HELP3 is a quasi-two-dimensional model that assesses leachate generation via water balance analyses of landfills. The HELP3 model is designed to model infiltration alone and is not suitable for assessing upgradient groundwater flow (from the sides of the landfill). Flow from upgradient

sources has, however, been assessed through the MODFLOW-96 model. Depending on the simulation, the MODFLOW-predicted flows (10,000 to 15,000 gpd) to the proposed Leachate Interceptor Trenches (LITs) are a factor of 2 to 3 higher than those of the HELP model (approximately 4,500 to 5,000 gpd under existing conditions). These flow estimates were considered in the Remedial Alternatives Analysis. The design alternative is suitable for the range of flows predicted by modeling, and the UConn Water Pollution Control Facility (WPCF) has sufficient capacity to accept flows within this range.

Regarding the HELP model output (Appendix V) of the Report, several HELP3 modeling runs were completed to evaluate infiltration to UConn under various cap alternatives and to assess the efficacy of the existing F Lot cap in preventing infiltration. The HELP model predictions were used in evaluating the design alternatives for the UConn landfill and F Lot described in Section 10. Those pertaining to the landfill are titled University of Connecticut 91221-435 Existing Cap, Minimal Cap Enhancement, Clay Cap, and Geomembrane Cap. Those pertaining to F Lot are titled UConn F Lot Trial 1 Grass Cover, Trial1A Grass Cover, and Asphalt Cover. The HELP model output summaries are included in Appendix A of the Addendum.

#### ***Water Balance Calculations***

*The information provided on the water balance analysis does not seem to be an adequate documentation to support the values used for the water balance. For instance, the supporting information provided in Appendix U does not even identify the period under consideration, referring to it only as "the dry period". It is too difficult for a reviewer to evaluate whether or not the inputs are reasonable and whether the period of measurement for stream flow is the same as that used to estimate the declines in water level or which wells were used (or not used) in the assessment.*

*The analysis also does not appear to take into account the possibility that groundwater declines may occur due to groundwater movement along pathways that do not discharge to the streams at locations upgradient of the stream flow measurement location. Therefore, equating all groundwater loss over that attributed to stream flow to the volume of water lost due to evapotranspiration may not be reasonable, particularly considering the significant difference between the upper estimate of evapotranspiration in each basin. Given the relative similarity in setting for both basins and their proximity to each other, it seems reasonable to expect that evapotranspiration would be similar over the same time-frame.*

The water balance was completed by evaluating loss in groundwater storage (via decreasing water levels) over the driest period (3 August through 24 August 1999) during the Investigation to date, as described in Section 6.4.8.4 of the CHIR. Although this represents a very small segment of the annual hydrologic budget, it is the most important with respect to groundwater flow, because streamflow is sustained entirely by groundwater discharge during the driest periods. Both the streamflow and groundwater level data were from this period. The estimated change in (groundwater) storage was compared to the volume of water that left the basin, as estimated from streamflow data.

The water balance was used as a "check" of evapotranspiration rates predicted by the HELP3 modeling and used in the MODFLOW-96 model. As described in Section 6.4.8.4 and 6.4.8.5 of the Report, the maximum values of evapotranspiration predicted by the water balance analysis (16 and 21 in./yr in the Cedar Swamp Brook and Eagleville Brook basins, respectively) were comparable to published values (20 in./yr as reported by Thomas and others, 1967) and the HELP3-based estimate (23 in./yr).

We concur that the water balance analysis may overestimate evapotranspiration because it does not account for groundwater baseflow out of the basin. This was acknowledged in the Report in the closing paragraph under 6.4.8.6, which states "Some of the flow leaves the sub-basin as groundwater underflow." The presence of Study Area compounds of concern in bedrock wells that are downgradient of the Eagleville Brook weir, where streamflow was measured, is evidence of this groundwater underflow component. The water balance analysis was nonetheless useful in developing upper limits for evapotranspiration in the sub-basin, which were comparable to the HELP3-predicted values and ranges reported in published information.

#### **REMEDIAL ACTION PLAN**

*Section 10.2.2 indicates that one of the goals and/or objectives of the remedial actions to be conducted is to eliminate discharges to waters of the State. It is noted that none of the remedial objectives meet this goal. The preferred remedies for F-Lot, the UConn Landfill and the former Chemical Pits will not eliminate the continued discharge of leachate to the waters of the State. As a result, each of the sections in which remedial alternatives are evaluated for consistency with the Consent Order should be modified to reflect that the objective of eliminating discharges to the waters of the State has not been met.*

The Consent Order requires that leachate discharges to waters of the State be eliminated. As detailed in Section 10.7 and Table XXXVIII-A of the CHIR, the proposed remedial alternatives are designed to meet this requirement of the Consent Order. Specifically, the Leachate Interceptor Trenches (LITs) will intercept leachate-impacted groundwater upgradient of the likely points of discharge identified in the Hydrogeologic Investigation (the western tributary to Eagleville Brook and the wetland north of the landfill). Section 10.6.1.2 of the CHIR states that "Site hydrogeology and hydrogeologic models support that two interceptor trenches will be necessary to capture the leachate emanating from the landfill, to serve as an effective cut off, and to meet the site groundwater and surface water remedial goals."

Although a Technical Impracticability Variance is sought for residual contaminants present in bedrock (Section 10), the LITs will also address contaminants in bedrock that follow shallow pathways and discharge to unconsolidated deposits upgradient of the proposed LITs. For contaminants in deeper flow pathways, leachate discharges from bedrock groundwater will be eliminated over time as infiltration through the source areas is eliminated. The caps proposed for the landfill and former chemical pits are intended to eliminate leachate generation by preventing infiltration into contaminated fill materials.

Based on the Study Area conceptual model, F Lot is not considered a source of leachate discharge to waters of the state. Specifically, a cap is in place at F Lot, which is designed to eliminate leachate by preventing infiltration into contaminated fill; the majority of fill at F Lot is unsaturated; and no evidence of leachate was observed in the eastern tributary to Eagleville Brook located due west of F Lot. Discolored sediments have been observed in the tributary to the south of F Lot (the culvert near the F Lot entrance) and have been associated with discharge from a storm drain. As noted in Section 10.6.4, leaks in the pipe will be remediated as part of the stormwater management maintenance program, and the surface waters will be monitored to verify that this eliminates the source of discoloration in the tributary.

*The conclusion of Section 10.3 contains a statement that the interim remedial actions reduced contamination. This statement is not supported data within the report. The statement should be revised to include a basis or be eliminated from the report.*

The statement has been edited to read "reduced contamination through removal of contaminated fill and residual liquids from the former chemical pits."

*Section 10.4 contains references to the materials present beneath F-Lot as polluted fill. The materials were previously described as ash combined with debris, with ash being the predominant constituent. The ash was described in previous reports as being sourced as a by-product of the incineration of solid waste. The ash constitutes a solid waste. The report should be revised to consistently refer to the materials beneath F-Lot as solid waste.*

Though the fill material is primarily ash and debris, which is considered a solid waste, throughout the document we refer to the fill beneath F Lot as ash fill because it is a more descriptive term.

*The second paragraph of Section 10.5.1 contains a reference to DNAPL compounds as having the potential to be present in gas phase, aqueous phase, pure phase, or solid phase. We are unclear as to the intent of the phrase "pure phase" and how it would differ from aqueous phase in reference to DNAPL compounds.*

The text of Section 10 has been revised to read "The compounds will reside as gas phase, will be dissolved in the groundwater by infiltration, and will remain as separate phase and sink in the groundwater if sufficient mass is present to create density-driven flow."

*In Section 10.6.1.1, the technology of excavation is eliminated from further consideration as a remedial option for the UConn Landfill. The section contains a statement that the technology does not meet the requirements of the Consent Order for closure. Later in the section (Section 10.10.1) it is mentioned that the closure of the UConn Landfill will require the submission for a request for variance for the use of an engineered control. If this is the case (the DEP should be consulted as it appears the landfill maintains a valid operating permit issued pursuant to 22a-209), then the complete excavation alternative would have to be evaluated as part of the request for variance. The evaluation will be necessary to support the conclusion that the additional cost for removal of the waste in comparison to the cost for constructing and maintaining the engineered control is not commensurate with the benefits to human health and the environment.*

Based on CTDEP direction, the landfill is being addressed under both the RSRs and the Solid Waste regulations. Under the RSRs, the cap is being constructed as a remedial action to address off-site contamination resulting from precipitation infiltration and groundwater contact with waste that has resulted in exceedances of numerical RSR criteria for surface water and

groundwater. Consequently, we were directed to use the RSRs as applicable criteria for evaluating the need for remediation. UConn is required to close the landfill in accordance with the Solid Waste regulations, the Consent Order (CO), and the landfill permit. Further, under the RSRs, the request for an engineered control variance is predicated on polluted fill rather than permitted solid waste. Therefore, UConn considered the Solid Waste regulations as the driving regulation for the landfill, consistent with the CO. Closure of this landfill under the Solid Waste Regulations is stated in the CO; however, the Solid Waste regulations in place at the time of the permit would not have required excavation or removal of the waste. In addition, the regulations in place at the time of the permit would have required a nominal cap (placement of only a couple of feet of low permeability soil as cover material) rather than the proposed engineered cover described in Section 10.

Cost was not directly considered as part of the evaluation of remedial alternatives in the Comprehensive Report. This information can be provided if requested by the CTDEP.

*In Section 10.6.1.1, the technology of water diversion is dismissed. As was noted in our prior comments to the November 2001, Technical Memorandum – Evaluation of Remedial Alternatives UConn Landfill Storrs, Connecticut, this technology should be more fully evaluated. We note in our review of this report that additional technologies have been discussed and it appears that groundwater modeling was performed on the hydraulic control alternative. However, no mention of groundwater modeling of the slurry wall/sheet pile wall was noted and a technology similar to the leachate interceptor trenches does not appear to have been considered. The discussion of the leachate interceptor trenches contains conclusions that these trenches will be effective in capturing leachate emanating from the landfill. Section 10.7.1 contains a statement that the leachate interceptor trenches will result in the remediation of the overburden and bedrock aquifers affected by leachate. It appears that the leachate interceptor trench technology is considered an effective downstream control for both overburden and bedrock aquifers but is not considered an effective upstream control. Why is this technology not considered as a diversion technology?*

Unlike the Technical Memorandum, the evaluation of remedial alternatives as described in the CHIR used an approach that focused on an evaluation of remedial alternatives and remedial action plan that eliminated from further consideration those technologies that had little potential to be effective. Consequently, technologies such as upgradient control of groundwater were eliminated early because they were determined to be less effective or less implementable than other technologies under consideration.

Groundwater in contact with waste under present conditions is the result of precipitation infiltration, nominal shallow flow from upgradient sources (through the unconsolidated deposits), and bedrock groundwater flow from upgradient areas into the unconsolidated deposits and waste beneath the landfill. Consequently, evaluation of technologies to minimize contact of precipitation with waste can be readily addressed through use of a low permeability cap. Technologies to minimize bedrock groundwater contact with waste are limited.

Groundwater modeling supports that groundwater migration through the overburden is minimal and intermittent and did not warrant further consideration of interception or diversion technologies. Migration of groundwater from the east and west toward the landfill is occurring through fractured bedrock. However, use of passive or active technologies to divert or manage migration through fractured bedrock is limited and did not meet the initial screening for effectiveness or implementability. Once capping occurs and steady state conditions are reached with regard to groundwater elevations within the waste, it is anticipated that there will be minimal contact of groundwater with waste.

As indicated in Section 2.3.3 of Appendix V, modeling results indicate that placement of water diversion structures have a benefit similar to LITs, as implied by the reviewers. Based on the modeling results, both alternatives would reduce groundwater elevations by 1 to 2 ft within the landfill. The LITs are much more likely to be effective, however, because the proposed locations are in areas with thick unconsolidated deposits that transmit the majority of leachate-contaminated groundwater from the landfill. The proposed LIT locations are also in areas (adjacent to Study Area surface waters) that are expected to receive groundwater discharge from the bedrock. In contrast, due to shallow bedrock in areas east and west of the landfill, diversion structures would be installed in unconsolidated deposits that are saturated only seasonally, and would need to be advanced into bedrock in order to divert groundwater flow in the bedrock. Accordingly, diversion structures were not considered to be an effective remedial option.

*In Section 10.6.3, the technology of excavation is eliminated from further consideration as a remedial option for the F-Lot disposal area. The section contains a statement that the technology is not necessary to meet the Consent Order, the Remediation Standard Regulations or to be protective of human health and the environment. In Section 10.10.1 it is mentioned that the closure of the F-Lot disposal area will require the submission of a request for variance for the use of an engineered control. If this is the case, then the complete excavation alternative*

*would have to be evaluated as part of the request for variance. As noted above, the evaluation will be necessary to support the conclusion that the additional cost for removal of the waste in comparison to the cost for constructing and maintaining the engineered control is not commensurate with the benefits to human health and the environment.*

Unlike the landfill, F Lot is being addressed primarily under the RSRs as an un-permitted facility. To address this comment, we can provide additional cost data if requested by the CTDEP. The costs for these alternatives were developed and demonstrated to be significantly greater than the cost of containment. However, costs were not included as part of the evaluation of remedial alternatives in the Comprehensive Report.

*Section 10.7.1 contains a statement that overburden and bedrock groundwater will be remediated using leachate interceptor trenches. This statement is somewhat misleading as the leachate trenches are a migration control remedy and will not actually have the effect of remediating groundwater beneath the landfill or the former chemical pits. The statement should be rephrased to more clearly present the anticipated effects of the leachate interceptor trenches.*

This statement has been rephrased as follows:

The LITs will intercept leachate-contaminated groundwater migrating north and south from beneath the landfill and former chemical pits.

*This section also contains regulatory references to Section 22a-209k-13. The citation should be revised to eliminate the "k".*

This correction has been made in Section 10 of the Addendum.

*It was unclear as to what type of an Environmental Land Use Restriction (ELUR) is proposed for Parcel 7. It would be helpful if the figures referencing F-Lot depict the limits of parcel 7 and the report be revised to reference the specific nature of the ELUR being considered.*

Refer to the response to CTDEP (Raymond Frigon) comment No. 6. ELURs will be placed on the sections of UConn property shown on Figure 1-AD of the Addendum. Section 10 of the Report has been revised to reference the nature of the ELUR being proposed.

*Page 10-37 contains a reference to the top of the UConn Landfill being graded to between 3 and 5%. The solid waste management regulations do not provide for a slope of less than 4% to minimize the potential for ponding. The paragraph should*

*be revised accordingly. Additionally, what evaluation has been done to support the anticipated consolidation of the landfill with time to support the design slope of the top of the landfill?*

An alternative design was considered for the paved parking; however, other designs can be considered within the regulations so that the landfill design slopes will be consistent with the regulations. Therefore, this sentence has been changed to reference a range of 4% to 5%.

Long term stability and protection from differential settlement will be part of the comprehensive design submittal for the proposed cap and end use. To date, the approach has been based on experience with other landfills. In addition, the 30-year post closure period requires long-term maintenance of the landfill in compliance with the regulations.

*Page 10-38 contains a statement indicating the methane gas monitoring will be performed to ensure methane concentrations do not exceed 25% of the lower explosive limit. The preceding paragraph on the same page indicates that a passive gas vent system will be used to manage landfill gas. Does the use of a passive system compliment the use of the surface of the landfill as a parking lot? Additionally, is there a potential for the methane concentrations to reach 25% of the LEL in the breathing zone? If so, is this condition considered safe for users of the parking lot?*

Passive venting of landfill gas will be done in a manner consistent with the proposed end use of the landfill as a parking lot. Venting may include modified vents along light poles to allow venting at elevations well above the parking area. In addition, side vents will be used. Landfill gas modeling will be performed and calculations provided as part of the design to support use of a passive venting system. If it cannot be demonstrated that passive venting will meet the regulatory criteria of 25% of the LEL in structures or utilities on site and the LEL at the property boundary, other methods will be employed.

*Part 5 of Section 10.11.3 contains a description of documentation associated with the closure of the F-Lot disposal area. Will it also be necessary to document the closure pursuant to Section 22a-209-7(g) of the Regulations of Connecticut State Agencies? If so, this requirement should be added to this part.*

Remedial action at F Lot is being conducted under the requirements of the RSRs. F Lot is not a permitted landfill. Consequently, the RSRs take precedence over the solid waste regulations.

### *Long Term Monitoring Plan*

*The Long Term Monitoring Plan is a proposed plan. Section 11.3 should be revised to specifically state which parameters are to be analyzed. The use of the term "etc" under the heading for inorganic parameters and field screening data is not appropriate.*

Section 11.3 has been revised accordingly.

*The sampling frequency proposed is quarterly for a period of one year with mention of a petition to reduce frequency to semiannual. It is recommended that quarterly monitoring be performed for a period of two years as a means to verify any seasonal variability prior to consideration being given to reduction of frequency.*

The proposed sampling frequency in Section 11 has been revised to propose quarterly monitoring for a period of two years.

### *Schedule*

*The proposed schedule appears aggressive, particularly with respect to the timeframe associated with securing necessary permits and approvals. The consolidation of waste from adjoining wetlands to the UConn Landfill will necessitate the issuance of permits under Section 404 and 401 of the Federal Clean Water Act as well as under the Section 22a-39 of the Regulations of Connecticut State Agencies. It could take up to one year to secure these permits.*

We acknowledge that the permit process can take a year or more. It is our hope that State permits such as those under Section 22a-39 can be reviewed and approved under a more aggressive schedule. The schedule has been modified to add approximately three months to the schedule for design and permitting.

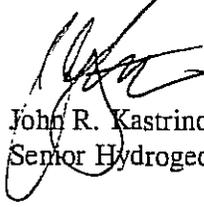
*Table XXXIX contains a listing of permit requirements for the proposed remedy. In review of this table several errors were noted. One example is the rationale regarding the need to obtain a permit pursuant to Section 404 of the Federal Clean Water Act. An individual permit is necessary for the disturbance of 1-acre of jurisdictional wetlands, rather than the 3-acres noted. General permits are in effect for disturbances of wetlands of between 5,000 square feet and 43,559 square feet. Additionally, no reference is made to the need to secure a 401 Water Quality Certification which accompanies the 404 permit. The 401 Certification is administered by the DEP Inland Water Resources Division. Another example is the omission of a permit issued pursuant to Section 22-430 of the Regulations of Connecticut State Agencies for the discharge of leachate to groundwater within the*

*State. A review of this table should be performed to ensure that the specific permits required for the implementation of the remedy are noted.*

Table XXXIX has been corrected and is provided in the Addendum. A 401 Water Quality Certification will be required, and the table has been revised to reflect this. Based on our responses to comments on Section 10.2.2, it is our opinion that a permit pursuant to Section 22-430 will not be required because the proposed remedial alternatives do not include discharge of leachate to groundwater within the State.

If you have any questions or need further clarification on the responses presented in this letter, please do not hesitate to contact us.

Sincerely yours,  
HALEY & ALDRICH, INC.

