



**TOWN OF MANSFIELD
TOWN COUNCIL MEETING
MONDAY, April 28, 2008
COUNCIL CHAMBERS
AUDREY P. BECK MUNICIPAL BUILDING
7:30 p.m.**

AGENDA

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EXECUTIVE SESSION

ADJOURNMENT

REGULAR MEETING-MANSFIELD TOWN COUNCIL
April 14, 2008

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: Blair, Clouette, Duffy (7:40 pm), Haddad, Koehn, Nesbitt (7:38 pm), Paulhus, Schaefer
Absent: Paterson

II. APPROVAL OF MINUTES

Mr. Clouette moved and Mr. Paulhus seconded to approve the minutes of the March 24, 2008 regular and special meetings as corrected. Motion passed with Ms. Blair abstaining. Mr. Clouette moved and Mr. Paulhus seconded to approve the minutes of the March 26, 2008 special meeting. Motion passed with Ms. Koehn abstaining. Mr. Clouette moved and Mr. Paulhus seconded to approve the minutes of the March 31, 2008 and April 2, 2008 special meetings. Motion passed with Ms. Blair abstaining.

III. MOMENT OF SILENCE

Deputy Mayor Haddad requested a moment of silence in honor of the troops who have fallen victim to the conflicts in the Middle East.

IV. OPPORTUNITY FOR PUBLIC TO ADDRESS THE COUNCIL

Betty Wassmundt, 54, Old Turnpike Road, urged the Council to direct the staff to remember the economic times when negotiating contracts. She also urged the addition of a second opportunity for the public to speak at all Council meetings. (Statement attached).

Ms. Blair moved and Mr. Paulhus seconded to move Items 3 and 4 to the next orders of business. Motion passed unanimously.

Ms. Koehn moved and Mr. Nesbitt seconded to add the Earth Day Proclamation as Item 11a under New Business. Motion passed unanimously.

V. OLD BUSINESS

1. Community/Campus Relations

Town Manager Matt Hart reported the University is close to identifying a new site for the compost facility and would like to hold a session for public comment at a future Council meeting. He also outlined a new Off-Campus Community Leaders Program designed to establish a network of students who live off-campus and who will be available to assist other off-campus students.

Mr. Clouette reported that numerous steps have been taken to ameliorate the effects of Spring Weekend. The Town and Region 19 are presenting an alternative event to be held at the Community Center. The Dean's office has been in communication with area colleges and will report back to those colleges if their students get in trouble. Plans are in place to try to identify individuals who are coming into the area for unlawful purposes.

2. Community Water and Wastewater issues

Town Manager Matt Hart reported the UConn Water and Wastewater Policy Advisory Committee would be meeting to discuss the drought information. UConn will be scheduling a meeting with the neighbors of Agronomy Road. Mr. Hart will email the information to members.

VI. NEW BUSINESS

3. Mansfield Community Center: Review, Analysis and Recommendations

Town Manager Matt Hart introduced Curt Vincente, Director of Parks and Recreation and Steve Capezzone from the Enterprise Group. Mr. Hart noted the purpose of the study was to look at the Community Center from a private sector view and then to challenge the staff to review the proposals and to return to the Town Council with recommendations.

Mr. Capezzone stated the study reviewed the 2005 recommendations, approached the review of the Community Center as a for-profit multipurpose facility and looked for efficiencies and enhancements to improve the bottom line. Mr. Schafer presented a series of concerns with the report (attached), noting, however, that the report was beneficial. Ms. Koehn requested a list of the reports used in the analysis and an explanation of the methodology used. In response to a question from Mr. Nesbit, Mr. Capezzone stated that a net savings of \$50,000 to \$75,000 next fiscal year is realistic if about 50% of the recommendations are enacted. Members discussed a number of the recommendations, suggested a marketing/program effort aimed at UConn students, babies and tweeners, and discussed whether

the current management system is an adequate model for the operation. Ms. Blair requested a definition of "student" to be used if the enhancements are approved. Curt Vincente will review and recommend a definition if that enhancement becomes part of the proposal.

The Council agreed to proceeding as recommended by the Town Manager.

4. Town Council Media Project

Jaime Russell, Director of Information Technology, presented the findings of the staff regarding the options, best practices, design, cost, and coordination of the proposed Council media project. The Town Manager requested guidance on how to proceed noting that there is \$25000 in the Manager's proposed budget for this year and an additional amount planned for the next year. Council members discussed the importance of public access to the Council's meeting and the associated cost.

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

Resolved, the Mansfield Town Council will broadcast their meetings as soon as feasible.

Deputy Mayor Haddad moved to amend the resolution to include a referral to the Communication Advisory Committee. Accepted as a friendly amendment, the motion to approve the resolution as amended passed unanimously.

Mr. Schaefer moved and Ms. Blair seconded to recess as the Town Council and come to order as the Water Pollution Control Authority. Motion passed by all.

5. WPCA, FY 2007/08 Willimantic Sewer Budget

Mr. Schaefer, Chair of the Finance Committee, moved, effective April 14, 2008, to adopt the Willimantic Sewer Budget for 2007/2008 as endorsed by the Finance Committee.

Motion passed unanimously.

6. WPCA, FY 2007/08 UConn Sewer Budget

Mr. Schaefer, Chair of the Finance Committee, moved, effective April 14, 2008, to adopt the UConn Sewer Budget for 2007/08 as endorsed by the Finance Committee.

Mr. Schaefer explained the increase in fees is largely due to the fact that UConn has been incorrectly measuring water usage. In an effort to promote water conservation, Ms. Koehn requested a review to see if UConn is legally responsible for installing individual water meters. The Town Manager will investigate.

Motion passed unanimously.

Ms. Blair moved to adjourn as the Water Pollution Control Authority and reconvene as the Town Council.

Motion passed unanimously.

7. Proposed Amendment to the Code of Ordinances, Land Use Fee Schedule

Mr. Clouette moved and Ms. Duffy seconded, to schedule a public hearing for 7:30 PM at the Town Council's regular meeting on April 28, 2008 to solicit public comment regarding the proposed April 1, 2008 draft revisions to the Town's fee schedule for various land use permits.

Motion passed unanimously.

8. Historic Documents Preservation Grant

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

Resolved, effective April 4, 2008, that Matthew W. Hart, Mansfield Town Manager, is empowered to execute and deliver in the name and on behalf of this municipality a contract with the Connecticut State Library for a Historic Documents Preservation Grant.

Resolved: That Mansfield hereby adopts as its policy to support the nondiscrimination agreements and warranties required under Connecticut General Statutes § 4a-60(a)(1) and § 4a-60a(a)(1), as amended in the State of Connecticut Public Act 07-245 and sections 9(a)(1) and 10(a)(1) of Public Act 07-142.

Motion passed unanimously.

9. Proclamation Designating Wednesday, April 16, 2008 as National Start! Walking Day in Mansfield

Ms. Koehn moved and Ms. Blair seconded, effective April 14, 2008, to authorize the Mayor to issue the attached Proclamation Designating Wednesday, April 16, 2008 as National Start! Walking Day in Mansfield.

(Attached)

Motion passed unanimously.

10. Proclamations Recognizing Senior and Youth Service Program Volunteers

Mr. Paulhus moved and Ms. Duffy seconded, effective April 14, 2008, to authorize the Mayor to issue the attached Proclamation Acknowledging the Volunteer Community of Mansfield Youth Services

(Attached)

Motion passed unanimously.

Mr. Paulhus moved and Ms. Blair seconded, effective April 14, 2008 to authorize the Mayor to issue the attached Proclamation Acknowledging Senior Center Volunteers

(Attached)

Motion passed unanimously

11. Proclamation in Support of Pay Equity

Mr. Schaefer moved and Ms. Duffy seconded, effective April 14, 2008, to authorize the Mayor to issue the attached Proclamation in Support of Pay Equity. (Attached)

Motion passed unanimously.

11a. Earth Day Proclamation

Ms. Koehn moved and Mr. Paulhus seconded to endorse the Earth Day Resolution as submitted. (Attached)

Motion passed unanimously.

VII. DEPARTMENTAL AND COMMITTEE REPORTS

VIII. REPORTS OF COUNCIL COMMITTEES

Mr. Haddad reported the Personnel Committee would be meeting on May 8th to discuss the Rules of Procedure.

Mr. Clouette reported the University admitted that training and management practices were partly at fault of the paint in the brook.

