

REGULAR MEETING-MANSFIELD TOWN COUNCIL

November 26, 2007

Deputy Mayor Gregory Haddad called the regular meeting of the Mansfield Town Council to order at 7:30 p.m. in the Council Chambers of the Audrey P. Beck Building.

I. ROLL CALL

Present: Clouette, Duffy, Haddad, Koehn, Nesbitt, Paulhus and Schaefer

II. APPROVAL OF MINUTES

Mr. Schaefer moved and Mr. Paulhus seconded to approve the minutes of the November 13, 2007 minutes as corrected. Motion passed with Mr. Nesbitt abstaining. Mr. Paulhus moved and Mr. Schaefer seconded to approve the minutes of the November 11, 2007 Special Meeting as corrected. The motion passed unanimously.

III. MOMENT OF SILENCE

Deputy Mayor Haddad requested a moment of silence in honor of and respect for our troops around the world.

IV. OPPORTUNITY FOR PUBLIC TO ADDRESS THE COUNCIL

Betty Wassmundt, 54 Old Turnpike Road, inquired whether or not a special meeting regarding the Community Center was held by the Town Council.

Town Manager, Matt Hart, stated that the meeting was held and offered to provide Ms. Wassmundt with a copy of the meeting packet.

Ms. Wassmundt, noting that she owns no rental properties, expressed her concerns regarding the Housing Code and asked the Town Council to table any decision on the proposed amendment until next month. Ms. Wassmundt's letter to the Council describing her concerns is attached.

Dennis O'Brien, 120 Bolivia Street in Willimantic, invited Town Council members to an open house for the Regional Children's Probate Court this Thursday from 4:30 p.m. to 6:30 p.m. The new Court is in operation and covers 17 towns including Mansfield. Attorney O'Brien thanked the Council members for reappointing him as the Attorney for Mansfield.

Mike Sikoski, 135 Wildwood Road, commented that the rent on his rental units will be increased by \$200 per month due to the cost of the Housing Code and to bring the units to market value. He stated no surrounding towns have similar ordinances. Willimantic had a Housing Code, did away with it, and are now trying to revive it.

V. SWEARING IN OF DEPUTY FIRE MARSHALS

Chief Dave Dagon and Deputy Chief/Fire Marshal John Jackman announced that Dan Davis and Andrew Franklin have both completed the Deputy Fire Marshal Program. The Program

takes over 255 hours to complete. The Deputy Mayor extended the congratulations of the Town Council and asked the Town Clerk to swear them in as Deputy Fire Marshals.

VI. OLD BUSINESS

1. Mansfield Housing Code, Expansion of Rental Certification Zone

Mr. Clouette moved and Mr. Schaefer seconded, effective November 26, 2007 to amend the map appended to the Town of Mansfield Housing Code per section 901.1 thereof, establishing the boundaries of the Rental Certification Zone wherein residential rental properties are subject to special regulation, and to substitute said amended map for the map now appended to the Code, so as to include within said Zone, in addition to all properties within the existing Zone, all properties east of the Willimantic River then along Mansfield City Road east to the junction of Browns Road, then east to the junction of Storrs Road and then northeast along Warrenville Road to the Ashford border, and all of Stafford Road south to the Windham town line and all roads west of Stafford Road to the Willimantic River, including all properties on both sides of all roads affected, as shown on the amended map, and as set forth in detail by the Director of Building and Housing Inspection in his correspondence to the Town Manager dated October 17, 2007, copies of which are available for inspection in the Office of the Town Clerk of the Town of Mansfield, Four South Eagleville Road, Mansfield, CT 0268.

Said amendments shall be effective 21 days after publication in a newspaper having circulation within the Town of Mansfield, with the result being that the amended map shall be substituted for the current map as an appendix to the Housing Code.

Council members inquired as to whether or not the Town could be liable for either not including certain elements in the water testing or for not including the entire Town in the Rental Certification Zone. Attorney Dennis O'Brien stated that the Town has limited immunity from liability in areas that require discretion as long as there is a rational basis for the extended benefit.

Ms. Koehn noted that some citizens are questioning the larger issues regarding the Housing Code and asked staff to address their questions and inform the citizens of their rights, under the Charter, to petition for repeal.