  
John R. Kastrinos, P.G.  
Senior Hydrogeologist

  
Richard P. Standish, P.G., LEP  
Vice President

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Distribution List

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To: Elsie Patton, CTDEP  
John England, CTDEP  
Traci Iott, CTDEP  
Bill Warzecha, CTDEP  
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Dale Dreyfuss, UConn  
Tom Callahan, UConn  
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Brian Cutler, Loureiro Engineering Associates  
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Timothy Champagne, Haley & Aldrich  
John Kastrinos, Haley & Aldrich

**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Item #6



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: Willimantic River Greenway Proposal**

Dear Town Council:

Attached please find a proposed resolution to endorse Mansfield's participation in the nomination of the Willimantic River corridor as a state greenway. The resolution would assist the Willimantic River Alliance's application to designate the Willimantic River Corridor as an official state greenway. This designation would help to protect the riparian corridor and would be fully consistent with Mansfield 1993 Plan of Development, as well as state and regional land use plans. Consequently, the open space preservation committee and the planning and zoning commission have endorsed the proposal and request that the town council also approve the resolution.

The following motion is suggested:

*Move, to adopt the resolution to endorse Mansfield's participation in the nomination of the Willimantic River corridor as a state greenway.*

Sincerely,

Martin H. Berliner  
Town Manager

Attach:(6)



## TOWN OF MANSFIELD

### Planning and Zoning Commission

Audrey P. Beck Building  
Four South Eagleville Road  
Storrs, Connecticut 06268  
Telephone (203) 429-3330

Memo to: Town Council  
From: Planning and Zoning Commission

*A. H. Barberet*  
Audrey H. Barberet, Chairman

Date: January 22, 2003

Re: Proposed Willimantic River Greenway

At its meeting on January 21, 2003, the Planning and Zoning Commission adopted the following motion:

“that the Planning and Zoning Commission supports the proposed designation of a Willimantic River Greenway and recommends to the Town Council approval of the attached Resolution.”

If there are any questions regarding this action, the Planning Office may be contacted.

TOWN OF MANSFIELD  
OFFICE OF PLANNING AND DEVELOPMENT

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GREGORY J. PADICK, TOWN PLANNER

Memo to: Planning and Zoning Commission  
From: Gregory J. Padick  
Date: 1/16/03



Re: Proposed Willimantic River Greenway

As described in previously distributed communications, including the attached 12/2/02 letter from the Willimantic River Alliance, an application is being prepared to designate the Willimantic River Corridor as an official State Greenway. This designation would be fully consistent with Mansfield's 1993 Plan of Development and State and regional land use plans. The attached draft resolution has been prepared to meet DEP requirements. Similar resolutions have been or will be considered in the other 8 towns that comprise the proposed corridor. To the best of my knowledge, in endorsing this application, Mansfield's only commitment is that the Willimantic River Greenway will be included in our updated Plan of Conservation and Development. The Greenway proposal has been endorsed by Mansfield's Open Space Preservation Committee and Conservation Commission (see attached letters).

**It is recommended that the Planning and Zoning Commission support the proposed designation of a Willimantic River Greenway and recommend to the Town Council approval of the attached resolution.**

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**Town of Mansfield  
Conservation  
Commission**

# Memo

**To:** Audrey Barbaret, Chair, Planning and Zoning Commission

**From:** Jennifer Kaufman, Conservation Commission Member *JK*

**Date:** 1/8/2003

**Re:** Willimantic River Greenway Proposal

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The Conservation Commission reviewed the proposal for the Willimantic River Greenway at its December 18, 2002 meeting. The Conservation Commission strongly endorses designating the Willimantic River a State Greenway. We are pleased to see the coordination among the Towns along the Willimantic River and look forward to assisting in efforts to protect this important riparian corridor.

**TOWN OF MANSFIELD  
OPEN SPACE PRESERVATION COMMITTEE**



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JAMES R. MORROW, CHAIR

December 31, 2002

To: The Mansfield Town Council  
and  
Planning and Zoning Commission

At it December 17, 2002 the Open Space Committee resolved to endorse the establishment of a Willimantic River Greenway. This greenway is best done in cooperation with the other river corridor towns and the State of Connecticut. The State agency controlling land along the river especially the Department of Environmental Protection and the University of Connecticut should be involved in this effort.

The Open Space Committee has often discussed the concept and details of a Willimantic River Greenway. Such a corridor would include more than just the river. It would involve bike routes, scenic drives, wildlife habitat, fishing, canoe access and trails. These combined with a major Southern New England trout stream would create a valuable asset for the region. Many of the pieces of this project are already in place. The Greenway would be a mechanism for putting these together and planning for the future.

For The Town of Mansfield Open Space Committee

James R. Morrow  
Chair

December 2, 2002

TO: Willimantic River Corridor Towns & Regional Boards & Commissions  
FROM: Willimantic River Alliance  
SUBJECT: Willimantic River Greenway Proposal

On July 30, 2002 the Willimantic River Alliance (WRA) sent a letter to you about its intent to nominate the Willimantic River corridor for official designation as a State Greenway. Over the past few months representatives of WRA have discussed this initiative with various boards, commissions and staff members of Willimantic River corridor towns, including Stafford, Ellington, Tolland, Willington, Coventry, Mansfield, Lebanon, Columbia & Windham, as well as the Windham and Capitol Region Councils of Government. From these meetings it is clear that there is strong support for this proposal, so the WRA intends to submit a formal application to the Connecticut Greenways Council.

The applications for this next round of State Greenways are due by **March 1, 2003**. Members of the WRA intend to compile and submit the required paperwork, but there is some paperwork which each town or COG is required to submit.

#### Town Resolution & Letter of Support

Each participating town (or region) must document that the proposed greenway is included in the local town (or regional) plan (or an upcoming revision) and that it is endorsed by the local government through a municipal resolution. Supporters of the Willimantic River Greenway have all agreed to provide such documentation, but have requested sample language to use. Attached please find copies of documents from the Shelton Greenway application from 2002 which was approved last year. The language used in these examples might be used by your agencies, or may need to be substantially modified. The key elements of any proper letter of support or resolution should include:

1. Date.
2. Letterhead of board or commission.
3. Addressed to CT Greenways Council, c/o Leslie Lewis, CTDEP, 79 Elm St, Hartford, CT 06106.
4. Text generally supporting proposal for a Willimantic River Greenway.
5. More specific reasons for support. ( Compliance with Town or Regional Plan (or intent to include in an upcoming revision)-give a few specifics; Town has projects planned which fit well with a greenway designation; etc.)
6. Documentation of action, discussion or resolution taken by the group with date.
7. Signature of authorized representative.

While these letters will be addressed to the CTDEP, it is WRA's intent to collect these letters and compile them into the application, so please do not mail them to DEP but to WRA at the above address or call the contacts listed below to arrange for pick-up. WRA hopes to have collected all such documentation by mid-February; so we request that your boards & commissions schedule actions to consider such resolutions & letters for your December, January or February meetings.

#### List of Proposed Projects

Also required to be submitted is a list of a few proposed greenway projects in each town. This list need not be included in the letters of support, but WRA will need to compile such lists to include in the application and to indicate on a map of the proposed greenway. Many of these projects are already listed in town and regional plans, and only need be extracted with a brief description and location, so they can be listed & mapped in the application.

The above needs to be forwarded to WRA, so that our volunteers can compile the application and submit it. If you need more info please contact: Vicky Wetherell at 429-7174 <donvicweth@juno.com > or Meg Reich at 455-0532 <megr1@earthlink.net>.

Thank you for your support and cooperation in this regional greenway initiative.

draft

Mansfield Town Council  
Regular Meeting  
DATE 6/27/03

RESOLUTION TO ENDORSE MANSFIELD'S PARTICIPATION IN THE NOMINATION OF  
THE  
WILLIMANTIC RIVER CORRIDOR AS A STATE GREENWAY

\_\_\_\_\_ MOVED to adopt the following resolution:

WHEREAS, the Town of Mansfield is bordered on its western edge by the Willimantic River and a portion of its land lies in the Willimantic River Watershed; and

WHEREAS the Town recognizes the Willimantic River corridor for its recreational, historical, scenic, natural resource and wildlife habitat value; and

WHEREAS Mansfield's 1993 Town Plan of Conservation and Development states that high priority open space sites/areas include "sites/areas along the Willimantic River streambelt from the Willington to Windham Town Lines, particularly properties with river access or within the primary recharge area of the UConn well fields; and

WHEREAS the Town intends that the next revision of the Town's Plan of Conservation and Development will include the Willimantic River Greenway as a component;

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL to hereby support the concept of working regionally to link and protect open space and natural resources by endorsing Mansfield's participation in the nomination of the Willimantic River corridor as a State Greenway; and

FURTHER RESOLVE TO authorize Mansfield's Town Manager to submit this Resolution and Mansfield's endorsement of the Greenway nomination to the Willimantic River Alliance, which is coordinating the initiative for the nine corridor towns.

SECONDED by \_\_\_\_\_  
A voice vote was taken and Motion \_\_\_\_\_.

**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Item #8



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: WPCA, Proposed Fiscal Year 2002/03 UConn Water/Sewer Budget**

Dear Town Council:

Attached please find the proposed fiscal year 2002/03 UConn Water/Sewer Budget, as prepared by the director of finance. Staff requests that the town council adopt the proposed budget in its role as the Water Pollution Control Authority (WPCA).

If the council concurs with this recommendation, the following motion is in order:

*Move, to adopt the proposed fiscal year 2002/03 UConn Water/Sewer Budget, as presented by the director of finance.*

Respectfully submitted,

Martin H. Berliner  
Town Manager

Attach:(4)

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**INTER**

\_\_\_\_\_  
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\_\_\_\_\_  
\_\_\_\_\_  
**OFFICE**

# MEMO

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**FINANCE DEPARTMENT, TOWN OF MANSFIELD**

**To:** Martin H. Berliner, Town Manager  
**From:** Jeffrey H. Smith, Director of Finance   
**Subject:** Proposed UConn Water/Sewer Budget 2002/03  
**Date:** January 31, 2003

Attached is a proposed 2002/03 budget for the UConn water/sewer users. This budget anticipates no revenue increase to the Fund and Retained Earnings are estimated to increase to \$24,774 at June 30, 2003.

This budget is based on actual Water/Sewer billings from UConn for the six month period, November 2001 to April 2002 and May 2002 to October 2002. We are able to report that we have made considerable progress since last year in our ability to verify the meter readings upon which the billings from UConn are based.

It is respectfully requested that the Town Council adopt the Water/Sewer Budget as presented.

JHS:klm

Attachment

TOWN OF MANSFIELD  
UCONN WATER/SEWER ENTERPRISE FUND ESTIMATED BUDGETS

	<u>2001/02</u> <u>Actual</u>	<u>2002/03</u> <u>Proposed</u>
OPERATING REVENUES:		
Water/Sewer Charges	<u>\$80,000</u>	<u>\$80,000</u>
Total Operating Revenues	80,000	80,000
OPERATING EXPENSES:		
Water/Sewer Billings	53,023	60,243
Purchased Services & Supplies <sup>(1)</sup>	8,091	8,091
Depreciation	<u>9,031</u>	<u>9,031</u>
Total Operating Expenses	<u>70,145</u>	<u>77,365</u>
Operating Income/(Deficit)	9,855	2,635
Retained Earnings, July 1	<u>12,284</u>	<u>22,139</u>
Retained Earnings, June 30	<u><u>\$22,139</u></u>	<u><u>\$24,774</u></u>

<sup>(1)</sup>Primarily electricity for sewer pumps

UConn WATER/SEWER FUND  
 COMPARISON OF PROPOSED WATER/SEWER BILLING  
 BY CUSTOMER 02/03 VERSUS ACTUAL 01/02

	01/02 Actual	02/03 Proposed	Increase (Decrease)	%
Wrights A - Sewer Only	\$3,100	\$3,560	\$460	14.8%
Wrights B - Sewer Only	935	865	(70)	-7.5%
Holinko - Sewer Only	3,900	3,255	(645)	-16.5%
Senior Center - Water and Sewer	1,750	2,010	260	14.9%
Total Town of Mansfield	9,685	9,690	5	0.1%
Wrights A - Water Only	3,100	3,560	460	14.8%
Wrights B - Water Only	935	865	(70)	-7.5%
Holinko - Water Only	3,900	3,255	(645)	-16.5%
Total Mansfield Housing Authority	7,935	7,680	(255)	-3.2%
Mansfield Retirement Comm. (Juniper Hills) Water and Sewer	22,270	23,430	1,160	5.2%
Mansfield Retirement Co-op (Glenn Ridge) Water and Sewer	10,970	10,150	(820)	-7.5%
Center for Rehabilitation and Nursing Water and Sewer	30,340	29,050	(1,290)	-4.3%
	<u>\$81,200 *</u>	<u>\$80,000</u>	<u>(\$1,200)</u>	

\*Excludes a \$1,200 rebate to Holinko for overbilling for water in 2000/01,

UCONN WATER/SEWER BUDGET  
2002/03

Facility	Actual Costs from UConn					% of Total	Est. Other Costs	Reserve	2000/01 Proposed		Breakdown	
	Nov-Dec 2001	Nov '01 - Apr '02	May - Oct '02	Nov - * Dec '02	Total 2002				Billing	Rounded	@ 78% Wrights	@ 22% Sen Ctr
Wrights A - Water	(\$535)	\$1,624	\$1,801	\$547	\$3,437					\$4,565	\$3,560	\$1,005
- Sewer	(535)	1,624	1,801	547	3,437					4,565	3,560	1,005
Total Wrights A	(1,070)	3,248	3,602	1,094	6,874	11.4	1,952	300	9,126	9,130	7,120	2,010
Wrights B - Water	(125)	364	288	123	650					865		
- Sewer	(126)	364	288	123	649					865		
Total Wrights B	(251)	728	576	246	1,299	2.2	377	58	1,734	1,730		
Holinko - Water	(525)	1,405	1,100	473	2,453					3,255		
- Sewer	(525)	1,405	1,100	473	2,453					3,255		
Total Holinko	(1,050)	2,810	2,200	946	4,906	8.1	1,387	213	6,506	6,510		
Juniper Hill - Water	(1,500)	4,306	4,565	1,451	8,822					11,715		
- Sewer	(1,500)	4,306	4,565	1,451	8,822					11,715		
Total MRC	(3,000)	8,612	9,130	2,902	17,644	29.3	5,017	772	23,433	23,430		
Glen Ridge - Water	(740)	1,895	2,028	639	3,822					5,075		
- Sewer	(739)	1,895	2,028	639	3,823					5,075		
Total Ret. Co-Op	(1,479)	3,790	4,056	1,278	7,645	12.7	2,174	335	10,154	10,150		
Ctr for Rehab - Water	(2,042)	5,330	5,853	1,796	10,937					14,525		
- Sewer	(2,041)	5,330	5,853	1,796	10,938					14,525		
Total Ctr for Rehab	(4,083)	10,660	11,706	3,592	21,875	36.3	6,215	957	29,047	29,050		
<b>GRAND TOTALS</b>	<b>(\$10,933)</b>	<b>\$29,848</b>	<b>\$31,270</b>	<b>\$10,058</b>	<b>\$60,243</b>	<b>100.0</b>	<b>\$17,122</b>	<b>\$2,635</b>	<b>\$80,000</b>	<b>\$80,000</b>		

\* Estimated based on the Nov '01 - Apr '02 Average

P.79

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**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Item #9



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: Proposed Fiscal year 2002/03 Willimantic Sewer Budget**

Dear Town Council:

Attached please find the proposed fiscal year 2002/03 Willimantic Sewer Budget, as prepared by the director of finance. Staff requests that the town council adopt the proposed budget in its role as the water pollution control authority (WPCA).

If the Council concurs with this recommendation, the following motion is in order:

*Move, to adopt the proposed fiscal year 2002/03 Willimantic Sewer Budget, as presented by the director of finance.*

Respectfully submitted,

Martin H. Berliner  
Town Manager

Attach:(2)

---

**INTER**

**OFFICE**

# MEMO

---

**FINANCE DEPARTMENT, TOWN OF MANSFIELD**

**To:** Martin H. Berliner, Town Manager  
**From:** Jeffrey H. Smith, Director of Finance   
**Subject:** Proposed Willimantic Sewer Budget 2002/03  
**Date:** January 25, 2003

Attached is a proposed 2002/03 budget for the Willimantic sewer users.

This budget anticipates no revenue change to the fund and will result in estimated operating income of \$10,460. Based on this budget we estimate, that retained earnings will increase from \$48,831 to \$59,291 at June 30, 2003.

It is respectfully requested that the Town Council adopt the Willimantic Sewer Budget as presented.

JHS:klm

Attachment

TOWN OF MANSFIELD  
WILLIMANTIC SEWER ENTERPRISE FUND BUDGETS

	2001/02 Actual	2002/03 Proposed
<b>OPERATING REVENUES:</b>		
Sewer Charges	\$97,683	\$98,000
Other Revenues	549	500
Total Operating Revenues	98,232	98,500
 <b>OPERATING EXPENSES:</b>		
Sewer Billings	58,468	72,267
Purchased Services & Supplies	1,500	1,500
Depreciation	14,273	14,273
Total Operating Expenses	74,241	88,040
Operating Income	23,991	10,460
Retained Earnings/(Deficit), July 1	24,840	48,831
Retained Earnings/(Deficit), June 30	\$48,831	\$59,291
 <u>Estimate of Willimantic Sewer Expense 2002/2003</u>		
Over-Estimate for Jan - Jun 2002		(11,436.66)
Actual for July - December 2002		\$45,307.75
Estimate for January through June 2003 20.00 m/gallons at \$1,919.82 m/gallons		38,396.40
Total		72,267.49

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**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Item #10



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: Public Information Meeting – Mt. Hope Road Culvert**

Dear Town Council:

Staff requests that the council schedule a public information meeting at its regular meeting on February 24, 2003, to allow us make a presentation concerning the Mt. Hope Road culvert replacement project and to address any concerns and questions that the public may have. If approved by council, staff will publicize the meeting and notify abutting property owners.

The following motion is suggested:

*Move, to schedule a public information meeting for 7:30 p.m. at the town council's regular meeting on February 24, 2003.*

Respectfully submitted,

Martin H. Berliner  
Town Manager

Attach:(1)

TOWN OF MANSFIELD  
MEMORANDUM  
1/22/03

TO: Martin H. Berliner, Town Manager  
FROM: Lon R. Hultgren, Director of Public Works   
**RE: Public Information Meeting - - Mt. Hope Road Culvert**

As you know, we have applied for a local bridge program grant to help fund the large culvert replacement on Mt. Hope Road near the Town line. This program requires that a public information meeting be held to present the design to the public.

Plans should be complete enough for this meeting to take place at the beginning of the February 24<sup>th</sup> Council meeting.

Council's action to set this meeting date is respectfully requested. We will send notices to the abutters and place the ad in the paper.

cc: Gregory J. Padick, Town Planner  
Grant Meitzler, Assistant Town Engineer  
Steve Bowen, Project Engineer  
Project File

**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Item #11



Martin H. Berliner, Town Manager

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FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: Solid Waste Advisory Committee – Letter from Town on Recycling Matters**

Dear Town Council:

The Solid Waste Advisory Committee has prepared the draft letter from the town to State Senator Donald Williams asking for his assistance with the development of legislation concerning various recycling matters. More specifically, the draft letter requests that the state implement legislation to:

- 1) Require manufacturers to design and finance a recycling program for electronic waste;
- 2) Return \$2 million worth of unclaimed bottle deposits back to the recycling trust fund to allow the state to utilize \$1 million of those funds to award recycling grants to regional entities and municipalities, and to allocate the remaining \$1 million toward the operation of the Department of Environmental Protection (DEP) recycling unit; and
- 3) Increase the market for glass aggregate by expanding its use to include items such as road construction, and bedding for drainage pipe, asphalt or concrete.