Mr. Schaefer reported that the Finance Committee recommends that the Public Hearing scheduled for April 17th should be an opportunity for the Town Council to listen to the public's response to the Town Manager's proposed budget. At the Information Session on May 7th, however, the Finance Committee and Board of Education will present their approved budgets to the public.

IX. REPORTS OF COUNCIL MEMBERS

Ms. Koehn announced some of the events scheduled for the Earth Day celebration on April 26th. These include music, a farmer's market, "green" cars, vendors and projects for the kids. She urged all to attend if possible.

Mr. Paulhus, Mr. Nesbitt, Deputy Mayor Haddad and Town Manager Matt Hart all attended the inauguration of the UConn President.

X. TOWN MANAGER'S REPORT

(Attached)

Mr. Clouette asked if it would be possible for the Council to vote on the vision points of the Strategic Plan prior to voting on the action points. The Town Manager will raise the issue at the next Strategic Planning Steering Committee Meeting.

Ms. Blair asked if citizens would be allowed to leave their Rid Litter bags along the side of the road for pickup. The Town Manager will check.

Mr. Paulhus noted that there is a Public Safety meeting scheduled for April 16th at 1:00 pm at the Bergin Correction Center.

XI. FUTURE AGENDAS

Ms. Blair requested a field trip to the Reynold's School be scheduled. Deputy Mayor suggested the Daycare be included in the tour.

Mr. Schaefer asked that the sight line coming out of Reynold's School be checked.

XII. PETITIONS, REQUEST AND COMMUNICATIONS

12. CCM re: Real Estate Conveyance Tax Bill Passes Finance
13. Chronicle, "24 UConn Students Fall Ill After Banquet" - 4/2/08
14. Chronicle, "Auditor Raises Red Flags With University" - 3/21/08
15. Chronicle, "Conference to Look at Alternative Energy" - 3/28/08
16. Chronicle, "Courtney Walks in Educators' Shoes" - 3/21/08
17. Chronicle, "Fatal Crash Investigation Questioned" - 4/7/08
18. Chronicle, "Input Sought on Next Mansfield School Chief" - 3/21/08
19. Chronicle, "Mansfield Budget Gets Mixed Reviews" - 4/8/08
20. Chronicle, "Mansfield Budget Plan Includes 1.91-Mill Hike" - 3/25/08
21. Chronicle, "Norovirus ID'd in UConn Illnesses" - 4/4/08
22. Chronicle, "Now That's a Ride to School" - 4/2/08
23. Chronicle, "N.Y. Investor Buys East Brook" - 4/8/08
24. Chronicle, "Public Preschool Programs Lead to Reduced Enrollments" - 4/5/08
25. Chronicle, "Storrs Man Chosen to Serve on Museum Group" - 4/4/08
26. Chronicle, "Students Prepare for the Trip of a Lifetime" - 3/25/08
27. Chronicle, "UConn Ed School Ranked 21st in the U.S." - 4/1/08
28. Chronicle, "UConn, DEP Probe Milky White Substance" - 4/2/08
29. Chronicle, "University Has Lawyers Probing Financial Audit" - 4/7/08
30. Department of Information Technology re: Free Wireless Internet Hotspot
31. Metro Hartford Alliance re: Government Reception
32. G. Padick re: Notice of 4/10 Scoping Meeting - Relocation of UConn Hazardous Waste Storage Building
33. Planning and Zoning Application Referral - Windwood Acres
34. Robinson & Cole re: Submission of Technical Information Concerning Proposal to Construct a Wireless Telecommunications Tower in the Town of Willington, Connecticut

35. State of Connecticut Department of Social Services re: Connecticut Municipalities 2008 Special Funding Initiative
36. State of Connecticut Department of Social Services re: Connecticut Senior Centers 2008 Special Funding Initiative
37. S. Thomas re: Oppose the Lebanon Power Plant Project
38. C. van Zelm re: Storrs Center Project Update
39. N. Wyman re: Reappointment to the Municipal Finance Advisory Commission

Mr. Paulhus moved and Ms. Blair seconded to move into Executive Session.

Motion passed unanimously.

EXECUTIVE SESSION

XIII. EXECUTIVE SESSION

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

Also present: Matt Hart, Town Manager

Issue: Open Space Acquisition

XIV. ADJOURNMENT

Ms. Blair moved and Mr. Paulhus seconded to come out of Executive Session.

Motion passed unanimously.

Mr. Paulhus moved and Ms. Blair seconded to adjourn the meeting at 11:15 p.m.

Motion passed unanimously.

Gregory Haddad, Deputy Mayor

Mary Stanton, Town Clerk

April 14, 2008

To: Town Council

From: Betty Wassmundt

1) At a recent meeting I heard a comment about negotiations ongoing with some group or union. As my Board of Directors, I would like for you to direct the Town staff to remember the tax payer as they negotiate. I would like you to direct Town staff to negotiate in the interest of the townspeople. The tax burden is getting beyond the ability of many people in town to pay. This is not a time for large wage increases or increases in benefits.

2) At your March 10th meeting you discussed briefly, Town Council Rules of Procedure. I urge you to allow for greater public participation in the council meetings. I urge you not to place any limits on the public's opportunity to address the council. I urge you to allow for at least two opportunities for the public to address the council. An opportunity for the public to speak at the end of your meeting, especially with discussion allowed between the speaker and the council, would be beneficial to all concerned. Try it, you might like it.

You have been allowing a second public session at your budget meetings and that has been a great help. These have been interactive with the council and staff and that is the way it should be. The Board of Education has two public sessions and I am told that this works for them.

ENTERPRISE CONSULTING REPORT ON MANSFIELD COMMUNITY
CENTER

Report both too narrow and too general:

Narrow: analyzes and discusses a health-fitness center, not a community center (except for a few lines on p. 65). Perhaps, then, the statement on p. 67 should be applied more broadly: "the additional costs to service community programs make the two operations [i.e., community services and fitness center] incomparable."

General: only comparisons are with national data, not local. This leads to such contradictions as:

P. 58: problems with local competition (whose rates are not provided)—Curves, Riverside Athl. Club, Super Future Fitness. Here we're told we don't compete because we lack space. But:

P. 62: our fees are 50% lower than national average (what about local average?!); and

P. 63—increase fees. But how can we compete locally if we lack space *and* raise our fees? And why should we need more space if our fees are so competitively low? We should be overbooked. Are we? These important questions are not addressed, partly I think because no local comparisons were made.

If indeed we only wanted an analysis of the Community Center as a health and fitness facility (which I believe the Council did not!), then the analysis should have been local, and the comparisons made with local competition, not very general nationwide statistics (dating from when?).

Some recommendations good, such as fees for Teen Center. But again, we (Town Council) can't decide because no analysis was made—would use of Center drop? increase? By how much? The only study is one of past years' use. Moreover, although idea may be a good one, can we do it? Were there special restrictions placed on the donation for the Teen Center? (A similar question can be raised about raising fees to Ashford & Willington residents, who have special rights.)

-and enrollment fee (because we can then offer to reduce it as an inducement! and not reduce the membership fee—neat-o!)

-and restriction of 3-month membership to students

-and several others we can discuss.

-and ending off-peak memberships. Probably a good idea, but what would we save? How many would drop out? No analysis.

And annual converting to month-to-month; again, good; but data?

But note the lack of analysis of how these might actually affect future of the Comm. Center.

Smaller points: P. 61, "advertising on the UConn campus." I spend 50-60 hr/wk on the UConn campus, walk across it often, and read the CDC. I have never seen any mention of the Community Center. We need do to more.

P. 67: Health & wellness industry FTE average: 25. Comm. Center: 34.75.
But how much of this is the health-fitness component?

P. 68: "Payroll creep"—how much of this is contractual?

P. 69: "The recommendations... could improve bottom line by \$200,000--
... and \$100K on the revenue side." Where is this \$100K itemized?

-Carl Schaefer
Apr. 14/08



*Town of Mansfield
Proclamation
Acknowledging Senior Center Volunteers*

Whereas, this week has been designated as National Volunteer Week; and

Whereas the entire community can inspire, equip and mobilize people to take action that changes the world; and

Whereas, volunteers can connect with local community service opportunities through many organizations; and

Whereas, volunteers working at the Senior Center have been instrumental in the success of many programs and services; and

Whereas, during this week, all over the nation, service projects will be performed and volunteers recognized for their commitment to service; and

Whereas, the giving of oneself in service to another empowers the giver and the recipient; and

Whereas, experience teaches us that government by itself cannot solve all of our nation's social problems; and

Whereas, volunteers are vital to our future as a caring and productive community; and

Whereas, the Mansfield Town Council wishes to publically recognize your invaluable work.