Mr. Nesbitt moved and Mr. Paulhus seconded to table the motion to the first meeting in January. Mr. Nesbitt stated that the program, which has been in existence for a year, should be reevaluated before changes are made. He asked staff to compare pre-code and post-code information to present at the January meeting. The motion failed with Duffy, Nesbitt and Paulhus in favor and Clouette Haddad, Koehn and Schaefer opposed.

2. Community/Campus Relations

Town Manager, Matt Hart, reported the Office of Student Affairs conducted a symposium on Spring Weekend attended by representatives of many colleges in the state. Possible strategies were discussed, as were possible alternative events. Ms. Koehn expressed her indignation regarding the quote in the packet attributed to Mr. Szigethy, Director of Alcohol and Other Drug Services. She stated that if Spring Weekend is not UConn's problem whose is its.

Mr. Hart also updated the Council regarding the formation of a task force to look at housing issues. Mr. Hart noted that although the Strategic Planning Process will address some of these issues, it is an important topic and there are things that staff can start to look at immediately.

3. Community Water and Wastewater Issues

The Committee will meet on December 15, 2007 at the Bishop Center and there is a good chance that the Ponde Place connections will be on the agenda.

VII. NEW BUSINESS

4. Presentation on Pandemic Flu Preparedness

Lucinda Hogarty, Public Health Emergency Preparedness Coordinator, Rob Miller, Eastern Highland Health District Director and John Jackman, Director of Emergency Management, presented an overview of the threats and actions being undertaken to deal with the possibility of a pandemic flu outbreak.

If both individuals and communities take responsibility and have a plan then the outcome can be changed for the better.

Ms. Duffy left at 9:50 p.m.

5. Financial Statements Dated September 30, 2007

Mr. Schaefer moved and Mr. Clouette seconded, effective November 26, 2007, to accept the Financial Statements dated September 30, 2007, as presented by staff.

Mr. Schafer noted the Finance Committee has reviewed the reports for the first quarter. Ms. Koehn questioned how the error in the budgeting for day camp salaries in the Recreation Program Fund would be addressed and suggested the Community Center should make adjustments in the current budget. Mr. Nesbitt asked if the amount spent for employee benefits was fairly stable across all four quarters. Jeff Smith, Director of Finance, stated the numbers fluctuate due to the use of seasonal workers.

The motion to approve passed unanimously.

Ms. Koehn moved and Mr. Nesbitt seconded to refer to the Finance Committee the question of what to do about the deficit in the Recreation Program Fund.

The motion was approved unanimously.

6. Capital Projects Closeouts

Mr. Schaefer moved and Mr. Paulhus seconded, effective November 26, 2007, to adopt the adjustments to the capital projects fund, as recommended by the Director of Finance in his correspondence dated October 22, 2007.

Mr. Schafer commented the Finance Committee has reviewed the report and voted to refer it to the Council.

The motion to approve passed unanimously.

7. DECD Financial Assistance Proposal for Improvements to Storrs Road

Mr. Clouette moved and Mr. Schafer seconded to approve the following resolution:

WHEREAS, pursuant to Connecticut General Statutes Section 4-66 (c) of the Connecticut Legislature, the Connecticut Department of Economic and Community Development is authorized to extend financial assistance for economic development projects; and

WHEREAS, it is desirable and in the public interest that the Town of Mansfield make an application to the State for \$2,500,000 in order to undertake the Improvements to Storrs Road (Route 195) Project and to execute an Assistance Agreement.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN OF MANSFIELD:

That it is cognizant of the conditions and prerequisites for state assistance, as imposed by Section 4-66 (c) of the Connecticut General Statutes;

That the filing of an application for State financial assistance by the Town of Mansfield in an amount not to exceed \$2,500,000 is hereby approved and that the Town Manager is directed to execute and file such application with the Connecticut Department of Economic and Community Development, to provide such additional information, to execute such other documents as may be required, to execute an Assistance Agreement with the State of Connecticut for State financial assistance if such an agreement is offered, to execute any amendments, decisions, and revisions thereto, and to act as the authorized representative of the Town of Mansfield.

The motion to approve passed unanimously.

8. Partnership for Working Toward Inclusive Communities

Mr. Paulhus moved and Ms. Koehn seconded, effective November 26, 2007, to authorize the Mayor to issue the attached Proclamation to Join the Partnership of Working Toward Inclusive communities thereby endorsing Mansfield's membership in the NLC Inclusive Communities Partnership.