The advisory committee bellies that these proposals would not require the use of additional public funds, and requests the town council's authorization to submit the letter to Senator Williams. If the council supports this request, the following motion is in order:

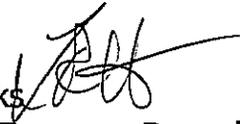
*Move, to authorize the town manager to submit the January 15, 2003 letter to State Senator Williams, as presented by the Solid Waste advisory Committee.*

Respectfully submitted,

Martin H. Berliner  
Town Manager

Attach: (3)

TOWN OF MANSFIELD  
MEMORANDUM  
1/16/03

TO: Martin H. Berliner, Town Manager  
FROM: Lon R. Hultgren, Director of Public Works   
**RE: SWAC Request - - Letter from the Town on Recycling Matters**

At its January 9<sup>th</sup> meeting, the Solid Waste Advisory Committee drafted the attached letter that it recommends the Town send to Senator Williams. The letter is self explanatory and deals with the recycling trust fund, electronics recycling and the use of glass cullet.

Council's action to have this letter authorized by the Council is hereby requested on behalf of the committee.

cc: Virginia Walton, Recycling Coordinator  
File

attachments: (2)

TOWN OF MANSFIELD  
DEPARTMENT OF PUBLIC WORKS



Lon R. Hultgren, P.E., Director

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CONNECTICUT 06268-2599  
(860) 429-3331 TELEPHONE  
(860) 429-6863 FACSIMILE

January 15, 2003

Senator Donald Williams  
Environment Committee Co-Chair  
Legislative Office Building  
Hartford, CT 06106

Dear Senator Williams:

The Town of Mansfield wishes to ask for your sponsorship of three different legislative bills concerning the advancement of recycling. In this difficult budget year all three proposed ideas do not involve the use of public funds, welcome news to all of us. It is our belief that the constituents of this community overwhelmingly support these ideas as a step toward securing the future health – human and environmental – of our state.

**Proposal 1 - The Town supports legislative action, similar to last year's mercury legislation, that would require manufacturers to design and finance a recycling program for electronic waste.** Consumer electronics are one of the fastest growing portions of our waste stream. With the increasing speed of obsolescence, we need to have a mechanism to properly handle the hazardous components-lead glass, mercury, cadmium and beryllium - found in computers and televisions. Fortunately, the Town of Mansfield does have a recycling program, but at quite a cost. Unfortunately, we are one of only two municipalities in the State of Connecticut that recycles electronics.

**Proposal 2 - We propose that unclaimed bottle deposits be used by the State, with \$2 million of it put back into recycling via the Recycling Trust Fund. \$1 million will be used for recycling grants in the regions and municipalities, and the other million to be used to operate the DEP recycling unit.** With this year's legislative session focused on finding funding sources for vital state programs, it may be time to use unclaimed bottle deposits to help reduce the budget deficit. Estimates vary on the millions of dollars now retained by beverage manufacturers. At present the Recycling Trust Fund, which pays for all State recycling programs and staff, will be depleted in June of 2004. Because it is a Trust Fund account, new monies have to be put in by July 2004 in order for the recycling unit to continue functioning. Without the DEP recycling unit, we share a concern that the State will be unable to support for its' twelve-year old mandatory recycling law and finally achieve its 2000 40% recycling goal. Even maintaining the State's current recycling rate of 24% is vital to reducing greenhouse gases as well as fending off construction of another trash-to-energy facility. About \$1 million dollars is needed to operate the State recycling unit.

**Proposal 3 - In order to help increase markets for glass aggregate, we would like to see legislation that expands beneficial use of this commodity to include road construction, bedding for drainage pipe, asphalt and concrete, or where it would take the place of sand or stone aggregate.** Last year the environment committee sponsored a bill to allow mixed glass aggregate to be used as landfill cover. This was a victory for glass recyclers due to dwindling markets for this commodity.

However, very few landfills are left in the State. In the near future, this solution will no longer have relevance. Other states allow the aggregate to be used in various construction projects without putting human and environmental health in jeopardy.

We understand the difficult choices that will have to be made this legislative session. We also see the opportunity. We are very interested in making our community a healthier, better and safer place to live. In the long run, to not act may be a costly decision.

Thank you for your attention and please don't hesitate to contact us to discuss this further.

Sincerely,

Martin H. Berliner  
Town Manager  
On behalf of the Mansfield Town Council

Cc: Lon R. Hultgren, Director of Public Works  
Virginia Walton, Recycling Coordinator  
Solid Waste Advisory Committee File

# **Connecticut Recyclers Coalition**

## **2003 Priorities**

### **Recycling Trust Fund**

All State recycling staff and programs are funded through the Recycling Trust Fund. The Fund was established in 1986 with a \$10 million appropriation. The money was used to fund start up initiatives for municipal and regional programs and staffing and on-going programs at the state level.

Approximately \$1 million dollars is needed to operate the State recycling unit. CRC is advocating that \$ 2 million from the unclaimed deposits be put back into recycling via this fund. One half of this money would be used for recycling grants to regions and municipalities.

According to DEP, the Recycling Trust Fund currently has \$2 million left in the account (as of June 2002). Even with current cutbacks, the Trust Fund will be depleted by June 2004. Because it is a Trust Fund account, new monies have to put in by July 2004 in order to have cash flow for 2005.

### **Electronics Recycling**

Computers and televisions are one of the fastest growing portions of our waste stream. A recent survey estimates that 12 to 14 million computer systems are disposed each year. These computers and televisions also contain hazardous components such as leaded glass, beryllium, mercury, and cadmium. Because of the presence of these materials, it is important that we dispose of these items properly to avoid future environmental health problems.

CRC believes that the best method of managing this electronic waste is through a manufacturer take-back program. This would be similar to the mercury legislation passed last year, and would require manufacturers of this material to design and finance a recycling program for the waste.

### **Glass Aggregate**

Recyclers across the state are having a difficult time disposing or recycling mixed glass aggregate. Other states allow the aggregate to be used in various construction projects. In order to help increase markets for glass aggregate, CRC is advocating for the beneficial use of glass in construction projects.

*For more information, contact the Connecticut Recyclers Coalition:  
Kim O'Rourke @ 860-344-3526  
Ginny Walton @ 860-429-3333*

## **AN ACT CONCERNING THE BENEFICIAL REUSE OF GLASS**

Any non-hazardous glass generated in the act of recycling may be used in any of the following applications. Fill for commercial or residential construction projects, road construction, bedding for drainage pipe, asphalt and concrete. Recycled glass may also be used in any product where it would take the place of sand or stone aggregate. Effective upon passage by the Senate and House of Representatives.

## **An Act to Require the Take Back of Computers and Televisions**

No computer product (monitor, hard drive) or television shall be offered for final sale or use or distribution for promotional purposes in Connecticut until such time as the manufacturer of said product either on its own or in concert with other persons has implemented a plan approved by the DEP for a convenient and accessible collection and recycling system for such products when the consumer is finished with them.

The collection plan submitted to the DEP must include:

1. a public education program to inform the public about the purpose of the collection and recycling program and how to participate in it.
2. a targeted capture rate of 95% or more for computers and televisions and other products containing CRTs.
3. a plan for implementing and financing the collection system.
4. documentation of the willingness of all necessary parties to implement the proposed collection and recycling system.
5. a description of the performance measures to be utilized and reported by the manufacturer to demonstrate that the collection and recycling system is meeting capture rate targets and other measures of program effectiveness as required by the department.
6. a description of additional or alternative actions that will be implemented to improve the collection and recycling system and its operation in the event that the program targets are not met.

The collection and recycling system plan may utilize or expand on existing collection systems and recycling infrastructure where feasible and cost effective. Any plan submitted which does not utilize existing collection and recycling infrastructure shall describe the reasons for establishing a separate collection system. Where establishing a separate system, manufacturers are required to develop, implement, maintain the collection system alone or in conjunction with other entities.

No later than two years following the implementation of the collection and recycling system plan required under this section and biennially thereafter, the manufacturer or entity that submitted the plan on behalf of the manufacturer and is implementing said plan shall be required to submit a report to the department on the effectiveness of the system. The report shall include an estimate of the numbers of computers and televisions that were collected, the capture rate for the units, the results of the other performance measures including in the plan and such other information that the department may require. Such reports shall be made available to the public.

This shall take effect one year following the effective date of this act.

### **Suggested Changes to the Bottle Bill Statute:**

Unclaimed deposit money from redeemable bottles and cans will go to the State of Connecticut. \$2 million of the unclaimed deposits will be deposited into the State Recycling Trust Fund. One half of that money will be used for state staff and programs, the other half will be used for grants to regions and municipalities for recycling purposes.

**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Item #12



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: Recreational Trails Program Grant**

Dear Town Council:

Town staff has prepared the attached application to the State Department of Environmental Protection's Recreational Trails Program seeking \$10,000 in funding to finance certain improvements in town parks and preserves. More specifically, the grant would fund the development of an electronic trail guide that would improve accessibility, consistency, depth and accuracy of Mansfield's trail and educational materials. The trail guide would be available on both the town's website and in paper format.

The grant works on a reimbursement basis, with reimbursement limited to 80 percent (\$8,000) of total project costs. If the town council supports the application, staff would fund the remaining 20 percent (\$2,000) of the project through the fiscal year 2003/04 parks improvement fund.

Staff recommends that the council authorize the town manager to submit the application on behalf of the town. If the council concurs with this recommendation, the following motion is in order:

*Move, to authorize the town manager to submit an application to the State Department of Environmental Protection's Recreational Trails Program requesting \$10,000 in funding to finance the development of an electronic trail guide.*

Respectfully submitted,

Martin H. Berliner  
Town Manager

Attach:(3)



## Town of Mansfield Parks and Recreation Department



*Curt A. Vincente, Director*  
*Jay M. O'Keefe, Recreation Supervisor*  
*Bette Day Stern, Recreation Coordinator*  
*Jennifer S. Kaufman, Parks Coordinator*

4 South Eagleville Road  
Storrs/Mansfield, Connecticut 06268  
Tel: (860) 429-3321 Fax: (860) 429-7785  
Email: Parks&Rec@MansfieldCT.org  
Website: www.MansfieldCT.org

TO: Martin H. Berliner, Town Manager  
Matt Hart, Assistant Town Manager

FROM: Jennifer S. Kaufman, Parks Coordinator

DATE: January 22, 2003

SUBJECT: Recreational Trails Program Grant

Attached you will find a project description and budget for a project that we propose to submit to the Recreation Trails Grant Program. We propose to create an electronic trail guide to enhance accessibility, consistency, depth, and accuracy of current trail and educational materials about Mansfield's Parks and Preserves. The electronic trail guide will be available in both paper format and on the Town's website. It is our goal that through this electronic trail guide, sustainable use of the Town's extensive trail network will increase and the public will gain greater awareness of the extensive trail network and natural and cultural resources located in Mansfield's Parks and Preserves.

The grant provides reimbursement, with a federal share limited to 80% of the total project cost. We propose to fund the remaining 20% (\$2,000.00) from the FY 2003/2004 Parks Improvement Fund.

It is respectfully recommended that the Town Council consider authorizing the submittal of this project to the Recreation Trails Grant Program.

cc: Curt A. Vincente, Director of Parks and Recreation  
Conservation Commission  
Parks Advisory Committee  
Open Space Preservation Committee

## PROJECT DESCRIPTION

### *Development of an Electronic Trail Guide*

Current trail guide and educational materials regarding the Town's parks and preserves are not consistent, easily accessible, or accurate. Natural and historical data about Mansfield's Parks and Preserves is lacking or non-existent. To address this concern, the Town of Mansfield proposes to complete an electronic trail guide to make trail and educational materials about Mansfield's Parks and Preserves consistent, easily accessible through the Town's website and engage the user in the natural and cultural resources of Mansfield's Parks. It is the Town's goal that through this electronic trail guide sustainable use of the Town's extensive trail network will increase and the public will gain greater awareness about the extensive trail network and natural and cultural resources located in Mansfield's Parks and Preserves.

Baseline information will be established for eight of the Town's passive recreational park and preserve areas, including, Coney Rock Preserve, Dunhamtown Forest, Eagleville Preserve, Fifty-Foot Cliff Preserve, Merrow Meadow Park, Mt. Hope Park, Schoolhouse Brook Park, and Shelter Falls Park. Information will be assembled in a paper format and will be disseminated via a website.

The project will be a cooperative project among the Mansfield Middle School, the University of Connecticut's Landscape Architecture Program, Town Staff, and volunteers. The project will culminate in a website whereby the user will be able to obtain maps of the Town's eight parks/preserves detailing the trails, and natural, cultural and historical features. The information will also be available in a paper format for those who do not have access to a computer. It is a goal of this project that a system be established allowing staff and volunteers to efficiently and effectively expand on and update the parks information as the it changes or becomes available.

The main components of this grant proposal are:

#### **A. Inventory**

Existing maps, and ecological, historical and cultural data will be inventoried and compiled; photographs will be taken. Working with the Mansfield Middle School, a program will be developed whereby middle school students will provide additional research on the ecological, cultural and historical information.

#### **B. Component Design**

Using existing USGS topographic maps and aerial photographs, park maps for all eight parks will be designed. Trails will be identified and marked on the map and "ground truthed" in the field. Town Staff and volunteers will review inventory information. Appropriate historical, cultural, and ecological points of interest will be identified on the park maps. In addition, based on research completed by Mansfield Middle School Students, a relational database containing data on the points of interest will be developed.

#### **C. Graphic Design**

The design components will be compiled for use in a user-friendly website. Users will be able to download the park maps and supplemental interpretative information on the historical, cultural, and ecological points of interest.

PROJECT COST ESTIMATES

*Development of an Electronic Trail Guide*

The following estimate of the project costs is based on figures provided by UConn's Landscape Architecture Program, Mansfield Middle School, and Town of Mansfield Staff:

**A. Inventory**

- Inventory and compile existing maps and ecological, historical and cultural data; photograph sites.

Cost: \$900.00

- Develop program with Mansfield Middle School for middle school students to provide additional research on the ecological, cultural and historical information.

Cost: \$900.00

Subtotal: \$1,800.00

**B. Component Design**

- a. Develop park maps using existing USGS topographic maps and aerial photographs.

Cost: \$1,300.00

- b. Locate and ground truth trails

Cost: \$ 900.00

- c. Identify appropriate historical, cultural, and ecological points of interest on the maps.

Cost: \$ 900.00

- d. Develop a relational database containing comprehensive data on the points of interest.

Cost: \$ 1,200.00

Subtotal: \$4,300.00

**C. Graphic Design**

- Compile data for use in a user-friendly website.

Cost: \$3,900.00

Subtotal: \$3,900.00

<b>Total Cost:</b>		<b>\$10,000.00</b>
<b>Total Funds Requested:</b>	(80%of project cost):	<b>\$ 8, 000.00</b>
<b>Total Matching Funds Provided by Town of Mansfield:</b>		<b>\$ 2,000.00</b>



## Town of Mansfield Parks and Recreation Department



*Curt A. Vincente, Director*  
*Jay M. O'Keefe, Recreation Supervisor*  
*Bette Day Stern, Recreation Coordinator*  
*Jennifer S. Kaufman, Parks Coordinator*

4 South Eagleville Road  
Storrs/Mansfield, Connecticut 06268  
Tel: (860) 429-3321 Fax: (860) 429-7785  
Email: [Parks&Rec@MansfieldCT.org](mailto:Parks&Rec@MansfieldCT.org)  
Website: [www.MansfieldCT.org](http://www.MansfieldCT.org)

To: Open Space Preservation Committee  
From: Jennifer Kaufman, Parks Coordinator JSK  
Date: January 16, 2003  
Re: 2003 Recreational Trails Program Grant

The Town of Mansfield is intending to submit a grant application to the Recreational Trails program to complete an electronic trail guide. The goal of this electronic trail guide is to enhance accessibility, consistency, depth and accuracy of current trail and educational materials about Mansfield's Parks and Preserves. The electronic trail guide will be available in both paper format and on the Town's website. It is the Town's goal that through this electronic trail guide, sustainable use of the Town's extensive trail network will increase and the public will gain greater awareness about the extensive trail network and natural and cultural resources located in Mansfield's Parks and Preserves.

Baseline information will be established for eight of the Town's passive recreational parks and preserves including, Coney Rock Preserve, Dunhamtown Forest, Eagleville Preserve, Fifty-Foot Cliff Preserve, Merrow Meadow Park, Mt. Hope Park, Schoolhouse Brook Park, and Shelter Falls Park. Information will be assembled in a paper format and will be disseminated via a website.

The project will be a cooperative project among the Mansfield Middle School, the University of Connecticut's Landscape Architecture Program, Town Staff, and volunteers. The project will culminate in a website whereby the user will be able to obtain maps of the Town's eight parks/preserves detailing the trails, and natural, cultural and historical features. It is a goal of this project that a system be established allowing staff and volunteers to efficiently and effectively expand on and update the parks information as the it changes or becomes available.

If you are in agreement with this project, based upon the application schedule, I would be most appreciative if a letter of support could be forwarded by January 28, 2003. Please contact me at 429-3305 or by email at [KaufmanJS@MansfieldCT.org](mailto:KaufmanJS@MansfieldCT.org) if you have any questions.

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**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Item #13



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: Community Center Membership Descriptions and Fees**

Dear Town Council:

Last week, we distributed the enclosed proposal from the director parks and recreation concerning membership descriptions and fees for the community center. Staff has prepared the proposal in consultation with our marketing consultant, and various advisory boards and commissions.

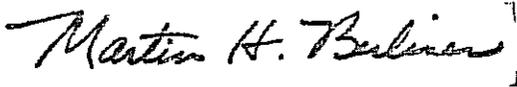
We have designed the membership description and fees in an effort to address the concerns articulated throughout the planning and construction process by the town council and the public. We believe that the proposed structure largely accommodates those concerns. More specifically, we offer the following reasons in support of our recommendation:

- 1) The proposed rates are fair and equitable, and are supported by the results of our focus group findings and our research of comparable facilities;
- 2) The fees are set at a level sufficient to fund operating costs of the center;
- 3) The fee structure is flexible and provides members and more casual users with a few different membership and use options, such as an off-peak membership, teen center only membership, and daily admission and guest passes; and
- 4) The fee structure stipulates that Mansfield residents, civic groups and associations will have free access to certain areas of the center, such as the lounge and meeting rooms.