NOW, THEREFORE, BE IT RESOLVED, that I, Elizabeth C. Paterson, Mayor of Mansfield, Connecticut, do hereby issue this proclamation in recognition of your dedicated service to the Town of Mansfield.

IN TESTIMONY WHEREOF, I have hereunto set my hand and caused to be affixed the seal of the Town of Mansfield this 16th day of April 2008.

Elizabeth C. Paterson
Mayor, Town of Mansfield



*Town of Mansfield
Proclamation Designating Wednesday, April 16, 2008 as
National Start! Walking Day in Mansfield*

Whereas, each year 1.2 million Americans suffer a new and recurrent coronary attack, and cardiovascular disease is the nation's leading cause of death with direct and indirect costs estimated to be \$448.5 billion in 2008; and

Whereas, more physical activity can help improve these statistics; and

Whereas, adults may gain up to two hours of life expectancy for every hour of regular, vigorous exercise; and

Whereas, in addition to increased life expectancy, regular walking has many proven benefits for an individual's overall health. Brisk walking for at least 30 minutes a day can lower both bad cholesterol (LDL) levels and high blood pressure. It can also help individuals who are overweight achieve and maintain weight loss, and reduce their risk of stroke; and

Whereas, the Centers for Disease Control and Prevention estimate that physically active people save \$330 per year in direct medical expenditures; and

Whereas, on National Start! Walking Day, April 16, the American Heart Association's Start! movement calls on all citizens of Mansfield to walk at least 30 minutes today; and

Whereas, the purpose behind National Start! Walking Day is to get Americans to become more physically active by walking.

NOW, THEREFORE, BE IT RESOLVED, that I, Elizabeth C. Paterson, Mayor of Mansfield, Connecticut, in recognition of the importance of regular physical activity, do hereby proclaim April 16, 2008 as National Start! Walking Day in Mansfield and urge all citizens to show their support for walking and the fight against heart disease and commemorate this day by walking at work. By increasing awareness of the importance of physical activity to reduce the risk for cardiovascular disease, we can save thousands of lives each year.

IN TESTIMONY WHEREOF, I have hereunto set my hand and caused to be affixed the seal of the Town of Mansfield this 16th day of April 2008.

Elizabeth C. Paterson
Mayor, Town of Mansfield



*Town of Mansfield
Proclamation
In Support of Pay Equity*

Whereas, according to statistics released in 2007 by the U.S. Census Bureau, year-round, full-time working women in 2006 earned only 77% of the earnings of year-round, full-time working men, indicating little change or progress in pay equity; and

Whereas over a working lifetime, this wage disparity costs the average American woman and her family \$700,000 to \$2 million in lost wages, impacting Social Security benefits and pensions; and

Whereas, although women's earnings have been slowly catching up to men's over time, the National Committee on Pay Equity (NCPE) tells us that this reduction in the wage gap is in part due to a fall in men's earnings rather than an increase in women's earnings; and

Whereas, despite the fact that women make up almost half of the Connecticut workforce, women in the state on average still earn only 71.5% of men's earnings; and

Whereas, a vast majority of households depend on wages of a working mother and working families are often just one paycheck away from hardship.

NOW, THEREFORE, BE IT RESOLVED, that I, Elizabeth C. Paterson, Mayor of Mansfield, Connecticut, do hereby proclaim Tuesday April 22, 2008 as Pay Equity Day.

BE IT FURTHER RESOLVED, that Mansfield urges its citizens to recognize the full value of women's skills and significant contributions to the labor force.

IN TESTIMONY WHEREOF, I have hereunto set my hand and caused to be affixed the seal of the Town of Mansfield this 22nd day of April 2008.

Elizabeth C. Paterson
Mayor, Town of Mansfield

EARTH DAY RESOLUTION

A RESOLUTION of the Town of Mansfield Connecticut, to acknowledge the importance of Earth Day and support the community-wide activities and events that remind us of our connection to the planet and our responsibility to preserve and protect our environment.

WHEREAS, Earth Day is Friday, April 22, 2008: and

WHEREAS, Earth Day is celebrated annually to recommit to the goals of a healthy environment and a peaceful, just and sustainable world; and

WHEREAS, we acknowledge our collective responsibility for environmental education, stewardship and community sustainability; and

WHEREAS, we acknowledge that, to protect our town and our Earth - we, as the Town Council, must provide leadership, use the expertise and talent of our community and engage the hearts and minds of all citizens;

NOW BE IT RESOLVED, the Town Council of the Town of Mansfield, affirms its commitment to the goals and principles of Earth Day. In recognition of Earth Day April 22, 2008, we support Earth Day by:

Inviting and encouraging all citizens, businesses, organizations, schools, clubs, congregations to participate in Mansfield Earth Day activities, and to engage in environmentally sound practices every day.

Encouraging community awareness by co-sponsoring community activities and providing support.

Using the observance of Earth Day as an opportunity to explore new avenues to sustainability.

Forging partnerships with local organizations, environmental professionals, businesses and citizens to accelerate the adoption of town sustainability practices and becoming a model for the region.

Town Manager's Office
Town of Mansfield

Memo

To: Town Council
From: Matt Hart, Town Manager *MH*
CC: Town Employees
Date: April 14, 2008
Re: Town Manager's Report

Below please find a report regarding various items of interest to the Town Council, staff and the community:

- **Inauguration for UConn President Hogan:** Yesterday, various Council members and I attended the inauguration of Michael J. Hogan as the 14th president of the University of Connecticut. The event featured a number of speakers, including Governor Rell, Ryan McHardy representing the Undergraduate Student Government and our own Fran Archambault on behalf of the Alumni Association. I particularly enjoyed President Hogan's address, with his emphasis on research, teaching and service. My congratulations to Michael Hogan and Virginia, his wife, as well as the greater UConn community, upon this historic occasion.
- **Assisted Living Project Update:** The Assisted/Independent Living Advisory Committee continues to meet regularly, and has received proposals from Masonicare and Long Hill Associates to develop an assisted/independent living facility in Mansfield. The proposers will be presenting their concepts to the committee on May 1 from 9-noon in the Town Council Chambers, and it is expected that the committee will be making a recommendation of a preferred developer to the Council shortly after that.
- **Budget Sessions:** As the Council is well aware, we will have two budget sessions this week – the first scheduled for 6:00 PM on April 16th and the second for April 17th. The session on April 17th will include a public hearing on the budget.
- **Mansfield Board of Education Budget:** At its regularly scheduled meeting last Thursday, April 10th, the Board of Education voted to reduce its budget by \$334,557. Also, the Superintendent has assured me that the balance of the \$337,500 requested reduction will be achieved through other economies the schools will implement during the coming budget year.
- **Mansfield 2020 (Strategic Planning) update – Mansfield 2020, A Unified Vision,** the strategic planning process currently being undertaken by citizens and stakeholders in the Town of Mansfield is continuing to be developed this spring. After completing the second search conference weekend in January, two additional open houses were held. Over 200 people participated in the four open houses. Additional comments were received via the wiki, which has now been closed for comment as the report is being compiled. This spring, in collaboration with search conference participants, the Strategic Planning Steering Committee will deliberate and refine the action plans. The Committee will present its recommendations for the strategic plan to the Mansfield Town Council during summer of 2008.