Council members discussed the relevance and applicability of the proposed proclamation. Ms. Koehn expressed support for the effort with the exception of placing a sign indicating that this is an inclusive community.

Motion passed with all in favor except Mr. Schaefer who abstained.

VIII. DEPARTMENTAL AND COMMITTEE REPORTSIX. REPORTS OF COUNCIL COMMITTEES

Ms. Koehn reported that 20 people signed up for the energy audit and so the Clean Energy Team is able to continue to sponsor the program. Also the Energy Efficient Lighting Sale will be tomorrow the 27th at Southeast School.

X. REPORTS OF COUNCIL MEMBERSXI. TOWN MANAGER'S REPORT

Attached

Mr. Hart reported that with the approval of the changes to the Charter there are a number of ordinances that will need to be adopted. Staff has begun work on the development of the required ordinances.

At the December meeting, the Town Manager, will present his

recommendations for participation in the WINCOG Regional Performance

Incentive Program.

The Town Manager suggested that instead of one budget information session the Council might prefer to spread the discussion over two regular meetings. The first meeting would be an update on major projects and the second an intensive look at budget items. Mr. Nesbitt suggested the first meeting in January be dedicated to business and the second meeting a work session to discuss the budget. By consensus the Council asked the Town Manager to examine this proposal including the establishment of rules for public participation.

Mr. Hart reported that Town Staff has developed an interim search vehicle that will facilitate improved searching of the records of the Boards and Commissions of the Town. By consensus the Council agreed to distribute the site to Council members on a trial basis. Mr. Hart asked Council members to let him know their thoughts.

Mr. Paulhus left at 10:30 p.m.

XII. FUTURE AGENDAS

Council members agreed to discuss at a future meeting whether or not this and future Town Councils are bound by the Strategic Planning report, or is it advisory.

Mr. Nesbitt requested the Council set aside time to discuss how to approach communication, general policy and the best way to establish coordination and oversight.

Mr. Clouette would like to discuss the WRTD bus system at a future meeting and asked if staff thought any action needed to be taken. The two issues he is concerned about are UConn's commitment to the fare free program and the status of the special service which involved providing rides for students at night on an on call basis. Ms. Koehn also questioned the

change in schedule that eliminates an easy connection between Mansfield and Hartford. Mr. Hart reported that in the last few years it has been more difficult to garner support from the Undergraduate Student Government for the fare free program and the late night program had some problems and WRTD declined to provide it this year for a number of reasons. Mr. Hultgren and Mr. Hart have been working to facilitate an agreement between the parties. He will keep the Council informed.

XIII. PETITIONS, REQUEST AND COMMUNICATIONS

9. CCM re: Post Elections, new CCM Officers and Board Members Appointed.

10. The Chronicle "Three Women, Three Towns, A Common Thread – 11/19/07

11. Daily Campus " Best in Their Class" – 11/14/07

12. Daily Campus "Spring Weekend Symposium Seeks Solution To Party Weekend Issues" – 11/14/07

13. 2007 Home Energy Solutions Program

14. Regional Schools District #19 re: District/Municipal Budget Information Sharing Session – 11/14/07

15. Office of Environmental Policy Letter RE: University of Connecticut Proposed Compos Facility – 11/9/07

16. Chamber Update "Fall Fiest Spook-tacular Success" – November 2007

17. Daily Campus " Mansfield Meets the Hogans" 11/5/07

18. The Chronicle " Mansfield Gives UCONN President a Warm Welcome" – 11/3/07

19. The Chronicle " Towns and Universities Benefit from Bonding – 11/1/07

20. Daily Campus "Study: Drivers More Cautious on Busy Roads" 10/17/07

21. New York Times "Consulting Firm Good Choice for Hogan" 10/15/07

22. New York Times "Growing Pains at UCONN" – 10/14/07

23. The Chronicle "Wetlands Oks New Center" 10/4/07

XIV. EXECUTIVE SESSION

XV. ADJOURNMENT

Mr. Schafer moved and Mr. Clouette seconded to adjourn the meeting at 10:50 p.m.

Motion passed unanimously.

Gregory Haddad, Deputy Mayor

Mary Stanton, Town Clerk