Based on the above-mentioned reasons, we recommend that the town council adopt the proposed fees as presented. If the council supports this recommendation, the following motion is in order:

*Move, effective January 27, 2003, to adopt the membership descriptions and fees for the Mansfield Community Center, as presented by the director of parks and recreation in his memorandum dated January 15, 2003; and to add the fees to the town's fee schedule.*

Respectfully submitted,



Martin H. Berliner  
Town Manager

Attach: (1)



## Town of Mansfield Parks and Recreation Department



*Curt A. Vincente, Director*  
*Jay M. O'Keefe, Recreation Supervisor*  
*Bette Day Stern, Recreation Coordinator*  
*Jennifer S. Kaufman, Parks Coordinator*

4 South Eagleville Road  
Storrs/Mansfield, Connecticut 06268  
Tel: (860) 429-3321 Fax: (860) 429-7785  
Email: Parks&Rec@MansfieldCT.org  
Website: www.MansfieldCT.org

TO: Martin H. Berliner, Town Manager  
Matthew W. Hart, Assistant Town Manager  
Jeffrey H. Smith, Director of Finance

FROM: Curt A. Vincente, Director of Parks & Recreation

DATE: January 15, 2003

SUBJECT: Community Center Membership Descriptions and Fees

The below is a description of the recommended memberships and corresponding fees for the Community Center. In preparation of this information, we took the following actions:

- Reviewed results of the 1998 survey and adjusted for inflation
- Researched and compared local facilities (including Curves, Future Fitness, UConn, and YMCA)
- Researched and compared several Connecticut facilities (including Mystic, Ridgefield, and West Hartford)
- Researched and compared several dozen municipal facilities throughout the country (including Breckenridge, CO, Castle Rock, CO, Clayton, MO, East Boulder, CO, Golden, CO, Lapeer, MI, Lebanon, NH, Leesburg, VA, Richmond Heights, MO, and more)
- Studied regional demographics and developed fee recommendations with Marketing Consultant
- Conducted focus groups to test fee options
- Presented staff recommendations to the Recreation Advisory Committee for their review, discussion and recommendation

Based upon this information, we have determined that in order to meet the varying needs of potential members, the facility rates should be set as recommended below.

**Full-use Membership includes:**

- unlimited use of general admission facilities (gym, pool, therapy pool, fitness center, teen center, and common areas)
- discounted rates and advanced registration on department and facility programs
- discounted rates for child care services and facility rentals
- limited supply of guest passes
- member rewards program
- occasional free health workshops and special events

Recommended annual fees:

TYPE	FEE	PAID MONTHLY (3% service charge added)
Resident Family/Household (2) \$20 ea. addl.	\$500	\$43
Non-resident Family/Household (2) \$20 ea. addl.	\$575	\$49
Resident Individual	\$275	\$24
Non-resident Individual	\$325	\$28

**Off-peak Membership includes:**

- all benefits of full-use membership, except time restriction is from 9:00am to 3:00pm daily
- Notes: 1) This category takes into account specific groups such as Seniors, stay-at-home parents with toddlers, non-working parents with school-age children, second and third shift workers, etc, who can be encouraged to visit the facility during times that are typically not "high-use" times. 2) Those who hold this membership and wish to use the facility at a time other than off-peak would pay the daily admission fee.

Recommended annual fees:

TYPE	FEE	PAID MONTHLY (3% service charge added)
Resident Family/Household (2) \$20 ea. addl.	\$375	\$32
Non-resident Family/Household (2) \$20 ea. addl.	\$450	\$39
Resident Individual	\$225	\$19
Non-resident Individual	\$275	\$24

**Teen Center Membership includes:**

- access to the Teen Center only during designated times (scheduled/structured teen center activities will include limited pool and gym access)
- full supervision during structured and scheduled activities
- limited supervision during drop-in times

Notes: 1) This membership option is designed for those teens who choose not to acquire a full-use membership as part of their household, but may want access to the Teen Center only. 2) Full-use family and individual memberships do include full use of the Teen Center as described in the Full-use membership category above.

Recommended annual fees: Resident - \$25 Non-resident - \$30

**Daily Admissions and Guest Passes:**

- designed for those who choose not to purchase an annual membership, but may want occasional access to the general admission facilities.

Note: Fees have been set at a level to encourage frequent visitors to the facility to purchase a membership because the cost will be less.

Recommended fees:

TYPE	Resident	Non-resident	Guest Passes
Infant/Toddler (under age 3)	Free	\$2	Free
Youth (ages 3-17)	\$4	\$6	\$4
Adult (ages 18-61)	\$8	\$10	\$8
Senior Citizens (ages 62+)	\$6	\$8	\$6

**Mansfield Resident Free Access:**

- access to the sitting room (including lounge area, television, internet access and coffee cart) and main lobby at all times.
- access to public swims and open gyms at selected times each month regardless of membership status.
- Mansfield civic groups and town committees can reserve meeting rooms at no cost on a space available basis.

**Fee Waivers**

The Recreation Advisory Committee (RAC), with assistance from staff and in consultation with the Social Services Advisory Committee (SSA), drafted some recommendations on how to incorporate Community Center memberships into the Fee Waiver Ordinance, as well as some ongoing problems as it currently exists. They are in the process of finalizing those recommendations, which can be considered by the Town Council at a later date. We recommend footnoting the memberships fees as follows "*Low income resident individuals and families may be eligible for reduced rates under Town guidelines.*"

**Charter Memberships**

Defined as a donation by an individual, couple, family or business for permanent recognition as a charter member in support of the Community Center. The marketing consultant has recommended that this option be continued beyond the Grand Opening. Rates and benefits were previously approved by the Town Council. A summary of the rates are shown below:

TYPE	Individual, Couple, Family	Business	Benefits
Platinum	\$1,000	\$10,000	Refer to Charter Membership Appl. for full listing
Gold	\$750	\$7,500	Refer to Charter Membership Appl. for full listing
Silver	\$500	\$5,000	Refer to Charter Membership Appl. for full listing
Bronze	\$250	\$2,500	Refer to Charter Membership Appl. for full listing

**Facility Rentals and Other Miscellaneous Fees** – are still under consideration and can be approved at a later date.

cc: Cliff Emery, Enterprise Group  
Recreation Advisory Committee

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Item #14

**TOWN OF MANSFIELD  
OFFICE OF THE TOWN MANAGER**



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

January 27, 2003

Town Council  
Town of Mansfield

**Re: Bowhunting on Town-owned Land**

Dear Town Council:

Council member Holinko requested that we add this item to agenda. For your reference, we have attached an excerpt from the Department of Environmental Protection's "Connecticut Hunting and Trapping Guide."

Respectfully submitted,

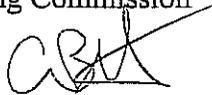
A handwritten signature in cursive script that reads "Martin H. Berliner".

Martin H. Berliner  
Town Manager

## Bowhunting

- **Bowhunter Education** - All bowhunters must show proof when purchasing a small game/deer archery permit that they have completed the CE/FS bowhunting course (since 1982) or its equivalent from another state or country. If you have previously purchased a 2002, or later, Connecticut bowhunting license you have already provided such proof.
- **Legal Bows and Arrows** - For the purposes of hunting deer and turkey, legal bows and arrows include long, recurved, and compound bows capable of propelling a hunting type arrow, of not less than 400 grains, 150 yards free flight on level ground. An arrowhead must have at least two blades and must be at least 7/8 inch wide at its widest point. Arrowheads that are designed to open on impact are legal provided they meet the above requirement. Mechanical string release devices are permitted. Projectiles coated with any drug, poison or tranquilizing substance are prohibited.
- **Possession of a Firearm** - Possession of a firearm while archery hunting is prohibited.
- **Crossbows Prohibited** - The use of crossbows for hunting is prohibited (see exceptions under Handicapped Hunting Opportunities).

To: Town Council/Planning & Zoning Commission  
 From: Curt Hirsch, Zoning Agent  
 Date: January 6, 2003



Re: **Monthly Report of Zoning Enforcement Activity**  
*For the month of December 2002*

Activity	This month	Last month	Same month last year	This fiscal year to date	Last fiscal year to date
Zoning Permits issued	7	8	21	73	120
Certificates of Compliance issued	46	16	21	108	68
Site inspections	72	51	54	264	293
Complaints received from the Public	0	4	8	25	49
Complaints requiring inspection	0	4	7	15	35
Potential/Actual violations found	11	2	5	20	29
Enforcement letters	15	12	6	58	69
Notices to issue ZBA forms	0	1	0	8	4
Notices of Zoning Violations issued	1	4	5	15	26
Zoning Citations issued	1	3	3	6	9

Zoning permits issued this month for single family homes = 2, multi-fm = 0  
 2002/03 Fiscal year to date: s-fm =9, multi-fm =9

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**MANSFIELD SCHOOL READINESS COUNCIL  
MINUTES FOR MEETING OF SEPTEMBER 5, 2002  
Conference Room C**

Present: J. Buck, Chair; Louise Bailey, Monique Brown, Susan Daley, Jane Goldman, Matt Hart, Nancy Rucker, Steve Tucker, Pamela Wheeler

**I. INTRODUCTIONS**

- II. **MINUTES** of May 1, 2002 were unanimously accepted with one correction – deletion of the word "one" on page 5, first paragraph under "NEW BUSINESS". (S. Daley moved, S. Tucker seconded.)

**III. COMMUNICATIONS**

The Chair asked if anyone could attend the regional Discovery meeting with her on September 25.

No one will be able to attend the September 9 School Readiness Network meeting in Hamden. Both Sheila and Joan will be away.

New state income guidelines are now available; copies have been sent to the Center directors.

Joan reported that "Fun for Kids" and the "Calendar of Events" are ready for Know Your Town. All handout copies were taken.

**IV. SCHOOL READINESS PROGRAM UPDATE**

- A. Budget adjustments for the 2001-02 budget were made in the Finance Office.
- B. The Chair said that the late notification of our grant award was probably due to the last minute problems with budget adoption in Hartford.
- C. Matt Hart reported that there is now a pool of ten good candidates, which will be reviewed by a committee of non-local professionals (first level). At the second level, a small committee, to include representation from the Social Services Advisory Committee and the MSRC, will review the three or four finalists. MSRC and/or members can also submit a question or questions.
- D. Parent Ed/Support Coordinator: Matt noted there were 5-6 applications received from advertising in the Courant and the town's website. Matt wants to get a replacement for Jamie a.s.a.p. , So he will speed up the process. Matt and Sheila will select those best qualified. Then the interview committee (Sheila, Joan, Matt, M.J. Newman) will meet with

the candidates on September 20, to make a selection. (The new person is to have a phone, an office, a PC, access to town equipment.)

E. CCC Relocation: Pam Wheeler said the Unitarian Society has agreed to an extension of the departure date for CCC.

## V. OLD BUSINESS

A. Joan reported on the July 31 regional Discovery meeting at EASTCONN on "Asking the Right Questions". The formal presentation was by Donna Smith of CPEC; topics included Building Community Support, Framing the Issue, Deciding on the Target Audience, Information-Gathering Tools, Using the Information and Connecting with Local Leaders. (Copies of the materials and a summary by Joan are on file in the office.)

B. DOE meeting on the evaluation of School Readiness; Pam handed out copies of the Executive Summary.

The evaluation of the SR programs began in 1998-99, studying five communities, including Windham. Data goes up to year 2000. There was no expectation that the finding would be conclusive; the aim was merely to show there was improvement in what happens in the classroom and in teacher performance. The results showed all trends were positive: e.g. measures of teacher interaction and children's interaction were toward more complexity; more money helped to hire better teachers. Problems remain: there is high turnover of staff and it is hard to replace them. The average Director's tenure 3 ½ years. No comparison was made between S.R. children and those with no pre-school. (There will be follow-through into third grade.)

C. Other: Jane Goldman reported that the state evaluation has been completed. She noted that the state sent new forms, requiring asking new questions and getting new information in the middle of the process, after most of centers had completed the original forms. Jane feels we should communicate our concerns to the D.O.E.

It was noted that the Storrs Community Nursery School is still going. Members urged that the Nursery School be contacted and asked if it would like to have someone on MSRC.

The Connecticut Association for the Education of Young Children will hold its fall conference at ECSU on Saturday, September 28, 2002.

**VI. NEW BUSINESS**

Rachel will attend the Q. and A. on "Discovery Progress" on September 20.

Joan will attend the Regional meeting for Discovery Communities on September 25 in Plainfield.

The RFP from the Parent Trust was noted.

Susan Daley moved, Louise Bailey seconded, to place on the agenda the question of selection of an MSRC rep to the interview committee for Director of Social Services, and for the selection of locations for the CAN meeting. The motion was unanimously approved.

Matt placed the name of Mary Jane Newman in nomination, Joan seconded. There was unanimous agreement.

Joan asked if anyone would like to offer a convenient location. (Rachel hoped a Center would be available.) Louise offered the use of the Program Room in the library, Susan Daley seconded and the members agreed unanimously. Joan thanked Louise and will report the offer to Rachel.

Joan asked Steve how long the birth-to-3 program has been in operation. It has been state-subsidized since 1973 but was not state-mandated until 1992, Steve said.

**VI. NEXT MEETING**

November 12 at 6:30 p.m. in Conference Room C.

**VII. ADJOURNMENT**

A motion to adjourn was made by Susan Daley, seconded by Louise Bailey at 8 p.m. Members agreed unanimously.

Joan Buck, Secretary pro tem

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**Mansfield Youth Service Bureau  
Advisory Board Minutes  
Wednesday, December 11, 2002  
9:45am  
at Mansfield Municipal Building at YSB**

In attendance were: Ethel Mantzaris, Chairperson; Janit Romayko, YSB Staff; Kevin Grunwald, Director, Social Services Department

Regrets: Frank Perrotti, Assistant Chairperson (in California, delayed)

Agenda items included:

- 1. Introductions:** Kevin Grunwald began the position of Director of Social Services for the Town of Mansfield on Monday, December 9, 2002. We appreciated his presence/interest at this meeting with it being his third day on the job. He remarked that there is a great deal to absorb and that he will be assessing the "secretarial situation" soon. Ethel directed her request for Joyce Gagne to be placed back at the YSB office as she coordinates a great deal of programming, Dr. Haney's appointments/remediations and handles most emergencies while Janit & Pat are at the schools in the late mornings and afternoons. Kevin will examine the needs of all offices soon. The combined staffs of YSB, SSD and seniors are under a great deal of pressure/stress.
- 2. Update:** The following are activities that occurred in November:
  - a.** A group for working/single parents began with four in attendance at the AA Bus Co. The location was chosen for the convenience of the parents as they are employed at the company. Issues discussed were limit setting, parenting styles and visitation/custodial arrangements. It was facilitated by Kris Robinson, the second year intern from Springfield College School of Social Work.
  - b.** The Intergenerational Juniper Hill Group met mid month with 40 in attendance. The theme centered around the holidays and what/why everyone was thankful.
  - c.** Grandparent's In Need met with 6 in attendance and they will be pursuing their legislative concerns of subsidized grandparenting for the upcoming session.

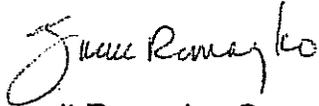
- d. The Community Service Group at MMS continued to expand in scope. We traveled to the Town's Transfer Station and weeded before the colder weather set in. The group then designed Thanksgiving cards for the Juniper Hill residents.
- e. Peer Outreach Group continued to meet three times and participated along with three representatives of the CS group) in the Leadership Conference at Hemlocks Outdoor Educational Center in Hebron, CT. This was a group of forty 7<sup>th</sup>/8<sup>th</sup> graders who were guided through a ROPES\* course involving decision making, critical thinking and communication. This program feedback will be utilized for the upcoming regional conference for 7<sup>th</sup> through 12<sup>th</sup> graders in March 2003 at Manchester Community College.
- f. Clinical caseload remained high and the medication number with Dr. Haney increased slightly.
- g. Jorgensen Auditorium (UConn) Outreach to Youth (JOY) gave 10 tickets to the November 24<sup>th</sup> performance of Hansel & Gretel. Two Mansfield families took advantage of the pre activities and the play. Feedback from both families was of appreciation! UConn will also give us 20 tickets and pre-dinner for Momi on February 6, 2003. The Community Service group will use those tickets and the East Hartford and Mansfield YSB's will use the 3/03 tickets.

### 3. Other:

- a. Budget deliberations will begin soon. YSB will probably receive a 5% reduction of its SDE grant and the amount may go to 10% (\$160+/-).
- b. Jaime Russell, Assistant Vice Principal at MMS has requested a change in time/date for the February 11<sup>th</sup> and April 8<sup>th</sup> meets as he is already scheduled for those dates, times. We may need to meet earlier in the month as later in each month includes vacation week. Janit will work out a schedule with him.

Meeting adjourned at 11AM

Respectfully submitted,



Janit Romayko, Secretary

\*ROPES represents Rite of Passage Experience which is a designation given to specially designed outdoor education sites.

**Next meeting :**     **Subcommittee Group**  
                          **Tuesday, January 14, 2003**  
                          **10:00AM at YSB**

**Agenda:**

1. Update
2. Budget Information

State Grants:   OPM  
                      SDE  
                      NECASA: LPC/HAS

3. Other: 2/03 & 4/03 Meetings

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January 14, 2003

To: YSB Advisory Board  
Fr: Janit Romayko, Coordinator  
Re: December Update

The following are activities that occurred in December 2002:

1. The parenting group for working/single parents continued to meet at the Double A Bus Company on Route 195/32. Group consisted of four at the first meeting and grew to six at its last meeting (12/20) before the holiday break. It will resume in January 2003.
2. The Intergenerational Group met at Juniper Hill with 30 in attendance. The theme centered around the holidays and the elder residents relayed some of their holiday memories to the delight of the UConn and middle school students.
3. Southeast School students donated their giving tree to the YSB and it yielded over 100 sets of mittens, gloves and hats. Southeast School also partnered with BJ's Wholesale Club and "restocked" the Social Service Department Food Closet. The 3<sup>rd</sup> grade at Southeast School also aided in the food closet effort. We were all very grateful to these generous students and businesses.
4. Clinical caseload remains consistently high with each therapist carrying 25-30 cases. Dr. Haney met with the YSB and Mansfield Board of Education and we discussed several common cases.
5. Grandparents In Need met and will do some outreach as there are several new members interested in joining. Group will contact other regional groups as the subsidized guardianship legislation is pending again for the 5<sup>th</sup> year.
6. YSB & Mansfield Board of Education received a letter written on 12/27 stating that the OPM funded "Project Adventure" will not be refunded in 2002-2003. Grant was back dated 7/1/02 - 6/30/03.

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MANSFIELD HISTORIC DISTRICT COMMISSION  
January 14, 2003

Members attending: I. Atwood, A. Bacon, G. Bruhn, J. Newmyer

The minutes of the December meeting were approved.

It was noted that the bulkhead at Sandy Lambert's house on Centre Street had been installed; it is attractive and appropriate.

No other business coming before the meeting, it was adjourned at 8:20 pm.

Respectfully submitted,

Jody Newmyer  
Clerk

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TOWN OF MANSFIELD  
Solid Waste Advisory Committee  
Minutes of the Meeting  
January 9, 2003

Present: Gogarten (chair), Kobulnicky, Ames, Hultgren (staff), Walton (staff).

The meeting was called to order by Chair Gogarten at 7:37 p.m. The minutes of the 11/20/02 meeting were approved.