- **Mansfield Downtown Partnership's Storrs Center Project:** As explained in number 38 of the Council agenda packet, the Mansfield Downtown Partnership will need more time to prepare its report to the Council regarding the public components of the project. At one of your budget meetings later this week, I will ask your support for a resolution encouraging the Governor to add to the next state bond commission agenda the \$10 million in bond funding for the Storrs Center parking garage. This funding is essential for this project.
- **"Mega MEHIP:"** The Mayor and I recently attended a meeting hosted by Comptroller Nancy Wyman's office regarding her Mega MEHIP (Municipal Employees Health Insurance Plan) proposal. Our broker (Milliman) is assisting the Comptroller with this program and we have received a preliminary estimate that would show a savings if the Town was to join the pool. However, there are still several issues that need to be resolved. Similarly, I am tracking the legislation proposed by Representative Donovan that would allow municipal employees to join the state employee health insurance pool. I will continue to keep the Council informed as to the progress of these state initiatives.
- **Public Works Spring Cleaning Update and Mansfield Rid Litter Day:** We have arranged with the Warden at the Bergen Correctional Center to have a spring litter pick-up crew that will pick up litter along the major Town roads in the greater UConn area. Their first day will be April 28th, and they will spend several days in this program. To augment this effort, two of the Town's summer help laborers will be assigned to pick up litter along the Town's collector roads throughout the Town for the rest of April. On a similar note, Rid Litter Day will be held on May 3, 2008. You can help by choosing an area and cleaning up the roadside litter. There will be no charge to dispose of bagged litter with household trash collection service and no charge if bags are brought to the Mansfield Transfer Station. Litter bags and temporary road signs stating "Rid Litter Day, Litter Removal in Progress, Please Share the Road" are available at the Town Hall. Call the Mansfield Public Works Department at 429-3333 for more information.
- **Connecticut Fire Safety Poster Contest:** Congratulations to Anyisia Lee, a 5th grade student at the Mansfield Middle School who was a finalist in this years Connecticut Fire Safety Poster Contest. Anyisia received a \$200.00 savings bond and plaque and was one of 32 state finalists chosen out of approximately 25,000 entries. The contest is an annual event sponsored by the Connecticut Fire Marshals Association and the Connecticut Fair Plan (Insurance Industry) and is part of Mansfield's fire prevention program.
- **Windham Region Council of Governments:** I attended the April 4th meeting of the WINCOG Board of Directors and we made continued progress on our strategic plan. Some time over the next few months, I expect to have a draft of the plan to review with you. The plan will focus on various regional initiatives, such as sustainability, economic development and shared service delivery.
- **Bergin C.I. Community Notification System:** The community notification system is used to notify citizens in the possibility of an escape at the Donald T. Bergin Correctional Institution located on route 44 in Mansfield. A test of the system will occur on Tuesday, April 22, 2008 at approximately 10:00am. The test should take from one half-hour to forty-five minutes to complete.
- **Week of the Young Child:** The Mansfield Advocates for Children is a voluntary group of Mansfield citizens appointed by the Mayor and Town Council to contribute to the positive development of all young children in Mansfield. During the week of April 13-19, 2008, the Mansfield Advocates for Children will be celebrating the "Week of the Young Child" to recognize the needs of young children and to thank educators and others involved in building better futures for all children. The Week of the

Young Child is celebrated across the Country by hundreds of local organizations. Mansfield will have special events planned for that week. Watch for special notices about the following events that will take place in April, such Young Children's Art on Exhibit at Mansfield Town Hall and the Mansfield Library, and Open House visits to participating local Early Care and Education Centers. Also, Mansfield Library will have a series of special events to mark this important week: "Fairy Houses, Fairy Moon" for ages preschool and up, "Wonderful Wednesdays" for all ages, "Family Story Time" for all ages and, "Drop in for Spring Crafts" for all ages. In addition, the Mansfield Community Center will continue the "Open Gym" time from 10:30AM-11:30AM for Parent and Tot on Monday, Wednesday, Friday, and Saturday. For more information please contact: Sandy Baxter, 429-3338, Baxtersp@mansfieldct.org.

- **Healthy Celebrations** – "Healthy Celebrations", an interactive event for parents and young children (2.8 yrs. old) will be held at the Mansfield Town Hall in the Council Chambers on April 17, 2008 from 10:30am – 12:00pm. Experience the fun of doing something safe and healthy with your child and leave with a little booklet of recipes, game starters, and craft ideas. Highlights include: health and safety information; nutritious snacks options; and simple physical activities and crafts to do at home for birthday parties, rainy days, or just another way to celebrate time with young children.
- **Upcoming meetings:**
 - Open Space Preservation Committee, 7:30 PM, April 15, 2008, Conference Room B, Audrey P. Beck Municipal Building
 - Special Town Council Meeting, 6:00 PM, April 16, 2008, Community Room, Mansfield Community Center
 - Conservation Commission, 7:00 PM, April 16, 2008, Conference Room B, Audrey P. Beck Municipal Building
 - Assisted/Independent Living Advisory Committee, 9:00 AM, April 17, 2008, Conference Room C, Audrey P. Beck Municipal Building
 - Special Town Council Meeting, 6:00 PM, April 17, 2008, Council Chambers, Audrey P. Beck Municipal Building
 - Special Town Council Meeting, 6:00 PM, April 21, 2008, Mansfield Community Center
 - Planning and Zoning Commission, 7:00 PM, April 21, 2008, Council Chambers, Audrey P. Beck Municipal Building
 - Mansfield Advisory Committee on the Needs of People with Disabilities, 2:30 PM, April 22, 2008, Council Chambers, Audrey P. Beck Municipal Building
 - Town Council, 7:30 PM, April 28, 2008, Council Chambers, Audrey P. Beck Municipal Building

SPECIAL MEETING-MANSFIELD TOWN COUNCIL

April 16, 2008

Mayor Elizabeth Paterson called the special meeting of the Mansfield Town Council to order at 6:00 p.m. in the Mansfield Community Center.

I. ROLL CALL

Present: Clouette, Duffy, Koehn, Nesbitt, Paterson, Paulhus, Schaefer
Absent: Blair, Haddad

II. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE COUNCIL

Sheldon Dyer, 139 Woods Road, addressed the Council regarding the Community Center. Mr. Sheldon is the Chair of the Recreation Advisory Committee, but spoke for himself in support of the Community Center. He briefly reviewed the recent Community Center study supporting some of the revenue enhancement suggestions like increasing corporate memberships, but cautioned against altering the fee schedule too much. Mr. Sheldon commented the Town is very fortunate to have such a facility.

III. NEW BUSINESS

The following budget items were discussed:

1. Library
2. Area Agency Contributions
 - Flag – Page 139 - Meals on Wheels
Mayor Paterson requested this item be revisited prior to adoption of the budget.
 - Flag - Page 139 – Windham Area No Freeze
Mr. Schaefer would like to add \$500 from the Town Council Media Project to this program
 - Flag – Page 139- Contributions to Area Agency
In future years Mr. Schaefer would like to add an additional column showing the amount each agency requested from the Town.
3. Community Development
 - Flag – Page 143 – Building Inspection
Ms. Koehn requested a clarification as to why if the total number of proposed building permits is anticipated to be higher is the revenue anticipated to be lower.
Mr. Schaefer left the meeting.
 - Flag – Page 147 – Planning Administration

After the Strategic Plan is completed the additional workload may require additional resources for this department.

4. Recreation

IV. OPPORTUNITY FOR PUBLIC TO ADDRESS THE COUNCIL

Howard Raphaelson, 119 Timber Drive, commented that the consultant's study on the Community Center offered neither compelling changes to the running of the facility nor any real opportunity for increased revenue with the exception of raising fees. Mr. Raphaelson is concerned that if fees are increased dramatically we will reach the point of diminishing returns because membership will begin to drop off. The limited square footage of the Center is a fact that the Town must deal with.

Betty Wassmundt, Old Turnpike Road, agreed with Mr. Raphaelson's comments and wondered what affect the new Tolland facility will have on the Community Center. She suggested making the Center work so everyone in Town can use it or make it private with no Town funding. Ms. Wassmundt requested the job descriptions for administrative assistants and would like the total for the Parks and Recreation budget prior to the Community Center.

Sheldon Dyer, 139 Woods Road, commented the Community Center might have to eliminate some programs in order to provide room for more revenue producing activities. He noted that the Recreation Advisory Committee would continue to explore all possibilities.

V. ADJOURNMENT

Mr. Clouette moved and Ms. Duffy seconded to adjourn the meeting at 9:00 p.m.

Motion passed unanimously.

Elizabeth Paterson, Mayor

Mary Stanton, Town Clerk

Howard A Raphaelson
119 Timber Drive
Storrs, CT 06268

April 14, 2008

Town Council, Town of Mansfield

If I was given the Community Center and asked to make it a profitable operation, there are some things that I could do at once, and other things after some study.

First, I would tear out everything on the left of the central corridor on the first floor. That would allow for the addition of more exercise equipment and an additional, larger program room. It is clear that the machines are often busy, and probably are at effective capacity. I doubt that there are many people who would continue their membership if their main interest is the machines, and if they often find none available.

There are some programs that fill up early, to the capacity of the present room. Certainly there would be some additional participants if the room was larger. How many? No way to know with certainty, but probably a significant number (at no additional staff costs).

I understand that the exercise machine areas probably represent about 1 square foot per member, as compared with the consultant's standard 10 square feet per member.

The pool has a relatively low "member density". It is expensive to operate and to staff. As a straight commercial operation, it should probably be filled in and the space used for exercise machines and programs. While thousands have learned to swim there, and E O Smith depends on it for their swim teams, these uses do not generate enough revenue to warrant the expenses, on a straight commercial basis.

When the Community Center was designed, it was utilized to free up space in the town hall, by moving the whole Recreation Department staff there. The town seems to be always short of meeting rooms, and the conference room and the community room get a lot of use. That is important, especially since one of the Town Hall meeting rooms was turned over to the Housing Department.

I suspect that the Community Center is at or close to effective capacity. Whether there would be more members if there was more capacity is not something that can be known with certainty. What can be known is that "fee waiver" members take up capacity that could be used by others paying full dues.

Certainly there are ways to increase revenue. At every meeting of the Recreation Advisory Committee this is discussed. We are operating amazingly close to break even, considering the large areas committed to non or low paying activities. I doubt that significant improvement can be made with the present mix of obligations. Please consider what type of facility you want, and consider that there is a cost to the present mix of uses.

Howard A Raphaelson
119 Timber Drive
Storrs, CT 06268

April 14, 2008

Town Council, Town of Mansfield

I am involved in Webster, Massachusetts, and have been off and on for many years. Their sessions are televised and repeated a number of times during the week I have watch a few of them, usually at the urging of a friend of neighbor who insisted that the current show was a "must see".

Webster's government is not anything like Mansfield's. Their meetings probably can best be characterized as competing for viewers with Saturday Night Live. Ours would not. I have more interest than most, and I would not watch them. I don't mind you spending \$25,000, but suspect it would amount to something like \$5,000 per viewer. The reason people don't come to your meetings, in my opinion, is because there is nothing interesting in watching a group carefully analyze a subject and then make a reasonable decision.

Look at the agenda for April 14 and reflect that you have to deal with each item because it is your obligation. Would you care about them if you didn't have to make a decision? I believe that the vast majority of our citizens are happy to ignore all that, knowing that it is in good hands.

Don't televise the meetings for me. You probably should not do it for any of my neighbors or friends.

SPECIAL MEETING-MANSFIELD TOWN COUNCIL
April 17, 2008

Mayor Elizabeth Paterson called the special meeting of the Mansfield Town Council to order at 6:00 p.m. in the Council Chambers of the Audrey P. Beck Building.

I. ROLL CALL

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

Absent: Blair, Haddad

II. PUBLIC HEARING ON TOWN MANAGER'S PROPOSED BUDGET FOR 2008/2009

Mayor Paterson called the public hearing to order at 6:15 p.m.

Town Manager Matt Hart distributed documents showing the revised General Fund, Capital Fund and Capital and Nonrecurring Fund budget totals. These new amount incorporate the reductions of the Boards of Education.

Mike Sikoski, 135 Wildwood Road, briefly reviewed some of his concerns with the budget including the housing inspection program, the public funding of the Community Center and the Downtown Partnership. He urged the Council to keep the \$25,000 in the budget for the Town Council Media Project. In response to a question, Mr. Sikoski commented that his wife used to attend programs supported by the Parks and Recreation Department, but since the advent of the Community Center the cost of the programs has become prohibitive.

Katherine Paulhus, 720 Middle Turnpike, commented that when the Parks and Recreation programs were based in the Town Hall they were much more affordable and varied. She suggested the cost of the current programs should be the same for residents of Town whether or not they are members of the Community Center. Ms. Paulhus stated that she would like to see some of the old programs reinstated.

Ms. Koehn requested an accounting of the distinction between a Community Center program and a Parks and Recreation program and how the distinction has shifted over time. She would also like a description of the pricing structure indicating when do members pay differently than non-member residents.

III. NEW BUSINESS

The following budget items were discussed:

1. Human Services

Flag – 130- Department of Mental Retardation

The name has been changed since the writing of the budget narrative and will read in the future, Department of Developmental Disability.

2. Resolution of the Town of Mansfield Requesting Release of State Bonds for the Storrs Center Parking Facilities.

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

WHEREAS, the Town of Mansfield, in association with the University of Connecticut, the Mansfield Downtown Partnership, private property and business owners, and community residents, has been working for years to help plan the transformation of an existing commercial area on Storrs Road (Route 195) into a vibrant and economically successful mixed-use downtown that will be the heart of the community; and

WHEREAS, the Storrs Center Municipal Development Plan was approved unanimously by the Mansfield Town Council, the Mansfield Planning and Zoning Commission, the Windham Region Council of Governments, the Mansfield Downtown Partnership, and the University of Connecticut Board of Trustees in the fall of 2005;

WHEREAS, the Storrs Center project received all its local zoning and wetlands approvals in the summer and fall of 2007;

WHEREAS, on August 2, 2005, the Town of Mansfield, submitted an Urban Action Grant application to the Connecticut Department of Economic and Community Development for funding for a parking garage, Storrs Road, and relocation – essential public components of the Storrs Center project; and

WHEREAS, on November 2, 2007, Connecticut Governor M. Jodi Rell signed the state's two-year bonding bill which included up to \$10 million for parking facilities for the Storrs Center project.

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

That the Town of Mansfield continues to support the Storrs Center project;

That the Town of Mansfield requests that the funding approved for the Storrs Center parking facilities in the November 2007 bonding package be released by the Connecticut Bond Commission.

Certified a true copy of a resolution duly adopted by the Town of Mansfield at a meeting of its Town Council on April 17, 2008, and which has not been rescinded or modified in any way whatsoever.

No final decisions have been made regarding the ownership, operation and maintenance of the garage. Council members discussed the options the Town will have even after the release of the bonding money.

Motion to pass the resolution passed unanimously.

Mr. Clouette asked that a discussion of rules for the Annual Town Meeting be added to Monday's agenda. He would like these to include a provision that would not allow a motion to close debate until everyone has had an opportunity to speak. Members also discussed the procedure for selecting a moderator. The moderator will be chosen by those present at the meeting.

Town Manager distributed information on the budget items to be reviewed and the Registrars of Voters budget. Also distributed was the information on the Parks and Recreation budget prior to the Community Center that was requested by a member of the public. Jeff Smith, Director of Finance, reported that there is an accounting mistake in the Capital Fund and that he will have the necessary corrections for Monday's meeting.

IV. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE COUNCIL

David Freudmann, 22 Eastwood Road, commented that Robert Rules requires a 2/3 vote to close debate. He was concerned that at the last meeting this was not enforced.

Town Manager Matt Hart read a statement (Attached)

Mr. Schaefer moved and Mr. Paulhus seconded to move into Executive Session.

Motion passed with Ms. Koehn abstaining.

V. EXECUTIVE SESSION

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

Also present: Matt Hart, Town Manager Jeff Smith, Director of Finance
Issue: Acquisition of Real Estate

VI. ADJOURNMENT

Mr. Paulhus moved and Mr. Schaefer seconded to come out of
Executive Session.

Motion passed unanimously

Mr. Paulhus moved and Mr. Clouette seconded to adjourn the meeting.
Motion passed unanimously.

Elizabeth Paterson, Mayor

Mary Stanton, Town Clerk

TOWN OF MANSFIELD
OFFICE OF THE TOWN MANAGER



Matthew W. Hart, Town Manager

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

April 17, 2008

Town Council
Town of Mansfield

Dear Council members:

Mansfield's town government has long been recognized for its traditions of civility and respect, and spirited discourse and debate. Over the past several months, however, I have witnessed at Town Council meetings a pattern of derogatory treatment towards staff, particularly by a limited number of residents. This trend concerns me greatly.

It is entirely appropriate for the Town Council and our citizens to provide constructive criticism and to push staff and myself to reach our many goals and objectives. We should also feel free to disagree on important issues – debate is essential to democracy. What is not appropriate, in my view, is to criticize our employees as incompetent or unethical, or to otherwise treat them in a derogatory manner.

I have worked in local government for over 10 years. My tenure is not as long as some, but it is long enough to recognize quality and professionalism when I see it. Mansfield is fortunate to have a dedicated and talented cadre of staff. I credit the community for its ability to attract and retain this core group of professionals, and I similarly commend the staff for their service to the Town. With the leadership of the Town Council, and the support of the community and staff, we have built a strong organization that offers a variety of quality programs and services.

This is both a challenging and exciting time for the Town of Mansfield. On the one hand, the national economy is nearing recession and our citizens as well as the Town face many fiscal challenges. On the other hand, we have initiatives underway such as the strategic plan, the Storrs Center development and the Assisted/Independent Living project that are designed to improve the quality of life for Mansfield residents. The derogatory treatment of staff will not help us to address our many challenges and to accomplish our goals. We can, however, attain our objectives by working as a team - citizens, Town Council members and staff - and by maintaining a relationship based upon civility and respect. This issue is of paramount importance, and I encourage and challenge our residents, the Town Council and staff to hold to these principles as we work together to serve our great community.