Walton reported on the Connecticut League of Conservation Voters meeting which she attended as a representative of Mansfield and the Connecticut Recyclers Coalition. She said that the Connecticut Recycling Trust Fund was nearing depletion and strategies for its refunding were discussed along with manufacturer's responsibility for electronics recycling, uses for glass cullet and other issues. It was decided to draft a letter on behalf of the Town and forward it to the Council to send. Walton will draft the letter.

Walton said that the only grocery bag recycling collection program she found involves only communities that have certain grocery store chains (none of them in our locale). However, she said that there are ink-jet recycling programs available in the area now (Staples) and she would draft a press release/news article to so inform residents.

The Power Point presentation explaining the proposed single-family pre-paid bag collection system was reviewed. Committee suggestions will be incorporated into the next draft by staff.

The proposed solid waste revisions dealing with enforcement were reviewed. Hultgren asked that the tire and stump fees be revised to current costs as well. These proposed changes will now be sent to the Town Manager and Town Attorney.

Hultgren explained that the Town had requested DEP approval of its own staff's qualifications to design the bulky waste transfer station and approval was expected shortly. A formal permit application will then be prepared. He also reported that the Bulky Waste Landfill closure permit was expected soon and that final cover could begin to be placed soon thereafter.

Walton outlined her approach to the next round of business recycling inspections and discussed the program with Committee members. The Town will provide labels for recycling containers and window stickers for businesses that comply.

Walton said that Tom Malloy was willing to have some of his students study apartment recycling. After some discussion it was decided to ask him to study how apartments get cleaned up (if ever!) since whatever recycling that occurs will occur during this brief moment in time.

Walton reported that the Town has received its DEP recycling award and the MMS composting manual was noted in *Biocycle*.

Hultgren said that staff had discovered that the fees for long driveway collection are less than what is being paid to the collector. He said a revision to cover these costs would be worked up in late spring (these fees were just raised but apparently not enough).

Ames reported she had found a new outlet for recycling styrofoam peanuts at the G&L Christmas barn, Route 14 in Windham.

The next meeting was set for March 13, 2003.

The meeting was adjourned at 9:09 p.m.

Respectfully Submitted,



Lon R. Hultgren  
Director of Public Works

cc: ✓ Town Manager, Town Clerk, Director of Finance, Virginia Walton, Steve Bowen,  
Dan Austin, file

## MINUTES

### MANSFIELD PLANNING & ZONING COMMISSION

Regular Meeting, Monday, January 6, 2003

Council Chambers, Audrey P. Beck Municipal Building

Members present: A. Barberet (Chairman), R. Favretti, B. Gardner, J. Goodwin, R. Hall, K. Holt,  
P. Kochenburger, P. Plante, G. Zimmer  
Alternates present: E. Mann, B. Ryan  
Alternates absent: B. Mutch  
Staff present: C. Hirsch (Zoning Agent), G. Padick (Town Planner)

Chairman Barberet called the meeting to order at 7:50 p.m., instructing Alternate Ryan to act in case of member disqualifications. Holt MOVED, Kochenburger seconded to add to the Agenda, under New Business, an application of Shafer; MOTION PASSED unanimously.

Minutes of 12/16/02 – Plante MOVED, Hall seconded to approve the Minutes as presented; MOTION PASSED unanimously.

Zoning Agent's Report – The December, 2002 Activity Update was received.

Bailey request to tap sugar maples within conservation easement – Mr. Hall disqualified himself on this issue and his place was taken by Mrs. Ryan. Pursuant to a 12/23/02 request from G. L. Bailey, jr. to tap about 15 sugar maple trees scattered within a conservation easement on the north side of Crane Hill Rd., Mr. Hirsch offered comments dated 12/31/02, which included the text of the subject conservation easement. Mrs. Holt MOVED, Mr. Favretti seconded to grant Mr. Bailey's 12/23/02 request as described because it is consistent with the intent and purpose of the conservation easement agreement for the Crane Hill Estates subdivision. This approval is conditioned upon the continued approval of existing or future property-owners.

During discussion of Mrs. Holt's motion, Mr. Zimmer expressed concern regarding the permanent permission granted by such a motion, citing potential negative effects from tapping the trees if they ever became ill. He was concerned that future owners of the property might not feel sufficient responsibility regarding protection of the trees, and asked how the Commission's permission granted to allow tapping only as appropriate could be enforced. Mr. Favretti responded that the terms of the conservation easement are assumed to address such concerns adequately, and the competency of Mr. Bailey, an experienced syrup-maker, should be trusted. After discussion concluded, the MOTION CARRIED, all in favor except Mr. Zimmer (opposed).

Public Hearing, Premier Builders, LLC, proposed efficiency Unit (Woods) on Homestead Dr., file 1200 – The Public Hearing was called to order at 8:08 p.m. Members and Alternates present were Barberet, Favretti, Gardner, Goodwin, Hall, Holt, Kochenburger, Plante, Zimmer, Mann and Ryan. The legal notice was read and comments were noted from the Town Planner (1/2/03) and Eastern Highlands Health Distr. (H. Hood, 12/23/02). Applicant D. Woods and an unidentified person, presumably the builder, explained that the 24x26-ft. apartment would be entered from the garage, and would not be connected to the living quarters of the existing house except through the garage. Its external appearance would be the same as the rest of the house. The Health District has approved plans for the addition of one bedroom, making a total of five bedrooms for the house. There being no public comment and no questions from members, the Hearing was closed at 8:15 p.m. Mrs. Holt volunteered to draft a motion for the next meeting.

Pond View subdivision, 3 lots on Stearns Rd./Candide Ln., file 1193 – The Town Planner's 12/20/02 memo was noted, after which Hall MOVED, Holt seconded to approve with conditions the subdivision application (file 1193) of N. and J. Boisvert for Pond View Estates, on property owned by the applicants located at the northwest corner of Candide Lane and Stearns Road, in an RAR-40 zone, as submitted to the Commission and shown on plans dated 8/22/02 as revised through 12/18/02. This approval is granted because the application as hereby approved is considered to be in compliance with the Mansfield's zoning and subdivision regulations. Approval is granted with the following modifications or conditions:

1. Final plans shall be signed and sealed by the responsible surveyor, engineer and soil scientist;
2. All Inland Wetland Agency actions shall be included on the plans;
3. Pursuant to subdivision regulation provisions, particularly Sections 7.5 and 7.6, this action specifically approves the depicted building envelopes, including a reduced sideline setback for Lot 2. These depicted building envelopes shall serve as the setback lines for all future structures and site improvements, pursuant to Article VIII of the Zoning Regulations. The wording of this condition shall replace existing Note 11 on Sheet 2 of the final plans and shall be specifically incorporated into the deeds for the three subject lots. A notice including this notation shall be filed on the Land Records concurrently with or prior to the filing of the subdivision map.
4. The approved plans include a specific note restricting chemical uses on Lots 2 and 3. This notation shall be incorporated into the deeds for Lots 2 and 3. A notice describing this restriction shall be filed on the Land Records concurrently with or prior to the filing of the subdivision maps.
5. The existing pond serves as a fire hole for the Eagleville Fire Department. Access rights to continue this use shall be formally deeded to the Eagleville Fire Department. In addition, prior to or concurrently with the filing of the subdivision maps on the Land Records, the existing gate at the driveway/Stearns Road intersection shall, at the discretion of the Eagleville Fire Chief, either be moved closer to the pond or removed. The gate removal or relocation shall be the financial responsibility of the subdividers and the work shall be coordinated with the Mansfield Public Works Director.
6. The final map shall clarify the extent of red pine tree removal and associated stump removal and shall note that no stump removal shall take place outside of the depicted development area envelopes.
7. Unless subsequently waived by the PZC, the survey data shall be tied to the Connecticut Plane Coordinate System of 1983, pursuant to Section 6.5.b.
8. This approval accepts, pursuant to Section 13, the applicant's open space dedications (parcel deeded to Town and conservation easement). The boundaries of these dedications shall be delineated with iron pins and the Town's official markers every 50 to 100 feet on perimeter trees or cedar posts, as per regulatory provisions. The wording of the conservation easement shall use the Town's model and shall incorporate the provisions of the IWA's 12/16/02 approval, and shall be approved by the PZC officers;
9. The Commission, for good cause, shall have the right to declare this approval null and void if the following deadlines are not met (unless a 90- or 180-day filing extension has been granted):
  - A. Final maps, including submittal in digital form, pursuant to Section 6.3.g, right-of-way deeds, drainage and conservation easements and open space deeds for recording on the Land Records (with any associated mortgage releases) shall be submitted to the Planning Office no later than fifteen days after the appeal period provided for in Sec. 8-8 of the State Statutes or, in the case of an appeal, no later than fifteen days of any judgment in favor of the applicant;
  - B. All monumentation (including delineation of the open space parcel and conservation easement with iron pins and the Town's official markers every 50 to 100 feet on perimeter trees or cedar posts), with Surveyor's Certificate, shall be completed or bonded pursuant to the Commission's approval action and Section 14 of the Subdivision Regulations no later than fifteen days after the appeal period provided for in Section 8-8 of the State Statutes or, in the case of an appeal, no later than fifteen days of any judgment in favor of the applicant.

After meticulous scrutiny and active, thoughtful discussion, the MOTION PASSED unanimously.

Pine Grove Estates, file 1187-2 – Mr. Favretti MOVED, Mrs. Holt seconded to approve with conditions the subdivision application (file 1187-2) of Pine Grove Estates, LLC, for Pine Grove Estates, on property owned by the applicant located on Meadowbrook Lane, in an R-20 zone, as submitted to the Commission and shown on plans dated September, 2002, as revised through 11/19/02 and as presented at Public Hearings on 11/18/02 and 12/2/02. This approval is granted because the application as hereby approved is considered to be in compliance with the Mansfield Zoning and Subdivision Regulations. Approval is granted with the following modifications or conditions:

1. Final plans shall be signed and sealed by the responsible surveyor, engineer and landscape architect;
2. To address bonding and road completion issues, no lots within the Pine Grove Estates subdivision shall be sold until all subdivision improvements are either completed and accepted by the Town of Mansfield or fully

bonded in the amount of \$200,000, with appropriate signed agreement, to the satisfaction of the PZC Chairman, with staff assistance. No Certificates of Compliance for new homes shall be issued until all roadway, drainage and other public improvements are completed and accepted by the Town. No site work shall begin until a cash site development bond in the amount of \$20,000 (10% of the full cost of subdivision improvements, \$200,000) is submitted by the applicant and approved by the PZC Chairman, with staff assistance. Once subdivision improvements are fully bonded or a cash site development bond is accepted, final subdivision maps may be signed and filed on the Land Records, provided all other filing requirements are met. This condition shall be prominently noted on final subdivision plans;

3. As part of the subdivision improvements, the subdivider shall be responsible for removing portions of the existing Adeline Place cul-de-sac and extending adjacent driveways and yard areas on 7 and 8 Adeline Place to the new road edge. These improvements shall include installing a new section of driveway and paving each entire driveway from street to house/garage; depositing clean fill with a minimum of 6 inches of good-quality loam to uniformly extend the existing yard areas to the new road and driveway edges; planting (good-quality seed, fertilizer, etc.) new lawn areas and maintaining the lawn areas until acceptance by the Town; relocating existing mailboxes and, as necessary, extending or relocating existing utility lines. All work shall be done in a manner that minimizes impacts on existing landscaping.

All work adjacent to the existing Adeline Place cul-de-sac shall be completed as early in the overall construction period as possible and said work shall be expeditiously completed to the satisfaction of the PZC officers, with staff assistance. Prior to initiating this work, a pre-construction meeting shall be arranged by the subdivider and Town Planner and shall include affected property-owners. Any issues regarding the nature and extent of planned restoration work shall be resolved with the PZC officers prior to the initiation of these improvements.

4. All depicted street trees and shrubs are considered subdivision improvements, and shall be the responsibility of the subdivider. The street tree chart on Sheet 4b shall be revised to include 12-foot-high shadblow trees as previously described in application submissions;
5. To address potential issues associated with the proposed common driveway of Lots 1 and 2, a common driveway easement or equivalent deed covenant that addresses maintenance and liability issues shall be submitted to the Planning Office for approval by the PZC officers, with staff assistance, and the Town Attorney. The common driveway work is considered part of the subdivision improvements and shall be completed by the subdivider in conjunction with road improvements;
6. The new CL&P pole 2832 shall include a relocated street light that will suitably illuminate the new Meadowbrook/Pollack/Adeline intersection. Map note 4 on Sheet 6 shall be revised to reflect this lighting provision;
7. To minimize impacts for existing residences in the neighborhood, to the degree possible, all construction traffic shall access the subdivision site from Meadowbrook Lane and not the existing Adeline Place cul-de-sac;
8. This approval accepts, pursuant to Section 13, the applicant's open space dedications (parcel deeded to Town and conservation easements). The boundaries of these dedications shall be delineated with iron pins and the Town's official markers every 50 to 100 feet on perimeter trees or cedar posts, as per regulatory provisions. The wording of the conservation easements shall use the Town's model and shall incorporate, for Lot 12, permission for sightline brush-trimming along Adeline Place, as recommended in the Ass't. Town Engineer's report. To address mapping issues associated with the open space dedications, final plans shall incorporate the following revisions:
  - A. Sheet 3 shall be revised to be consistent with Sheet 4 and to clarify open space boundaries for Lots 1, 2, 6 and 7 and the parcel to be retained by Guarnaccia. Additionally, notes 1 and 3 on Sheet 5 shall clarify what is meant by "crosshatched" area;
  - B. Sheet 5 shall be revised to depict open space areas as well as secondary conservation areas in the same manner as Sheets 3 and 4, and to update the percentage of land protected as open space (25 per cent);
9. Pursuant to subdivision regulation provisions, particularly Sections 7.5 and 7.6, this action specifically approves the depicted building envelopes, including reduced frontages on Lots 2, 4, 5, 7, 8, 9, 11 and 13, and reduced setbacks for lots 1, 2, 3, 6, 7, 9, 10, 11, 13 and possibly lot 8, depending on open space delineation. The depicted building envelopes shall serve as the setback lines for all future structures and site improvements, pursuant to Article VIII of the Zoning Regulations. This condition shall be prominently noted on the final plans (replacing notes 6 and 7 on Sheet 4a), and a notation describing this condition shall be filed on the Land Records concurrently with or prior to the filing of the subdivision maps;

10. The final subdivision maps shall be revised as follows:
  - A. On Sheet 10, the fourth paragraph of the E&S narrative should specify daily, rather than weekly, inspections;
  - B. Final plans shall depict Building Area Envelopes for Lots 7, 8, 9, 10 and 11 that meet the RAR-20 rear setback requirements of 50 feet when bordering land that is not part of the subdivision;
  - C. Sheet 10 shall be revised to add an approval block;
11. Unless subsequently waived by the PZC, the survey data shall be tied to the Connecticut Plane Coordinate System of 1983, pursuant to Section 6.5.b;
12. The Commission, for good cause, shall have the right to declare this approval null and void if the following deadlines are not met (unless a 90- or 180-day filing extension has been granted):
  - A. Final maps, including submittal in digital form, pursuant to Section 6.3.g, right-of-way deeds, a common driveway easement, conservation easements and open space deed for recording on the Land Records (with any associated mortgage releases) shall be submitted to the Planning Office no later than fifteen days after the appeal period provided for in Sec. 8-8 of the State Statutes or, in the case of an appeal, no later than fifteen days of any judgment in favor of the applicant;
  - B. All monumentation (including delineation of the open space parcel and conservation easement with iron pins and the Town's official markers every 50 to 100 feet on perimeter trees or cedar posts), with Surveyor's Certificate, shall be completed or bonded pursuant to the Commission's approval action and Section 14 of the Subdivision Regulations no later than fifteen days after the appeal period provided for in Section 8-8 of the State Statutes or, in the case of an appeal, no later than fifteen days of any judgment in favor of the applicant.
13. Unless an extension is granted by the PZC, this approval shall expire on 1/6/08.

MOTION PASSED unanimously.

Natchaug Hospital, special permit application for expansion, file 937-4 – A motion or motions will be presented at the next meeting.

Sibley Estates, 2 lots off Mansfield City Rd., file 1199 – Reports were noted from the Town Planner (1/3/03), Ass't. Town Eng'r, (1/2/03) and Health Office (12/24/02). New plans have been submitted which illustrate a driveway moved to preserve an historic manmade stone enclosure; however, changes still need to be made to reflect the relocation of the reserve area. Mr. Favretti volunteered to draft a motion for the next meeting.

Malek Manor, 4 lots off East Road, file 1198 – The Hearing has been continued to 2/3/03. Conservation Commission draft 12/18/02 Minutes comment on the proposed conservation easement.

2003-04 Budget – Mr. Padick noted that the total figure is really \$33,780. Mrs. Barberet MOVED, Mr. Favretti seconded to authorize the Town Planner to submit to the Town Manager a PZC/IWA budget of \$33,780 for Fiscal Year 2003/2004. MOTION PASSED unanimously.

#### Verbal Updates

Plan of Cons. & Dev. – The next Citizens' Committee meeting is scheduled for 1/9/03; depending on attendance, more meetings may be scheduled for this month. The data will then be forwarded to the PZC PCD Committee, whose members, and all other interested members, should fill out the questionnaires from this meeting's packet and return them to the Planning Office. It is anticipated that a Public Hearing on a 2003 draft Plan will be scheduled for late this spring.

Lands of Unique Value Study – The final text should be finished by the end of January, with draft final mapping completed prior to the 1/9/03 scheduled meeting. A complete final draft should be done by March, which will be put online for public use and will also go to the PZC PCD Committee.

Downtown Project – A Board of Directors meeting is scheduled for 1/7/03. The Municipal Development Plan consultant's Scoping Plan continues to be fine-tuned. The consultants will also choose a developer, after which there will be public information sessions. It is expected that work will begin by 2004. The PZC's regulatory role in the project is as yet unclear, and must be decided by the Town Council and the University. It was recommended that interested persons attend the public meetings, such as the Bd. of Directors meeting tomorrow. If members speak at such meetings, they should state clearly that they are not speaking as members of the PZC.

Willimantic River Greenway project – The Town's Open Space Preservation Committee has endorsed the concept, and the PZC will be asked to act at its next meeting. A map of proposed projects along the river and a concept plan will be included in members' packets.

UConn land use projects – The next Town/University Relations Comm. meeting is scheduled for 1/14/03. Meetings on the final draft report on UConn landfill closure issues will be held at the Bishop Center and in Council Chambers on Jan. 25<sup>th</sup>; further information will be provided at the next PZC meeting.

Proposed telecommunications tower between Baxter and Cedar Swamp Rds. – Mr. Padick reported that AT&T has reviewed sites at Four Corners and Baxter Rd.

Signage in Town parks – It is possible that the Town may apply to the PZC for a revision of our Zoning Regulations allowing for signage under specific conditions. For this reason, members were advised not to become actively involved in discussion on the issue at this time.

Economic Development workshop – Mr. Padick reported that a Metro Hartford Economic Growth Council and CT Economic Resource Center (CERC) workshop is scheduled for 1/30/03 to provide information that will assist the Town in defining and achieving economic development goals and increasing the Town's tax base. The PZC and many other Town organizations have been invited to send representatives to this meeting. More information will be available at the next PZC meeting.

Mr. Hall left for the evening at 9:15 p.m., and his duties were assumed by Mrs. Ryan.