I appreciate your consideration of this matter and the opportunity to address you this evening.

Sincerely,

A handwritten signature in black ink, appearing to read "Matthew W. Hart". The signature is fluid and cursive, with the first letters of the first and last names being capitalized and prominent.

Matthew W. Hart
Town Manager

CC: Mansfield Department Heads

SPECIAL MEETING-MANSFIELD TOWN COUNCIL
April 21, 2008

Mayor Elizabeth Paterson called the special meeting of the Mansfield Town Council to order at 6:00 p.m. in the Mansfield Community Center.

I. ROLL CALL

Present: Blair, Clouette, Duffy, Haddad, Koehn, Nesbitt, Paterson, Paulhus, Schaefer

II. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE COUNCIL

Charlie Eaton, Lorraine Drive, thanked the Town Manager, Matt Hart, for a basically flat town government budget. Mr. Eaton expressed his wish that the Board of Education had done the same and urged the Council to tell the Board of Education their cut was not enough.

Betty Wassmundt, Old Turnpike Road, urged the Council not to go forward with the Downtown Partnership Project saying this is not the right economic time. (Statement Attached)

Mayor Paterson requested Item 3 Rules of Procedure be the next item on the agenda. By consensus the Council agreed.

III. NEW BUSINESS

1. Adoption of Budget and Recommended Appropriations

Cherie Trahan, Controller, presented information on two of the flagged items noting the estimated 07/08 conveyance tax has been increased to \$220,000 and the interest income has been reduced to \$550,000.

Mr. Schaefer moved and Mr. Clouette seconded to approve the Manager's proposed budget with the following modifications:

1. Increase budgeted salary & benefits for Registrars - \$30,000
2. Increase legal budget for Planning and Zoning - \$5,000
3. Reduce transfer to Capital Projects - (\$50,000)
4. Reduce transfer to Parks and Recreation - (\$25,000)

Mr. Schaefer noted that with these changes the Town Government Budget will have increased 1.9% and the mill rate increase would be 1.37 mills. Reviewing the changes, Town Manager Matt Hart commented that the Registrars' salary is now based on estimated work requirements, the GIS mapping for the Planning Department has been restored, the Town Council Media project has been deferred and new funding has been

eliminated for the Southeast Park project. Comptroller Cherie Trahan explained the transfers from the General Fund would go over to the CNR fund, which will then support the Capital Projects. The \$50,000 reduction in the transfer into the CNR was accomplished by the changes described above and a few minor lease purchase changes.

Council member discussed the proposed amendments.

Mr. Nesbitt moved to divide the question and requested a vote on each of the four proposed amendments and the motion to approve the General Fund budget. Seconded by Ms Koehn.

The motion passed with Mr. Schaefer and Mr. Clouette in opposition.

Mayor Paterson asked for a vote on the increase budgeted salary and benefits for the Registrars. Motion passed unanimously.

Mayor Paterson asked for a vote on the increase to the legal budget for Planning and Zoning. Motion passed unanimously.

Mayor Paterson asked for a vote on the reduction of the transfer to Capital Projects. Motion passed with Ms. Koehn in opposition.

Mayor Paterson asked for a vote on the reduction of the transfer to Parks and Recreation. Motion passed unanimously.

Mr. Schaefer moved and Mr. Clouette seconded to adopt the Manager's proposed budget with the approved changes.

Mr. Nesbitt moved and Ms. Koehn seconded to amend the main motion by reducing the Downtown Partnership expenditure by \$62,000. Motion was defeated with all in opposition except Mr. Nesbitt.

Mr. Nesbitt moved and Ms. Koehn seconded to decrease the transfer out to the Parks and Recreation Fund by \$50,000. Mr. Nesbitt offered this motion as an incentive to management to put into place some of the changes presented by the recent study. Motion failed with all opposed except for Mr. Nesbitt.

Mr. Schaefer moved and Ms. Blair seconded to increase the contribution to the Windham Area No Freeze by \$500. Motion passed with Mr. Schaefer, Mayor Paterson, Mr. Haddad, Mr. Clouette and Ms. Blair in favor, Mr. Nesbitt, Mr. Paulhus and Ms. Koehn in opposition and Ms. Duffy abstaining.

Ms. Koehn moved and Mr. Nesbitt moved to add a \$25,000 transfer to the CNR Fund for the telemedia project.

Members agreed that if funds become available during the year the issue could be revisited.

Motion failed with all in opposition.

Ms. Blair requested an item she flagged, increasing hours for the Fire and Emergency Services administration assistant, be revisited during the year.

Motion to approve the Manager's proposed budget with adopted changes passed with all in favor except Ms. Koehn who was in opposition.

Mr. Schaefer and Mr. Clouette seconded to approve the following resolution:

RESOLVED: That the Capital Fund Budget for the Town of Mansfield, appended totaling \$2,586,300 is hereby adopted as the capital improvements to be undertaken during fiscal year 2008/09 or later years.

Motion passed unanimously.

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

RESOLVED: That the proposed Capital and Non-Recurring Reserve Fund Budget for fiscal year July 1, 2008 to June 30, 2009 in the amount of \$663,085 be adopted.

Director of Finance Jeff Smith noted that the amount projected as Interest Income would not be realized this year, therefore at the end of next fiscal year a negative number is shown. He recommended Council go ahead and pass the budget this year and if we receive additional money from the state the shortfall would be addressed. If additional money is not received then he will return to the Council and make the necessary adjustments.

Motion passed unanimously.

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

It is further resolved, that the following Appropriations Act be recommended for adoption at the Annual Town Meeting for budget consideration:

RESOLVED: That the proposed General Fund Budget for the Town of Mansfield for fiscal year July 1, 2008 to June 30, 2009 in the amount of \$33,580,440 which proposed budget was adopted by the Council on April 21, 2008, be adopted and that the sums estimated and set forth in said budget be appropriated for the purpose indicated.

Motion passed unanimously.

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

It is further resolved, that the following Appropriations Act be recommended for adoption at the Annual Town Meeting for budget consideration:

RESOLVED: That in accordance with the Connecticut General Statutes Section 10-51, the proportionate share for the Town of Mansfield of the annual budget for Regional School District No. 19 shall be added to the General Fund Budget appropriation for the Town of Mansfield for fiscal year July 1, 2008 to June 30, 2009 and said sums shall be paid by the Town to the Regional School District as they become available.

Motion passed unanimously.

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

It is further resolved, that the following Appropriations Act be recommended for adoption at the Annual Town Meeting for budget consideration:

RESOLVED: That the proposed Capital Projects Budget for fiscal year July 1, 2008 to June 30, 2009 in the amount of \$2,586,300 be adopted provided that the portion proposed to be funded by bonds or notes shall, at the appropriate times, be introduced for action by the Town Council subject to a vote by referendum as required by Section 407 of the Town Charter.

Motion passed unanimously.

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

It is further resolved, that the following Appropriations Act be recommended for adoption at the Annual Town Meeting for budget consideration:

RESOLVED: That the proposed Capital and Non-Recurring Reserve Fund Budget for fiscal year July 1, 2008 to June 30, 2009 in the amount of \$663,085 be adopted.

Motion passed unanimously.

2. Review of Material for Town Meeting.

Materials are being prepared for the Town Meeting in an attempt to make the process as straightforward as possible for residents. Controller Cherie Trahan has started to work on the list of programs that maybe changed at the meeting. Mr. Clouette suggested a flow chart showing the provisions of the new Charter be available for the public. Members also suggested the Moderator explain the process and that staff be available to make the necessary adjustments to all relevant sections of the budget as it becomes necessary.

Mayor Paterson reported both childcare and rides would be coordinated through the Department of Human Services. The Town Clerk will coordinate the voting procedures with the Registrars of Voters. The League of Women voters will be offering refreshments.

3. Rules of Procedure for Town Meeting

Town Attorney Dennis O'Brien was present to answer questions about establishing rules for the Annual Town Meeting. Mr. Clouette suggested a rule not allowing a motion to close debate until everyone wishing to speak has had the opportunity to do so. Attorney O'Brien, referencing CGS § 7-7, noted that rules other than standard parliamentary procedure must be enacted by ordinance. Mr. Nesbitt commented that at a CCM meeting for newly elected officials he was told the Council has the ability to set whatever rules they wish. Attorney O'Brien will review relevant case law and the Town Manager will forward the CCM speaker's contact information to Attorney O'Brien. Information will be presented at the April 28th Town Council meeting. Attorney O'Brien also noted the Charter states that the budget adoption vote shall be by paper ballot.

IV. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE COUNCIL

Betty Wassmundt, Old Turnpike Road, asked a number of questions regarding specifics of the budget and asked how she would approach making a motion to change a program at the Town Meeting. She also asked if all votes at the Town Meeting could be by ballot if a motion to that affect was made and passed. The Town Manager will ask Attorney O'Brien for an opinion. Mr. Haddad suggested that staff be available at the next information session to assist residents who might like to make changes to the budget.

Mike Sikoski, Wildwood Road, asked why it couldn't be easy to add money back into the budget and have staff take care of adjusting the necessary line items.

Council members agreed that it should be made as simple as possible realizing the budget is a complicated document.

V. ADJOURNMENT

Ms. Blair moved and Mr. Paulhus seconded to adjourn the meeting at 8:45 p.m.

Motion passed unanimously.

Elizabeth Paterson, Mayor

Mary Stanton, Town Clerk

To: Mansfield Town Council

From: Betty Wassmundt

I continue to be concerned about the Downtown Partnership. Every time I see you go into executive session, I get worried. For one thing, I do not see why the public should not be allowed to hear everything about this project. I know all the reasons which allow you to do so.

This may not be the proper economic climate to proceed with this project. I do not believe that there is any current update as to the feasibility of the project. No one knows if there are any business tenants lined up to come here. There is vacant commercial space throughout this town. I just went to Blueback Square and stood there for a bit. It was noontime. The coffee shop had a few people in it. I watched Ann Taylor, Crate & Barrel and Black and White; three people were in Black & White. Perhaps 6 people were on the street, the parking lot I used was all but empty.

At this point, it is going to take a lot of courage on the part of any one of you to stand up to say: "let's wait a bit to review this project". I am confident that many of you will do so and I commend you in advance. I don't think I need to mention another large project in Town which has not performed as expected. Don't do the same with the Downtown. Wait until you get good data before you proceed. Maybe you need to wait for better economic times; it is okay to do that. We, the people, will have respect for you for doing so.

I hear that the developer is making demands. That scares me. If a project is really good, the developer is there saying: I will do the sidewalks, I will do the square. When the developer says: You do it and you give the funding for the building that I will own, that scares me. It should scare you as well.

I heard that you scooped up the grant that Coventry did not want and thought, well, good for you. When I learn that it is costing us \$293,000, and who knows how much by the time these sidewalks get finished, I think Coventry is the one who is laughing. This was not the time to give the taxpayer that bill; wait till people see a sidewalk going to Liberty Bank. I know many who still laugh at the one on Route 44.

Again, I have confidence that many of you will see the seriousness of today's economy and that you will put a hold on this Downtown. We would all love a nice restaurant to walk to but when Macaroni Grill closes and Hops closes and Zenny's cuts back on time open, you had better be careful.

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LEGAL NOTICE
TOWN OF MANSFIELD
Public Hearing April 28, 2008
Revisions to the Town's Fee Schedule for Various Land Use Permits

The Mansfield Town Council will hold a public hearing at 7:30 PM at their regular meeting on April 28, 2008 to solicit public comment concerning proposed changes to the Town's fee schedule for various land use permits.

At this hearing persons may address the Town Council and written communications may be received.

Copies of the proposed changes are on file and available at the Town Clerk's office, 4 South Eagleville Road, Mansfield.

Dated at Mansfield this 18th day of April 2008.

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**Town of Mansfield
Agenda Item Summary**

To: Town Council
From: Matt Hart, Town Manager *MWH*
CC: Maria Capriola, Assistant to Town Manager; Gregory Padick, Director of Planning
Date: April 28, 2008
Re: Proposed Amendment to the Code of Ordinances, Land Use Fee Schedule

Subject Matter/Background

At Monday's meeting, the Town Council will conduct a public hearing regarding the proposed amendment to the Code of Ordinances, Land Use Fee Schedule. As you may recall, the current schedule for land use fees has not been updated since September 23, 2002. The proposed April 1, 2008 draft revisions to the land use fee schedule have been proposed to more accurately reflect the actual cost of application processing, particularly for larger land use projects. The proposed schedule is designed to fully cover the costs of required legal advertisements and more closely reflect staff review, processing and inspection time. An effort has been made to retain lower costs for smaller/more routine projects, such as sheds, decks and minor additions. Of importance, a new section has been proposed to authorize, at the applicant's expense, consultant assistance deemed necessary by the Planning and Zoning Commission, Inland Wetland Agency or Zoning Board of Appeals. The draft schedule has been reviewed and endorsed by the Planning and Zoning Commission and Inland Wetland Agency. An earlier draft was referred to the Zoning Board of Appeals and identified issues have led to the current draft. The current draft has been referred to the ZBA Chairman.

Financial Impact

The proposed fee schedule will increase Town revenues but the amount of the increase is difficult to project due to uncertainty regarding the number and type of applications submitted for approval. The proposed 2008/2009 budget estimates for affected revenue line items assumes approval of the revised schedule.

Legal Review

Connecticut General Statutes section 8-1c provides that a municipality may "establish a schedule of reasonable fees for the processing of applications..." The Town Attorney has reviewed the draft fee schedule, and has found that the proposed fees appear to be in compliance with state law.

Recommendation

Unless the public hearing raises any additional issues that we have not considered, or if the Town Council wishes to make further revisions, staff recommends that the Town Council adopt the proposed amendment to the Code of Ordinances, Land Use Fee Schedule.

If the Town Council supports this recommendation, the following motion is in order:

Move, effective April 28, 2008, to accept the proposed amendment to the Code of Ordinances, Land Use Fee Schedule, which amendment shall be effective 21 days after publication in a newspaper having circulation within the Town of Mansfield.

Attachments

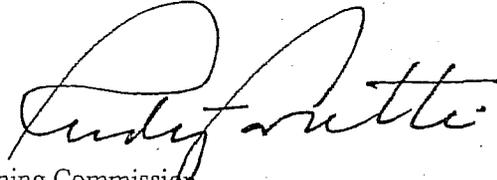
- 1) R. Favretti re: Draft Land Use Fee Schedule
- 2) April 1, 2008 Draft Planning and Zoning/Inland Wetland Agency/Zoning Board of Appeals Fee Schedule
- 3) Current PZC/IWA/ZBA fee schedule
- 4) D. O'Brien re: Proposed Land Use Fee Schedule

**TOWN OF MANSFIELD
PLANNING AND ZONING COMMISSION**

AUDREY P. BECK BUILDING
FOUR SOUTH EAGLEVILL ROAD
STORRS, CT 06268
(860) 429-3330

Tuesday, April 22, 2008

To: Mansfield Town Council
From: Rudy Favretti, Chairman
Mansfield Planning and Zoning Commission
Re: Draft Land Use Fee Schedule



At a meeting held on 4/21/08, the Mansfield Planning and Zoning Commission adopted the following motion:

"That the Planning and Zoning Commission recommend that the Town Council approve the 4/1/08 draft revisions to Mansfield's Land Use Fee Schedule. The 4/1/08 draft has been carefully prepared to more appropriately cover the costs of legal advertising and staff review, processing and inspection time. An effort has been made to retain lower fees for minor projects. Of significance, the 4/1/08 draft incorporates a new provision that authorizes land use boards to charge applicants for the cost of any consultant assistance that is considered necessary to properly review a pending application. This new provision is specifically authorized by the State Statutes."