### New Business

Proposed acquisition of Larkins property, Clover Mill Rd., 8-24 referral – Mr. Padick's 1/3/03 memo was noted. Mrs. Barberet MOVED, Mrs. Holt seconded that the PZC notify the Town Council that the proposed acquisition of the Larkins property would promote Plan of Conservation and Development goals and objectives, and is supported by the Planning and Zoning Commission. MOTION PASSED unanimously.

Proposed acquisition of Vernon property, Crane Hill Rd., 8-24 referral - Mr. Padick's 1/3/03 memo was noted. Mrs. Barberet MOVED, Mrs. Holt seconded that the PZC notify the Town Council that the proposed acquisition of the 11.86-acre Vernon property would promote Plan of Conservation and Development goals and objectives, and is supported by the Planning and Zoning Commission. MOTION PASSED unanimously.

Proposed Shafer efficiency unit at 45 Echo Rd., file 1201 – Holt MOVED, Gardner seconded to receive the special permit application of Rebecca A. Shafer (file 1201) for an efficiency unit on property owned by the applicant located at 45 Echo Rd., as shown on plans dated 1/2/03 and as described in other application submissions, to refer the application to the staff for review and comment, and to set a Public Hearing for 2/3/03. MOTION PASSED unanimously.

Communications and Bills – As noted on the Agenda.

A field trip has been scheduled for Monday, Jan. 13<sup>th</sup>.

The meeting was adjourned at 9:30 p.m.

Respectfully submitted,

Katherine K. Holt, Secretary

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**DRAFT  
NOT REVIEWED OR ACCEPTED BY COMMITTEE  
ATTACHMENTS NOT INCLUDED**

**Mansfield Advisory Committee on the Needs of Persons with  
Disabilities**

**Regular Meeting  
Tuesday, November 26, 2002**

**Minutes**

- I. **Attendance:** Sheila Thompson, Scott Hasson, Ruth Gordon, and Mary Thatcher.
  
- II. **Minutes:** Minutes of October 22, 2002 meeting were approved with modification of IV d. Agency Funding Requests adding: Mary Thatcher to review request from Dial-A-Ride, Scott Hasson to review VNA and Companions and Homemakers.
  
- III. **New Business:**
  - a) Discussion of Issues for Legislative Meeting
    1. It was agreed that transportation for persons unable to use Dial-A-Ride remains a committee priority.
    2. Suggestions should be made that ADA and state regulations be in agreement for parking spaces for vans and other vehicles of disabled persons.
  
- IV. **Old Business:**
  - a) Post Office Box: Still no news.
  
  - b) Membership: Tom Miller has agreed to join the committee. More suggestions for members were made by Scott Hasson and Ruth Gordon.
  
  - c) Community Center Membership Rates: Not yet set but fee waiver rates are being considered.

- d) Agency Funding Requests: to be reviewed by individuals already noted but reviewed by the whole committee and voted upon at the January meeting.
- e) Plan of Conservation and Development: no news yet.
- f) Natchaug Addition: John DeWolf has examined plans and suggested changes in the first floor bathroom and parking plans.

The meeting adjourned at 3:15PM until January. There will be no December meeting.

Respectfully submitted,

Mary E. Thatcher

*Board Meeting  
Minutes, December 12, 2002*

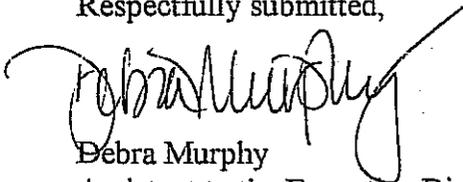
*Present were: **Board:** James Robertson (Chairman), Marge Hoskin, David Babbitt, Margaret Hemphill, Jim Conrad, John Boland and John Lombardi. **Others:** Irving Pultsifer, Tim Goggins, Elsie Bisset, Arnold Carlson, Susan Westa, Peter Davis, Charlene Cutler and Deb Murphy.*

**Agenda:**

1. **Call to Order:** 8:50 a.m.
2. **Introductions**
3. **Designation of "New Business" agenda items:** none.
4. **Member participation:** none.
5. **Approval of minutes; Membership Meeting, November 14, 2002:** *There was a motion by Margaret Hemphill, seconded by Marge Hoskin, to approve the minutes. Passed unanimously.*
6. **Financial Reports:**
  - a. **Treasurer's Report:** Marge Hoskin reviewed the financial reports (handouts). She mentioned that the books would be closing. *There was a motion by Marge Hoskin, seconded by Margaret Hemphill, to accept the financials and file them for audit. Passed unanimously.*
7. **Chairman's Report:** none.
8. **Executive Director's Report:** Charlene reported:
  - We have heard that the leaders of the new Congress and President Bush have reached an agreement and are supposed to pass the '03 budget prior to the State of Union address. Reportedly, President Bush wants everything rolled back to the initial budget proposal, which would cut us back to \$535,000. Per continuing resolution, QSHC will request 28.2% of FY2003 funds (\$750,000)= \$211,000 immediately upon execution (Cooperative Agreement amendment #3).
  - The Walking Weekend media coverage booklet for 2002 was distributed for viewing.
  - Prudence Crandall's staff has been cut in half due to state lay-offs.
  - Charlene distributed a conservation calendar brought in by Irving Pultsifer (all local photography of the Essex National Heritage Corridor Area).
  - Charlene recommended a proposal to the Board to authorize \$25,000 for a feasibility study for the Agriculture Subcommittee to help define cooperative opportunities and marketing strategies for dairy businesses. Dairy is currently holding 59% or \$84 million of the Corridor agricultural economy. *There was a motion by Margaret Hemphill, seconded by Marge Hoskin, to approve authorization of the \$25,000 expenditure from the FY2003 budget to fund the initiative to assist the dairy/agriculture crisis contingent upon specific expenditure proposals and a pro-active commitment from agricultural members. The approval of expenditure will be deferred to the Executive Committee. Passed unanimously.*
9. **Committee Reports:**
  - a. **Development Committee:** John Boland reported that the committee's goal was to meet a membership standing of 500 by the end of December; currently the standing is 295.
  - b. **Economic and Community Development:** John Lombardi reported that the committee is working on an update to the mill reuse binders. Also, a survey has been sent to communities and organizations to determine celebrations for the "Winter Glow" program. This program will highlight arts and culture and promote the winter season.

- c. **Finance and Planning:** Marge Hoskin reported:
- The FP Committee recommends to the Board to approve a shortened version of the QSHC mission statement for promotion purposes as follows: *Our mission is to celebrate and conserve the heritage and resources of the Last Green Valley and sustain the quality of life and quality of place. There was a motion by Marge Hoskin, seconded by Margaret Hemphill, to approve the shortened mission statement. Passed unanimously.*
  - The FP Committee recommends to the Board to approve the revisions to the FY2002 budget. *There was a motion by Marge Hoskin, seconded by Margaret Hemphill, to approve the FY2002 budget revisions. Passed unanimously.*
- d. **Historical/Cultural Resources:** Jim Conrad supported the survey for "Winter Glow"; will be a wonderful contribution to our database arts/cultural resources. Arnold Carlson reported that the Lebanon Museum's workers have been put to ½ time and the Nathan Hale Museum folks met for workshops with consultants to find avenues to overcome financial deficits.
- e. **Natural Resources/Agriculture:** Charlene will have a written report on the initial Agriculture Meeting on November 20<sup>th</sup> for the next Board meeting.
1. **Agriculture Subcommittee:** (handout).
  2. **Corridor Circuit Rider/Green Valley Institute:** (handout).
- f. **Nominating Committee:**
- Charlene reported that Alicia Wayland has resigned from the Board of Directors, her term officially expiring in March of 2003. The consensus of the Nominating Committee was to recommend the nomination of Elsie Bisset, Economic Development Director for the Town of Killingly, to replace Alicia. *There was a motion by David Babbitt, seconded by John Boland, to approve the election of Elsie Bisset to the QSHC Board of Directors. Passed unanimously.*
10. **Reports:**
- a. **Congressman Neal and Congressman Simmons:** none.
  - b. **Governor Rowland and Governor Swift:** none.
  - c. **National Park Service:** none.
11. **Old Business:** none.
12. **New Business:** none.
13. **Announcements:** *There will be no Board Meeting held in January, 2003.*
14. **Adjournment:** 10:05 a.m.

Respectfully submitted,



Debra Murphy  
Assistant to the Executive Director

**RECREATION ADVISORY COMMITTEE**  
**MEETING MINUTES**  
**December 18, 2002**

**ATTENDING:** Chris Casa, Darren Cook, Sheldon Dyer, Donald Field  
**STAFF:** Jay O'Keefe, Curt Vincente

- A. Call to Order – Chairman S. Dyer called the meeting to order at 7:38p.m.
- B. Approval of Minutes – D. Cook moved and D. Field seconded that the minutes of November 20, 2002 be approved as written. So passed unanimously.
- C. Co-Sponsorship Reviews – No report. All three organizations could not attend the December meeting, but will present their application for renewal on January 22<sup>nd</sup>.
- D. Old Business – C. Vincente briefly reviewed the Building Committee minutes, Job Meeting minutes No. 17 and reviewed the report on the Focus Groups that were held as part of the marketing research. C. Vincente updated Committee Members on the staffing plan. S. Dyer indicated that he attended both the regular Town Council meeting on December 9 and the special meeting on December 14 noting that he was prepared to read the letter of support for the department, but was not given the opportunity. The seven-page memo from the Town Manager about the staffing issue was discussed. C. Vincente reviewed the fee proposals again. C. Casa moved and D. Cook seconded that the Community Center membership, daily admission and guest pass fees be recommended for approval by the Town Council as they have been submitted by staff and the Marketing Consultant. Following further discussion, the motion passed unanimously. The draft fee waiver recommendations were discussed. C. Vincente relayed comments from the Social Services Advisory Committee and suggested a follow-up meeting with the Sub-Committee. He will try to coordinate a meeting in early January.
- E. Correspondence – None
- F. Director's Report – Due to the lengthy discussion on Community Center issues, C. Vincente noted that most of his report was covered under Old Business or will be discussed under New Business items. He noted that new web registration is now available. He also praised the efforts of all those involved in the Nutcracker Performance.
- G. New Business – J. O'Keefe gave a brief update on fall programs. The Winter/Spring brochure has been distributed and new internet registrations have been coming in. C. Vincente reviewed the summary page of the department's capital improvement program proposals. C. Casa moved and D. Cook seconded to approve the 2003 meeting dates for RAC. So passed unanimously. The next meeting is scheduled for January 22, 2003.

Having no other business, D. Field moved and D. Cook seconded that the meeting be adjourned. So passed unanimously at 9:50p.m.

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REC'D JAN 21 2003

January 16, 2003

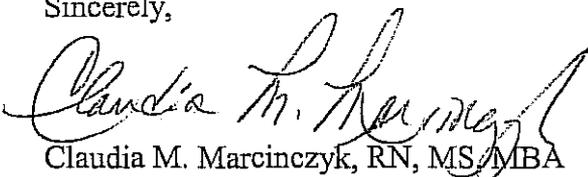
Mr. Martin Berliner  
Town Manager  
Audrey P. Beck Building  
4 South Eagleville Rd  
Mansfield, CT 06250

Dear Mr. Berliner:

Enclosed please find 2<sup>nd</sup> quarter statistics for FY 2003 for services provided by VNA East to the town of Mansfield.

If there are any questions, please contact me at 456-7288, extension 212.

Sincerely,

  
Claudia M. Marcinczyk, RN, MS/MBA  
President/CEO

CMM/smb  
Encl.

# VNA EAST

34 LEDGEBROOK DR, MANSFIELD CTR, CT 06250  
PH: 456-7288 FAX: 423-5702

## VISIT STATISTICS 7/30/02 - 12/31/02

<u>SERVICE</u>	<u>MANSFIELD</u>	<u>AGENCY</u>
Skilled Nursing	1,968	13,633
Physical Therapy	448	2,661
Speech Therapy	21	38
Occupational Therapy	80	411
Medical Social Work	55	351
Home Health Aide	2548	12,906
Home Health Aide Sprvsn.	29	96
Homemaker	45	169
Companion	0	0
<b>TOTAL</b>	<b>5,194</b>	<b>30,265</b>

### COMMUNITY ACTIVITIES

Adult Health Screening	227	1,432
Flu & Pneumonia	0	0
<b>TOTAL</b>	<b>227</b>	<b>1,432</b>

<b>MEALS TO HOME</b>	<b>1989</b>	<b>15,874</b>
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TOWN OF MANSFIELD  
TOWN CLERK

REC'D JAN 15 2003

JOAN GERDSEN, TOWN CLERK

AUDREY P. BECK BUILDING  
4 SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3302

January 14, 2003

Ms. Barbara Buddington  
Executive Director  
WINCOG  
968 Main Street  
Willimantic, Connecticut 06226

Dear Ms. Buddington,

On January 13, 2003 the Mansfield Town Council approved the following motion:

“That the Mansfield Town Council urges the legislature and the Governor to rescind the excessive state tax cuts of the past decade and examine other revenue-generating options as part of a comprehensive solution to the state budget crisis.”

Sincerely,

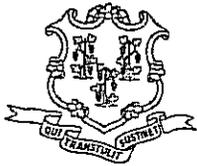
Joan E. Gersden  
Mansfield Town Clerk

cc: Martin H. Berliner, Town Manager  
Mansfield Town Council

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# STATE OF CONNECTICUT

## DEPARTMENT OF SOCIAL SERVICES

UNCAS ON THAMES CAMPUS

401 WEST THAMES STREET, UNIT 102 • NORWICH, CONNECTICUT 06360-7167

Ronald DeLuca  
Regional Administrator

Telephone (860) 823-5050  
Fax (860) 889-9998

January 16, 2003

Mr. Martin Berliner, Town Manager  
Town of Mansfield  
4 South Eagleville Road  
Storrs, CT 06268

REC'D JAN 21 2003

Dear Mr. Berliner:

As you may know, the Windham office of the Department of Social Services is closing due to the state's budget problems. While our agency has sent out notices advising clients of this change, I wanted to contact you personally to share some additional information regarding the closing of the Windham office.

After January 17, 2003, services for clients who are currently served through the Windham office will be transferred to the Norwich office. The towns currently served by the Windham office that will be served by the Norwich office after January 17<sup>th</sup> are as follows: Ashford, Chaplin, Columbia, Coventry, Hampton, Mansfield, Scotland, Union, Willington and Windham.

As a result of the Windham office closing, the redistribution of thousands of open cases and reassignment of staff are being planned with the needs and concerns of our clients in mind. Please know that ongoing operations, such as the processing of payments and services, will be provided in as efficient a manner as possible to prevent inconveniences to client services. The office hours in the Norwich office will remain the same. Every effort is also being made to not interrupt or otherwise affect other client services for any of the Windham clients; however, please do not assume it will be business as usual. We cannot absorb these kinds of losses to our staff resources without it having an impact. Be assured that as information becomes available, we will notify you.

As you know, for the last few years we have maintained a storefront office in Killingly where clients could do business with us by appointment only. A decision to close that storefront at the end of January has been made. We will keep all of our appointments through January 31<sup>st</sup>. This affects clients in the towns of Brooklyn, Canterbury, Eastford, Killingly, Plainfield, Pomfret, Putnam, Sterling, Thompson and Woodstock. As with the Windham closing, we will do everything we can to minimize the impact on services this closing will have.

The Eastern Region of the Department of Social Services is striving to ensure that clients, community partners and local service providers experience as smooth a transition as possible during this challenging time. It is especially important that we maintain our strong cooperative spirit and work together for our mutual clients and families who depend on us for services, programs and support. You can help us by encouraging clients to do as much of their business as possible by mail or phone. There are also many situations when we can waive the requirement of an office visit if there is a good reason, including transportation hardships. During these difficult times, management, frontline staff, and all employees of this region look forward to providing quality service throughout this period and in the future. Thank you.

Sincerely,

Ron DeLuca  
Regional Administrator

cc: P. Wilson-Coker, Commissioner  
R. Pacheco, Deputy Commissioner  
M. Starkowski, Deputy Commissioner  
C. Beaulieu, Director of Public & Government Relations  
Field Managers/Eastern Region

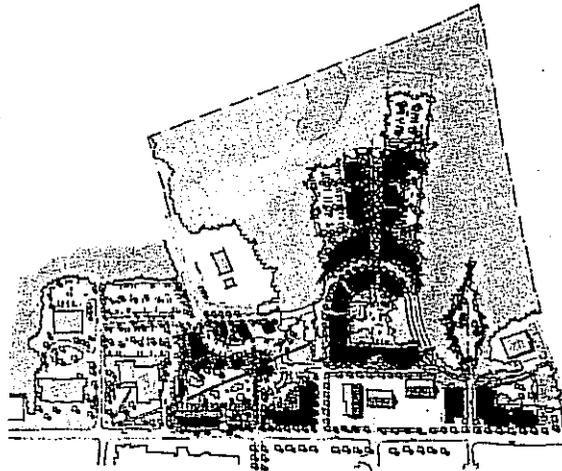
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Item #17

**RESPONSE TO COMMENTS**  
ON THE  
**DRAFT ENVIRONMENTAL IMPACT EVALUATION**  
FOR THE PROPOSED  
**GRADUATE STUDENT APARTMENTS**  
AND  
**DOWNTOWN MANSFIELD MASTER PLAN PROJECTS**  
**STORRS, CONNECTICUT**



PREPARED FOR:



**THE UNIVERSITY OF CONNECTICUT**

PREPARED BY:



**BAYSTATE ENVIRONMENTAL CONSULTANTS, INC.**

JANUARY 2003

# **RESPONSE TO COMMENTS ON DRAFT EIE GRADUATE STUDENT APARTMENTS AND DMMP PROJECTS**

## **Contents**

1. Summary of Comments
2. Responses to Written Comments
3. Responses to Oral Comments
4. Written Comments
5. Oral Comments

## 1. Summary of Comments

This document provides responses to comments received on the Draft Environmental Impact Evaluation for the Proposed Graduate Student Apartments and Downtown Mansfield Master Plan Projects, October 2002 as required under the Connecticut Environmental Policy Act (CEPA). The following is a summary of the comments received and the approach to responding to these comments.

### A. Issues

Comments were organized into categories based on the major issues of concern. Issues which were of concern to state, regional, and local agencies, as well as to town residents, are listed as follows in order of importance based on the number of comments received (indicated in parentheses):

- Water Supply (11),
- Stormwater Management (9),
- Vernal Pool/Wetlands (7),
- Mitigation Commitments (6),
- Traffic (6),
- Additional Public Review Opportunities (4),
- Historical & Archaeological Resources (4),
- Hazardous Materials (2).
- Cooper's Hawk (2),
- North Campus Alternative (2),
- Air Quality (2), and
- Impact on Existing Businesses (1).

Issues on which comments were received from local residents are listed as follows:

- Alternative Sites and Plans for Storrs Center Site (8),
- Graduate vs. Undergraduate Student Housing (4),
- Northwood Site (4),
- Private Wells (3),
- UConn Construction History (2), and
- Project Need (2)

Other issues receiving attention included sprawl, costs, wildlife habitat, parking, regional housing, and noise.

## **B. Written Comments and Responses**

Comments letters were reviewed and each letter is included in this document. Each comment requiring a response is assigned a number along the right margin next to that comment. Reiterations of facts stated in the Draft EIE, additional information recommended for consideration in the environmental review process, and general statements in favor or opposition to the project do not require responses. Responses are warranted only for comments that have a bearing on the requirements of the CEPA process. The responses contained herein can be reference back to the individual letters.

Comment letters were received from the following:

1. State of Connecticut Department of Environmental Protection
2. State of Connecticut Council on Environmental Quality
3. State of Connecticut Department of Public Health (A)
4. State of Connecticut Department of Public Health (B)
5. State of Connecticut Historical Commission
6. State of Connecticut Department of Economic and Community Development
7. Windham Regional Council of Governments
8. Town of Mansfield
9. Town of Windham Water Works
10. Mansfield Downtown Partnership
11. Citizens for Responsible Growth
12. The Chamber of Commerce
13. Ruth B. Moynihan
14. Helen Koehn
15. Theora Whetten
16. Suzanne Singer Bansal
17. Charles E. Dyson
18. Eleanor B. and John N. Plank
19. Kurt Heidinger
20. Irene Schein

## **C. Oral Comments**

At the public hearing for this project, November 21, 2002, there were nine speakers who presented oral comments. Two of these speakers, Ruth B. Moynihan and Qeuntin Kessel also submitted written comments. The speakers included:

1. Ryan Jones
2. Ruth B. Moynihan
3. Robin Weiner
4. Peter Millman
5. Gary Zimmer

6. Helen Koehn
7. Richard Steg
8. Jan Dybdahl
9. Quentin Kessel

The public hearing was recorded on audio cassette. The audio record was reviewed and comments were summarized and responded to as shown in Section 3.

The following acronyms are used frequently throughout the response to comments:

- DMMP - Downtown Mansfield Master Plan
- MDP - Municipal Development Plan
- CT DEP - Connecticut Department of Environmental Protection
- BMP - Best Management Practices (for stormwater management)
- CEPA - Connecticut Environmental Policy Act
- EIE - Environmental Impact Evaluation
- RCSA - Regulations of Connecticut State Agencies
- CT DPH - Connecticut Department of Public Health

*Connecticut Department of Public Health (A) (DPH)*

DPH-1. See response to DEP-19.

*Connecticut Historical Commission (CHC-1)*

CHC-1. The University will prepare nomination materials for Gurley Homestead at State Archaeological Preserve.

CHC-2. The Phase I/II Archaeological Survey Report for the Gurley Homestead has been submitted to the CHC.

CHC-3. The University is assembling all resource documentation materials related to the Gurley Homestead and will provide this material to the State Archaeologist.

*Windham Regional Council of Governments (WRCOG)*

WRCOG-1. The WRCOG letter dated August 30, 2001 (Item #3) encourages UConn "to take advantage of existing regional housing and transit infrastructure rather than prematurely developing rural land." The University recognizes that off-campus housing in the region is an important component of satisfying the housing needs of students, both graduate and undergraduate.

Pages 1-14 and 1-15 of the Draft EIE present the expected demand for graduate student housing. As a result of a University survey conducted in 2002 by Anderson Strickler, LLC (ASL, 2002) there is currently an estimated demand for 633 graduate student housing units. This study indicated that approximately 254 of these students would come from off-campus. The proposed graduate student apartments at the Storrs Center Site would satisfy 63% (400 units) of this demand, however there would still be a deficit of 233 graduate housing units.

The survey showed that only 14% of the current graduate students are satisfied with their current housing situation. As shown in Table 1.3-3 of the Draft EIE, students reported that the most important factor in deciding where to live (on or off campus) is rent affordability. Proximity to campus facilities and services, physical condition of housing, security and adequate living space/size of rooms were other important factors cited by students. ASL (2002) reported that 40% of survey respondents considered the offering of quality on-campus housing extremely important or definitely important when evaluating graduate school options.

Since rent affordability is the most important decision-making factor for graduate students, off-campus housing in the region, as long as it remains comparatively

affordable, will remain a viable housing option for UConn graduate students. As stated above, there will still be a demand for 233 units which could be met by off-campus housing in Willimantic and other parts of the region that are currently serviced by the Windham Regional Transit District. The Students that participated in the survey believe that off campus housing is easy to find in the right season and that reasonably-priced options do exist (ASL, 2002).

With regard to the pre-paid fare program, see response to Mansfield-3.

WRCOG-2. The proposed graduate student apartments will not be made available to students with families, therefore there would be no impact on local schools.

WRCOG-3. There will be at least 2 public forums for public input to guide the creation of the Project Development Plan. The Mansfield Downtown Partnership's Board and Committee meetings are open to the public and provide further avenues for interested citizens to review and comment on the Project Development Plan as it evolves. Finally, the Municipal Development Plan requires the approval of the both the Town of Mansfield and the University's Board of Trustees, which provide further opportunities for public participation and comment.

The preparation of the Draft EIE is one of the initial phases of the project. As of now, the project consists of a conceptual land use plan and analysis of the impacts of that plan. More design work is needed in order to proceed to the next phase of the project which would involve permitting at the local, state and federal levels. Table 4-10 of the Draft EIE contains a list of certificates, permits and approvals that would be required before construction can begin. Many of these approvals afford the opportunity for public involvement, particularly the site plan approval, inland wetlands and State Traffic Commission approvals. At the time these permit applications are submitted, detailed information would be made available for comment.

#### *Town of Mansfield (Mansfield)*

Mansfield-1. The Concept Master Plan for Downtown Storrs, is by design, a high level plan. Consequently, the mitigation measures identified in the EIE, in many instances, express commitments to high level strategies such as stormwater management BMP and no increase in net peak flow.

The Concept Master Plan outlines the most intense development scenario that would likely occur within the project area and the EIE correctly accounts for the resulting cumulative impacts and requisite avoidance and mitigation strategies. The specific mitigation measures required will ultimately be determined by the details of the final development plan.

The University is fully committed to using its influence as a full partner in the Mansfield Downtown Partnership to ensure that the strategic commitments expressed

to avoidance and mitigation are tactically implemented and that the town and the development team will share this commitment. Since the Town must endorse the final MDP, we presume it will be satisfied by the commitments expressed in the plan. With regard to the desire for additional public review, see response to WRCOG-3.

Mansfield-2. See response to WRCOG-3.

Mansfield-3: The DEIE is only the first step of many giving the public the opportunity to review and comment on the proposed project. Through comments received on the DEIE, the proposed project concept will be modified to further address critical issues such as public safety. The required project mitigation measures will be identified through the state and local permitting processes. Designs of roadway and pedestrian mitigation measures will need to be approved by the Town of Mansfield and the state DOT. The University has under taken a comprehensive approach to the analysis of this project in conjunction with other planned campus improvements. This process was described in the DEIE and will be expanded in a subsequent State Traffic Commission Certificate Application. During these processes the public and Town will be integral partners in the process and final development of mitigation measures.

The University has included the extension of Hillside Road in the 21st Century program and it is identified as a high priority project.

UConn ceased financial support for WRTD's pre-paid fare program after the Undergraduate Student Government withdrew its financial support in 2002. WRTD must persuade the ultimate University users, including students, that this service meets their needs. Moreover, current fiscal constraints make it unlikely that financial support will resume in the short-term.

Mansfield-4. We concur with this comment. To the extent feasible, we will work with the Town and development team to maximize undisturbed neighborhood buffer areas and incorporate appropriate mitigation measures.

Mansfield-5. A Traffic Construction Management Plan will be developed for the project (see Draft EIE page 3-48). The plan will include construction schedules, routes for truck travel, truck delivery times, staging areas, and employee parking areas.

Mansfield-6. See Response to CHC-1.

Mansfield-7. The Draft EIE proposes that BMP will be incorporated into the project design, particularly with regard to a range of alternatives for stormwater management. During the public hearing we recommended consideration of vegetated swales and other natural-resource based BMPs to the extent practicable in conjunction with conventional detention basins for stormwater management. However, geologic and hydrogeologic conditions may not favor such alternatives. Additional study including geologic borings and test pits would be needed to determine the feasibility of implementing certain BMP at the site.

See response to WRCOG-3 regarding additional review opportunities.

*Town of Windham Water Works (WWW)*

WWW-1. See response to Mansfield-4. The Windham Water Works will be notified of the project's construction start date once that start date is known.

*Mansfield Downtown Partnership*

No response is required.

*Ruth B. Moynihan (RBM)*

RBM-1. Within the boundaries of the Storrs Center Site, several layouts were considered during the conceptual planning phase. The site at the corner of Storrs Rd. and Eagleville Rd. was considered for graduate student housing, however, this portion of the property is constrained by the presence of the Post Office and wetlands adjacent to, and immediately east of, this area. Given these constraints, the number of student housing units that could be constructed there would be severely limited.

The ultimate location of any of the proposed residential components of the Concept Master Plan will be subject to feasibility assessments (further market analysis, cost to construct, cost to carry, etc) once a development team partner has been selected. That said, we believe the presence of approximately 350-400 year round residents immediately adjacent to the commercial area is a necessary stimulus to ensuring the viability of the entire project.

RBM-2. The project boundary borders the Joshua's Trust land. The conceptual plan indicates that construction within the property would occur approximately 100 feet from Joshua's Trust land to the east. A minimum 100' buffer from the development to the Joshua's Trust property, which is preserved forested open space, provides significant additional buffer.

RBM-3. As recommended by the EIE, development of the Storrs center site will require the development of a hydrologic budget for the vernal pool area. On the basis of this hydrologic budget the amount of roof runoff which will be directed to the pool will be determined. If it is determined based on the hydrologic budget that the diversion of the entire roof runoff area to the vernal pool is excessive, portions of the roof runoff will be directed to the stormwater management features elsewhere onsite. There is a natural existing overflow from the vernal pool to the lower wetland areas. However even if additional water were to runoff from the site to the wetland areas below, the topography is such that there would be no potential chance for increasing



AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
STORRS, CONNECTICUT 06268-2588

Mr. Larry Schilling, University Architect  
Architectural and Engineering Services, University of Connecticut  
31 LeDoyt Rd., U-Box 3038  
Storrs, CT 06269-3038

December 3, 2002

Re: October, 2002 Draft Environmental Impact Evaluation  
University of Connecticut Graduate Student Apartments/Downtown Mansfield Master Plan Projects

Dear Mr. Schilling:

Mansfield's Town Council and Planning and Zoning Commission have reviewed the above-referenced draft Environmental Impact Evaluation (EIE) and have authorized the following comments, which should be addressed in association with the Connecticut Environmental Policy Act (CEPA) processes and, where applicable, in the design, permit, construction and maintenance phases of the project.

1. Although the EIE essentially supports, subject to identified mitigation measures, potential graduate student development on either the Northwood or Downtown sites, the specified preferred alternative is the Downtown area, due to expressed goals and objectives for the establishment of a mixed-use Town Center and the graduate student preference to be adjacent to existing campus areas. This assessment is consistent with local, regional and State land use plans and is supported by Mansfield's Town Council and Planning and Zoning Commission.
2. The EIE appropriately documents site and neighborhood characteristics for the two project locations; it suitably identifies anticipated impacts on natural and socioeconomic resources, and it recommends a number of specific mitigation measures and construction management practices. The EIE's conclusions that anticipated impacts can be mitigated and that overall benefits outweigh potential costs are directly linked to the incorporation of identified commitments and mitigation measures into the final plans and, ultimately, the implementation of approved plans. To help ensure acceptable impacts, it is essential that comprehensive regulatory standards and approval processes be incorporated into the forthcoming Municipal Development Plan for the Downtown Project and that ample opportunity to review and comment be provided to Town officials, property-owners and interested citizens prior to approval and implementation of final plans to allow confirmation that commitments and mitigation measures contained in the EIE are appropriately incorporated into construction plans.
3. The two studied project locations are located proximate to wetland/watercourse areas and, of particular significance, the Downtown site is situated within the drainage basin of the Willimantic Reservoir. The EIE recommends that DEP Best Management Practices be followed, that cuts and fills be minimized and that the stormwater management system be designed with a goal of 80 percent total suspended solids removal. The report includes numerous stormwater mitigation measures and indicates that, through a reconstruction of existing drainage structures and incorporation of new mitigation measures, it is possible to protect and possibly improve natural resource conditions. Recommended stormwater mitigation measures include: the use of vegetated swales and grass buffer strips; catch basins with deep sumps and hoods to trap oil and grease; gross particulate separators; reconstruction of the existing stormwater collection system; detention basins designed to detain a 100-year storm event to pre-development levels; detailed erosion and sedimentation control measures, protection of the drainage basin of an existing onsite vernal pool on the Downtown site and protection of areas adjacent to other inland wetland/watercourse areas. To help ensure acceptable impacts to surface and

groundwater systems, it is essential that Town officials and the public be given future opportunities to review and comment upon specific site grading and stormwater management designs, and all mitigation measures and long-term maintenance responsibilities must be incorporated into construction plans and contractual documents.

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4. The EIE documents anticipated traffic impacts including increases in traffic volumes on local roads and expected peak hour decreases in level of service at three intersections on State roads. The EIE, which assumes a number of planned improvements, including an extension of Hillside Road to Route 44, recommends a number of traffic-related mitigation measures, including safety and traffic-calming improvements on Town roads, signalization and widening improvements on State roads, pedestrian crossing enhancements on Route 195 in the Downtown area, such as pavement surface treatments, signage, bollards, lighted crosswalks and refuge areas, and a recommendation for a Downtown bus stop/station. To help ensure acceptable traffic impact, it is essential that all traffic-related issues be addressed in a timely, comprehensive and cumulative manner, with opportunities for public review and comment, so that appropriate actions can be taken to address identified public safety issues. All EIE-identified mitigation measures, including recommended pedestrian and public transit-oriented enhancements, as well as other improvements to encourage bicycle access, must be incorporated into specific project designs. Additionally, assumed improvements, including the northerly extension of Hillside Road, must be implemented as soon as possible. Furthermore, to help reduce vehicular traffic, it is recommended that University officials resume funding support for the Windham Region Transit District's Storrs/Willimantic pre-paid fare program.
5. The EIE provides comprehensive and updated information regarding UConn's water supply and sewage disposal systems. The analysis includes consideration of cumulative impacts by taking into account other UConn projects under construction or planned from 2002 to 2006. Noting that UConn's total water consumption has decreased since 1989, UConn's water supply and sewage disposal systems appear adequate to serve the subject projects. It is also noteworthy to emphasize that the University has begun a comprehensive study of the aquatic habitat of the Fenton River in the vicinity of the UConn wellfield. This study is expected to provide information that will enhance the management of the Fenton River wellfield and associated withdrawal practices.
6. The EIE provides information about the existing neighborhoods and anticipated impacts. In general, the report concludes that there will be some impacts (particularly traffic impacts in the downtown area), but that these impacts will be mitigated by appropriate design including undisturbed buffers adjacent to proposed housing sites, and lighting improvements designed to minimize spill light and provide the minimum light intensity necessary to address public safety and security needs, and appropriate construction management. To minimize neighborhood impacts, it is essential that undisturbed buffer areas be maximized and that all other neighborhood impact-oriented mitigation measures cited in the EIE be incorporated into final plans and subsequently implemented and maintained.
7. Due in part to construction traffic associated with UConn's various development projects, increased congestion has been observed on Route 195 and other Mansfield roadways. It is increasingly important that construction traffic be addressed as part of the final construction plans and specifications for this project and other UConn developments.
8. The EIE provides a detailed analysis of the Northwood property's historic and natural resource features. Particular attention has been given to the Gurley site, and a professional archaeological reconnaissance survey was conducted and the results documented. As recommended in the EIE, the Gurley site on North Eagleville and Bonemill Roads should be designated as a State Archaeological Preserve to ensure its permanent protection.
9. If the Northwood site is developed in the future, all of the documented recommendations and mitigation measures cited in the EIE, including limiting development to the southeastern portion of the site, retaining

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undisturbed buffers around the development area and utilizing DEP Best Management Practices for stormwater systems, should be incorporated into project designs and Town officials and the public should be given ample opportunity to review and comment on the plans before they are finalized and implemented. | 7

Thank you for the opportunity to comment. We anticipate continued cooperation regarding the subject projects and other issues of mutual interest. Town officials are available to discuss any of the issues identified in this letter. We respectfully request a copy of the University's written responses. If you have any questions regarding this letter, please contact Mansfield's Town Planner, Gregory J. Padick, at 429-3329.

Very truly yours,

*Audrey H. Barberet / jerr.*  
Audrey H. Barberet, Chairman  
Mansfield Planning & Zoning Commission

*Elizabeth C. Paterson*  
Elizabeth C. Paterson  
Mayor of Mansfield

encl.

cc: J. Petersen, Chancellor, Univ. of CT  
T. Callahan, Vice-Pres., Univ. of CT  
K. Fox, Co-Chair, Univ. Master Plan Comm.  
R. Schwab, Co-Chair, Univ. Master Plan Comm.  
R. Miller, Dir. Env. Policy, Univ. of CT  
J. Smith, State Off. of Policy & Mgm't.  
B. Buddington, Dir., Windham Region Council of Gov'ts.  
Mansfield Conservation Commission



# SOUTHEAST ELEMENTARY SCHOOL

134 Warrenville Road • Mansfield Center, CT 06250 • 860-423-1611 • Fax 860-423-0610

Norma Fisher-Doiron, *Principal*

Item #18

January 17, 2003

Mr. Brett and Mrs. Stephanie MacNamara  
118 Warrenville Road  
Mansfield Center, CT 06250

Dear Mr. and Mrs. MacNamara:

We would like to thank you for volunteering to support Southeast Elementary School's new drop-off and pick-up procedures. As volunteer firefighters, your presence in the school parking lot helped to reinforce the importance of our school fire lanes and the need for child safety during drop-off and pick-up times. We know the job was trying at times.

The countless volunteers and paid members of the Mansfield Fire Department have always provided great community support for our school. The success of all children rests in your willingness to serve.

On behalf of the Dismissal Procedures Committee and the Southeast School community, please accept this gift certificate to the Main Street Café. We appreciate your effort on our behalf.

Sincerely,  
The Southeast Elementary School Community

A handwritten signature in cursive script that reads "Norma Fisher-Doiron". The signature is written in dark ink and is positioned above the printed name of the principal.

Norma Fisher-Doiron  
Principal

cc: Ryan Hawthorn, Fire Chief  
John Jackman, Fire Marshal  
Martin Berliner, Town Manager  
Mansfield Board of Education  
Mansfield Town Council

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## CCM'S 2003 STATE LEGISLATIVE PROGRAM

### Quality of Life and Economic Success:

#### *Meeting Today's Challenges While Creating Tomorrow's Opportunities*

The fiscal crisis presents short-term challenges and long-term opportunities for state and local policymakers in Connecticut. The decisions made today and in the near future will have long-term implications for our quality of life and economic success.

In the short term, the gap between state spending and state revenue must be bridged. It must be done equitably, in a way that maintains and strengthens the ability of the state-local partnership to provide public services to the people and businesses of Connecticut.

Times of crisis also present opportunities for fundamental change -- they require a new vitality and commitment to problem-solving from state and local leaders.

It is time to re-think the basics of our state-local revenue system, acknowledge its deficiencies, and make possible real reform. Connecticut deserves a state-local revenue system that is equitable and reliable, and that raises sufficient monies to pay for the effective delivery of needed public services in our state.

It also is time to re-think the basics of our land use system, acknowledge its deficiencies, and make real reforms to it. Connecticut deserves a land use system that promotes investment first where the infrastructure to support it already exists, that protects open space and agricultural land, and that prevents destructive and costly sprawl and the inefficient use of public resources.

#### *The Property Tax and the State-Local Revenue System*

The present state-local tax structure is broken. The property tax -- Connecticut's single largest tax -- is regressive and inflexible. It is insensitive to an individual's particular circumstances and ability to pay. Beyond that, it increasingly cannot do all the jobs it is asked to do. For example, *Connecticut is more reliant on property taxes to fund K-12 public education than any other state in the nation* -- yet access to a quality education should not be dependent on the property wealth of the community in which a child happens to live.

The growth in Connecticut's municipal tax base -- the grand lists - has lagged behind inflation in nine of the last ten years. Property tax rates have skyrocketed. This happened even during the robust economy of the late 1990s, when *state revenues grew rapidly and state taxes were cut by over \$2 billion*. At the same time the property tax was being asked to do more and more -- to help police and fire departments respond to terrorist threats and other emergencies, repair aging roads, educate a growing population of school-age children, meet new and costly environmental requirements, and much, much more.

Overdependence on the property tax forces local governments into a destructive competition for grand list growth that has resulted in bad land use decisions and costly sprawl development. This sprawl means that development does not occur where the infrastructure to support it already exists but instead occurs in previously undisturbed areas where new roads, schools, sewers and other infrastructure must be built. It promotes

disinvestment in our cities and urbanized towns. This is inefficient, adds to transportation woes, and is disfiguring the face of Connecticut.

### *This Year's Budget Gap*

Although there is an immediate need to balance the State budget, it should not be done by shifting the State's problem to municipalities and their residential and business property taxpayers.

Towns and cities are not disembodied, abstract concepts that can absorb mid-year and other funding cuts without people being hurt. Local governments in Connecticut deliver the public services most valued by the public: municipal employees teach children, police neighborhoods, put out fires, fix streets, help senior citizens, inspect restaurants, test for lead, and much, much more.

Connecticut's quality of life depends on those services. They are the reasons people choose to live and do business in Connecticut. **Cities and towns have already absorbed enough pain. Further cuts would cut to the bone** in many communities, and seriously impair the ability of municipal officials to provide for their residents and businesses.

### *What the State Can Do in 2003*

Connecticut's state government must, in the short-term, maintain its statutory and other funding commitments to its service-delivery partners at the local level. The State's own budget problems should not be merely shifted to the municipal level in a fiscal sleight of hand. Among other things, the State should:

- ✓ **Restore to municipalities the statutory protection from mid-year budget cuts (rescissions) by the Governor.**
- ✓ **Maintain the State's pledge to increase its share of the costs of K-12 public education by:** (a) honoring the commitment to remove the funding cap on the Education Cost Sharing {ECS} grant. If circumstances allow, provide a cost-of-living allowance under the ECS program for non-capped communities. (b) honoring the commitment to decrease the state reimbursement threshold on the Excess Cost Grant for locally placed Special Education students; and (c) removing the funding caps placed on the Student Transportation, Adult Education, and Excess Cost of Special Education grants.
- ✓ **Restore funding to programs that were recently cut, such as:** (a) the **Town Aid Roads** program (cut by \$10 million this year), (b) the **Local Capital Improvement Program** (no funding provided this year, \$65 million promised for 2003-04), (c) **state payments-in-lieu-of-taxes (PILOT) grants for state property and for private colleges and hospitals** which were funded below the levels (45% for state property and 77% for private colleges and hospitals) required by statute, and (d) grants to **priority school districts** (cut by the Governor's November rescissions).
- ✓ **Provide relief to municipalities from unfunded state mandates** that drive up the cost of local government by (a) enacting a **statutory prohibition against new unfunded mandates**, (b) providing **relief from the prevailing wage requirement** that increases the cost of every capital project for both the municipalities and the State, and (c) other measures to avoid increasing the cost of local government.
- ✓ **Lay the groundwork for a "smart growth" land-use policy** by (a) commissioning a **"build out analysis"** to understand how Connecticut will look 25, 35 and 50 years from now under current patterns of development, (b) developing a **cost-of-sprawl** study, (c) establishing a **coordinated Geographic**

**Information System (GIS)** that allows for information exchanges between state, regional and local planners and decision makers, (d) **reinvigorating the State Plan of Conservation and Development** to facilitate coordinated planning at the state, regional and local levels, and (e) adopting **incentive-based programs to coordinate local, regional, and state land-use planning.**

- ✓ **Reform the Connecticut Siting Council** so that (a) the siting of facilities is made with a long-term, comprehensive and planning-oriented view, and (b) municipal input to, and representation on, the Council is increased.

### *Preparing For The Future*

While balancing the State's books for FY 2003-04 and 2004-05, state leaders must continue on a parallel track to advance reforms of both the state-local revenue system and land-use system.

- ✓ In 2002 the Governor and the General Assembly established the **Blue Ribbon Commission on Property Tax Burdens and Smart Growth Incentives.** This body, scheduled to report in October 2003, has been studying Connecticut's overreliance on property taxes and its implications for public services, land use, and the quality of life and economic vitality of our state.
- ✓ **CCM's Property Tax Reform Task Force** is seeking to develop a bipartisan consensus on options for (i) changing the municipal and state revenue systems, (ii) changes to financing local public education and (iii) making government more efficient and accountable.
- ✓ Many groups have been studying "smart growth" and land use reform and what it would mean for Connecticut – including the **Connecticut Regional Institute for the 21<sup>st</sup> Century**, the **Transportation Strategy Board**, and **CCM's Smart Growth Task Force.**
- ✓ **The Archdiocese of Hartford's Office of Urban Affairs** is undertaking its **CenterEdge Project** that is studying, among other things, the connections between tax and development policy in Connecticut, what it means for cities, suburbs, and rural towns, and also what it means for people in regard to social and economic disparities. Myron Orfield, a preeminent expert in regional and metropolitan policy development and planning, will soon release his *Connecticut Metropatterns* report as part of this project.

**These studies and efforts have the potential to make enormous contributions to policy development in Connecticut if they are heeded by state and local leaders, as well as by leaders in the private sector.**

### *Conclusion*

State and local governments are partners in governing Connecticut. A crucial part of their joint responsibility is to provide public services. The state-local revenue system is broken and needs to be reformed. Our system of land use planning and decision-making is broken and needs to be reformed.

Connecticut's quality of life and future economic success depend on the ability of state and local policy-makers to work together and to rise to today's challenges, while laying the policy groundwork for significant, long-term reform.

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**ADDITIONAL 2003 STATE LEGISLATIVE PROPOSALS**  
(Listed by the General Assembly Committee in which they'd likely originate.)

**EDUCATION**

1. Clarify statutes to *ensure that members of regional boards of education are subject to the same level of personal liability for their actions as are members of single-municipal boards of education.*

**ENVIRONMENT**

1. Assist municipalities in meeting the costs associated with clean-water mandates (approximately \$3 billion over 20 years) by *repealing the statute that, in 2006, ends all grants to municipalities for clean water projects.*
2. Increase, from 30% to 50%, the *grant level for all new and existing nitrogen-removal projects* needed to meet clean water requirements.
3. Continue the *state-local partnership for open space preservation* by either (1) *maintaining the State's bond-funding commitment* for acquisition of open space and purchases of farmland development rights, or (2) *allowing municipalities to impose a real-estate conveyance surcharge* of up to ½% to provide funding for open space purposes (e.g., acquisition) and public improvements (such as those eligible for funding under the Local Capital Improvement Program).

**FINANCE, REVENUE & BONDING**

1. *Establish a minimum residual depreciation value of 20% for the personal property of telecommunications companies* whose taxes are assessed and collected by the State.
2. Address problems with municipal credit card collections by (a) *requiring the state to issue a single credit card RFP for all municipalities* (thereby lowering the service-fees) and (b) *allowing municipalities to directly charge the service fee to taxpayers who pay their taxes by credit card.* At present municipalities must absorb the fee for providing this service, shifting the cost to all other property taxpayers.
3. *Restore 100% state reimbursement to municipalities for state-mandated tax exemptions under the payment-in-lieu-of-taxes (PILOT) program for New Manufacturing and Equipment* (cut to 80% in FY 2001-02) or allow municipalities, at local option, to tax any amount for which they are not reimbursed.

**HUMAN SERVICES**

1. Require the Department of Social Services to *allow municipal social service departments the right of first refusal to administer state grant programs.*

**JUDICIARY**

1. Amend CGS Section 8-268 to (a) *require that property owners reimburse municipalities for costs associated with the removal and storage of personal property belonging to evicted residential tenants,* and (b) *establish a priority lien* for landlords who do not reimburse the town. Municipalities were relieved in 1997 of the mandate to remove and store the possessions of evicted commercial tenants.

2. Amend the recreational land use statutes to provide that *municipalities are liable for gross negligence, but not ordinary negligence.*

### LABOR AND PUBLIC EMPLOYEES

1. *Amend the municipal employee collective bargaining statutes to clarify the statutory definition of "department head" for purposes of excluding such personnel from collective bargaining. Specifically, change the definition of "major" in CGS Section 7-467 to ensure it refers to a position of importance to the municipality, rather than a position having a major financial impact on the municipality. The definition of "department head" should include staff reporting directly to the chief executive officer and staff directly supervised by a board or commission.*
2. *Repeal the statute that requires one union for the uniformed employees of municipal police departments and municipal fire departments. Present law requires rank and file employees and supervisors to be in the same union.*

### PUBLIC HEALTH

1. *Eliminate the state preemption that prohibits municipalities from regulating smoking.*
2. *Fund the per-capita grant to local public health districts and departments at levels required by statutes (funding was cut by \$500,000 for FY 2002-2003).*

### PUBLIC SAFETY

1. *Providing state funding to improve communications among first responders (EMS, fire, and police), at the scene of an incident (e.g., radio equipment for interdepartmental communications), and*
2. *Provide state funding for incentives for towns and cities to enter into regional initiatives for emergency preparedness.*



If you have any questions concerning these or other proposals affecting towns and cities, please call *Jim Finley, Jr.*, Associate Director of CCM for Public Policy & Advocacy; *Gian-Carl Casa*, Director of Legislative Services; *Ron Thomas*, Manager of State and Federal Relations; *Bob Labanara*, Legislative Associate; *Kachina Walsh-Weaver*, Legislative Analyst; or *Paul Nuñez*, Legislative Assistant, at (203) 498-3000.

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In the Region/Connecticut Item #20

# UConn Speeds Toward 'a State of the Art Campus'

At Storrs, \$1.3 billion in new financing keeps the projects coming.

By ROBERT A. HAMILTON

At the University of Connecticut campus in Storrs, construction workers are already as common a sight as students as the hard hats scramble to finish a modernization program in 2005. Now more projects are on the horizon. A new building program designed to put the finishing touches to what one university official called "a state of the art campus" will keep the payloaders and bulldozers around through at least 2015.

The present makeover project, called UConn 2000 and started in 1995, has already changed the face of the campus. Two parking garages with a combined 2,500 spaces, a \$56 million chemistry building, a \$20.6 million business school and a \$42.0 million biological sciences building have opened. An information technology center costing \$34.1 million is nearly finished and work will start soon on a \$40 million pharmacy building.

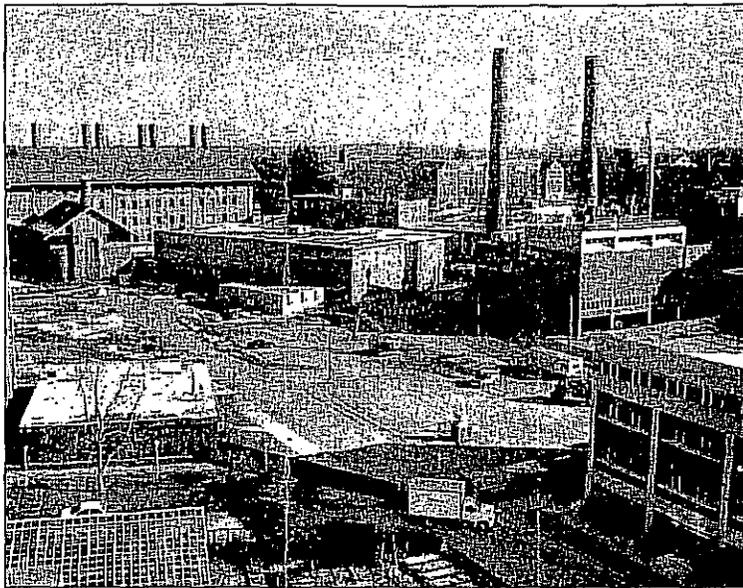
More than 100 classrooms have been renovated and now have voice, video and data service at each seat, and the core campus has been closed to traffic with the construction of a large pedestrian mall. New dormitory complexes have added thousands of beds to the residence halls.

The overall cost of UConn 2000: \$940 million.

The activity will continue now that the Connecticut Legislature has approved and the governor has signed a bill that extends the construction program for another 10 years in a plan called 21st Century UConn.

The new program, costing \$1.3 billion, will include a third parking garage, a new \$66 million humanities classroom building, a new student health building and a \$20 million expansion of the new Fine Arts complex. The life sciences building will be renovated at a cost of \$48 million, \$20 million will go toward the expansion and renovation of the psychology building, and \$7.2 million will be spent to renovate the Jorgensen Theater.

"This will allow us to go right into the design of the next projects as we're finishing up UConn 2000," said Larry G. Schilling, executive director of architectural and engineering services at UConn. "Knowing the funding will be in place allows us to make some decisions that will save money in the long run."



George Ruba for The New York Times

The new chemistry building, with short smokestacks, was built as part of UConn 2000, a modernization program costing nearly \$1 billion.

Less disruption can be expected than if work stopped and then restarted, Mr. Schilling said.

"The problem we had in the beginning was that most of the campus had not seen any significant construction for many years, and all of a sudden pedestrian patterns had to change and vehicle patterns had to change, and it was disruptive," Mr. Schilling said. "Now we've developed methods to inform people what we'll be doing next, so they may not like it but at least they know what's coming."

UConn 2000 will ultimately involve the construction of about 50 new buildings and the renovation of about 50 more, Mr. Schilling said. An additional 20 new buildings will be financed under 21st Century UConn, but the focus will shift to renovating some existing buildings, many of them dating from the early and mid-20th century.

About \$300 million of the new financing will be designated for the UConn Health Center in Farmington, the UConn Law School in West Hartford and regional campuses in Waterbury, Torrington and Groton.

"In UConn 2000 we addressed absolutely critical needs, the issues that needed immediate attention because we had basic decayed infrastructure," said Karla H. Fox, associate vice chancellor for university affairs, who is in charge of the master plan.

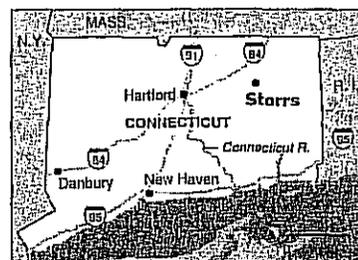
The business and pharmacy schools, in particular, were going to face re-accreditation problems because their facilities were so outdated, she said. A large part of the money went to repair leaky roofs and pipes, to install computer networking cables, and to upgrade heating and cooling systems all over the campus.

"Now, 21st Century UConn will allow us to move forward, to really plan a state of the art campus for the future," Dr. Fox said. About \$215 million of the new money will go toward deferred maintenance and making some of the older buildings accessible to the handicapped.

"When they were built 100 years ago, that wasn't an issue that was even considered by the architects, but our goal is to have 100 percent of our buildings accessible if possible," Dr. Fox said.

Another \$90 million will be designated for replacement of the West Campus and Graduate housing complexes, and more than \$30 million will go toward an intercollegiate, intra-

recreational sports complex.



The New York Times

plex.

Some projects that were only partly financed in UConn 2000 will be finished with the money from 21st Century UConn. The William Benton Museum of Art, for instance, is in the midst of a 7,000-square-foot expansion using \$700,000 from the UConn 2000 funds and \$800,000 donated by an alumna. It will get \$3 million from the next phase of financing.

"It's nice to see the humanities are getting some of the money," said Salvatore Scalora, the museum's director. "In a university setting, it's very easy to direct the money to science and engineering, which bring in the research dollars, but a humanities-centered education is essential, and we're excited to be a part of it."

The final draft of the campus master plan is awaiting the outcome of a study by the school's Academic Plan Task Force, which is spending much of its time discussing the school's classroom needs and trying to make the new buildings as flexible as possible. The expanded Student Union building, for instance, will have a 500-seat theater that can be divided into classrooms on weekdays.

"We're designing these buildings to last at least 100 years," Dr. Fox said. "They're going to be top flight buildings, but if they're going to be around that long, we have to put a lot of thought into them."

The new buildings have been winning raves from graduate students and professors. Michelle Rosado, a microbiology graduate student, said the colorful and well-lit biological sciences building she moved into last month was a wonderful change from the drab, dim building she had occupied. The security, too, is much better, she said, which will help protect not only the people but their experiments.

"We used to have the microbiologists spread out, so if we wanted to talk to someone else in the department you usually had to go to another building," Ms. Rosado said. "This will bring everyone together."

Preston B. Garcia, another doctoral student in microbiology, said the new buildings were also much better equipped for modern science. Some of his work, for instance, done with a DNA sequence analysis program that requires he connect to a power computer server.

"In the old lab we had to string about 100 feet of Ethernet cable to get Internet access," Mr. Garcia said. "Here, there's data jacks about every two feet, so it's a more convenient."

The university's president, Philip E. Austin, said that the overwhelming political support for the second phase of the construction program was gratifying and a vote of confidence in how UConn had managed the first phase.

"The governor and the Legislature understand that the state's economic future is a significant measure tied to the University of Connecticut," Dr. Austin said. "They understand that this is a way to invest in the state's future."

In addition to the research and consult expertise at UConn, almost 75 percent of graduates stay in the state, providing talented work force for Connecticut companies, he said. Pharmaceutical, defense, insurance and utility companies in the state have donated endowed chairs in some of technical disciplines, or entire buildings, Austin said.

"Those guys don't drop money on us unless you give them a reason," he said. "The corporate community recognizes UConn provides, and has also been supportive."

Nevin E. Kessler, vice president for development at the UConn Foundation, said, overhaul of the campus had bolstered school's fund-raising as well. Since 1995 number of donors each year has risen to 25,000 to about 40,000, and the amount given has risen even faster, from about million a year to \$50 million last year.

"Generally, people want to give to organizations that are successful and have bright future, and a campus that has significant deferred maintenance problems the University of Connecticut had in the 1980's and early 1990's was not an organization that people could get excited about," Mr. Kessler said. "But that's all changed with UConn 2000 and now 21st Century UConn."

"One of the things that we try to do, a reach out to people who have not been donating in the past, is to get them to come back and see the campus now," Mr. Kessler said. "People get excited about what the university is doing and see it as an investment in the future."