4/1/08 Draft Revisions

**TOWN OF MANSFIELD
PLANNING & ZONING/INLAND WETLAND AGENCY/ZONING BOARD OF APPEALS
FEE SCHEDULE**

<u>Revenue Source Code</u>	<u>Description</u>	<u>Fee</u>
111 51100 40210 00	<u>SUBDIVISION/RESUBDIVISION</u>	
	where <u>all lots</u> are on <u>existing roads</u>	\$500.00 plus
	Plus \$500 for approved subdivision (for post-approval work)	\$150.00/lot
	where <u>some lots</u> are on <u>proposed roads</u>	\$1,500.00 plus \$150.00/lot
	plus \$2,000.00 for approved subdivision (for post-approval work)	
	Subdivision revisions (including building or development area envelope revisions)	\$75.00
111 51100 40211 00	<u>ZONE CHANGE</u>	\$500.00
	<u>REGULATION CHANGE</u>	\$500.00
	<u>SPECIAL PERMIT/SITE PLAN:</u>	
	<u>multi-family housing projects</u> \$50.00/ unit	\$1,000.00 plus
	<u>hospitals, sanitoriums, etc.</u>	\$1,000.00 plus \$50.00/bed
	<u>sand and gravel removal/filling involving:</u>	
	• less than 5,000 CY	\$500.00
	• between 5,000& 100,000 CY	\$1,000.00
	• more than 100,000 CY	\$2,000.00
	• permit renewal	\$250.00
	<u>Commercial/industrial/mixed use (commercial/residential)</u> <u>or other projects involving new construction:</u>	
	• * up to 2,000 SF of gross floor area	\$500.00
	• * between 2,000 and 10,000 SF of gross floor area	\$1,000.00
	• *10,000 SF or more of gross floor area	\$1,000.00 plus \$25.00/1,000 SF over 10,000 SF
	* plus , for post-approval work:	
	• less than 2,000 SF	\$250.00
	• between 1,000 and 10,000 SF	\$500.00
	• over 10,000 SF	\$1,000.00
	<u>All other special permits/site plans</u>	\$300.00
	live music permit renewals	\$100.00
	special permit/site plan <u>modifications</u>	
	• approved <u>WITHOUT</u> PZC action	\$50.00
	• approved <u>WITH</u> PZC action	\$250.00

4/1/08 Draft Revisions

<u>Revenue Source Code</u>	<u>Description</u>	<u>Fee</u>
111 51100 40211 00	<u>ZONING PERMITS</u>	
	Residential/commercial additions, decks, sheds, pools, accessory structures costing:	
	less than \$5,000.00	\$25.00
	over \$5,000	\$50.00
	New single-family residences	\$150.00
	New multi-family residences	\$50.00/unit
	New commercial buildings	\$150.00
	Property line revisions	\$50.00
	Signs subject to Zoning Permit	\$25.00
	Temporary trailers (office or residential)	\$25.00
	Letters of Zoning compliance	\$50.00
	Home Occupation	\$75.00
	Home Occupation renewals	\$50.00
	Other Zoning Permits	\$25.00
111 51100 40663 00	<u>REGULATIONS AND MAPS:</u>	
	Zoning/Wetlands maps	\$5.00*
	Plan of Development	\$30.00*
	Zoning Regulations	\$20.00*
	Subdivision Regulations	\$10.00*
	Wetlands Regulations	\$10.00*
	*or actual cost of reproduction, whichever is greater	

4/1/08 Draft Revisions

111 51100 40214 00 INLAND WETLAND PERMITS:

Wetland permit modifications	\$50.00
For each staff visit required by non-compliance with the conditions of an Order issued by the Agency	\$50.00
Petitions for revisions to Wetland Map or Wetland Regulations	\$500.00
Permit renewals	\$100.00
<u>Agent issued permits</u> (applicant must advertise issuance of permit at their expense as per statutory provisions)	\$25.00
<u>Application without Public Hearing</u> (if a Public Hearing is subsequently required, a supplemental fee shall be paid pursuant to the "Application with Public Hearing" schedule below)	
• Residential/Commercial additions, decks, sheds, pools, accessory structures	\$125.00
• Single family, multi-family or commercial buildings, subdivisions having 1 or 2 new lots, other activities not covered by specific category	\$250.00
• Subdivisions having three or more new lots	\$250.00 plus
	\$50.00 per lot over 2 but not more than \$500.00
<u>Application with Public Hearing</u>	
• Activities on 1 or 2 residential lots or activities not identified below in other Public Hearing categories	\$500.00
• Proposed subdivision of 3 or more lots on existing streets or commercial/industrial/multi-family housing and other non residential projects involving between 1,000 and 10,000 SF of gross floor area of new construction	\$750.00
• Proposed subdivision of 3 or more lots with some or all of the lots on new streets or commercial/industrial/multi-family housing and other non-residential projects involving more than 10,000 SF of gross floor area of new construction	\$1,000.00

4/1/08 Draft Revisions

111 51100 40212 00

ZONING BOARD OF APPEALS

Fee for applications or requests to the Zoning Board of Appeals, \$400.00
including but not limited to: variances, special exceptions and
appeals of Zoning Agent orders, decisions or requirements.
(includes legal notice costs)

Fee for repeat Hearing legal notices due to application deficiencies \$250.00
or applicant requests

111 51100 _____ 00

TECHNICAL OR PROFESSIONAL CONSULTANT FEE

In processing any application, if it is determined by the Planning and Zoning Commission, Inland Wetland Agency or the Zoning Board of Appeals that it is reasonable and necessary for it to engage the consultant services of one or more technical or professional experts to aid the Commission, Agency or Board in evaluating or determining the application, the Commission, Agency or Board may retain such outside assistance and charge the applicant for all such expenses reasonably and necessarily incurred, as an additional fee. The Commission, Agency or Board shall select, in its sole discretion, the persons or entities who are to be the outside consultant(s). In all such situations, the Commission Agency or Board is the sole client of the outside consultant

Upon determination that such expertise is required, the Planning and Zoning Commission, Inland Wetland Agency or Zoning Board of Appeals Chairman with staff assistance, is authorized to create and implement whatever procedures are determined to be reasonable and necessary to charge and collect any such technical or professional consultant fees from an applicant. Any such procedure may include the requirement of a deposit paid by the applicant at or soon after the time of application submission and prior to the retention of any such technical or professional consultant so as to ensure payment by the applicant of such reasonable and necessary fee. If the applicant fails or refuses to deposit the actual or estimated fee for consultant services, the Commission, Agency or Board may determine that the application is incomplete which shall be sufficient grounds for denial of the application. If Town expenditures for consultant assistance exceed applicant deposits, the applicant shall submit additional funds within five (5) days upon receipt of notice from the Town. Any consultant fee deposits remaining after the application review shall be returned to the applicant.

111 00000-21416-00

STATE OF CONNECTICUT LAND USE FEE

\$28.00

(where applicable, only new permits, not modifications)

(or current statutory amount)

111 51100-40231-00

STATE OF CONNECTICUT LAND USE FEE

\$2.00

(where applicable, only new permits, not modifications)

(or current statutory amount)

TOWN OF MANSFIELD
 PLANNING AND ZONING FEE SCHEDULE
 effective 10/18/02

<u>Revenue Source Code</u>	<u>Description</u>	<u>Fee</u>
111 51100 40210 00	Subdivision/Resubdivision appl. where <u>all lots</u> are <u>on existing roads</u>	\$250.00 plus \$75.00/lot
	Subdivision/Resubdivision appl. where <u>some lots</u> are <u>on proposed roads</u> plus \$750.00 for approved subdivision, to cover post-approval processing	\$750.00 plus \$75.00/lot
111 51100 40211 00	Zone Change	\$250.00
	Regulation Change	\$250.00
	<u>SPECIAL PERMIT/SITE PLAN:</u>	
	for multi-family housing projects	\$750.00 plus \$20.00 unit
	for hospitals, sanitoriums, etc.	\$750.00 plus \$10.00/bed
	<u>SAND & GRAVEL</u> removal/filling involving:	
	A. less than 1,000 CY	\$300.00
	B. between 1,000 & 50,000 CY	\$500.00
	C. between 50,000 & 100,000 CY	\$1,000.00
	D. more than 100,000 CY	\$2,000.00
	<u>Commercial/industrial or other nonresidential</u> <u>projects involving new construction:</u>	
	*A. up to 1,000 SF of gross floor area	\$300.00
	*B. between 1,000 and 10,000 SF of gross floor area	\$750.00
	*C. 10,000 SF or more of gross floor area	\$750.00 plus \$20.00/1,000sq.ft
	* <u>plus, for post-approval processing:</u>	
	less than 1,000 SF	\$250.00
	between 1,000 and 5,000 SF	\$500.00
	over 5,000 SF	\$750.00
	<u>for mixed-use projects involving commercial</u> <u>and residential land uses:</u>	
	fee required above for gross sq. footage of commercial construction + fee for multi-family housing projects	
	<u>All other special permits/site plans</u>	\$250.00
	S & G renewals	\$100.00
	for home occupations:	\$50.00
	renewal	\$25.00
	for live music permit renewals	\$50.00
	for special permit/site plan <u>modifications</u>	
	approved <u>WITHOUT</u> PZC action	\$25.00
	approved <u>WITH</u> PZC action	\$50.00

TOWN OF MANSFIELD
 PLANNING AND ZONING FEE SCHEDULE
 effective 10/18/02

<u>Revenue Source Code</u>	<u>Description</u>	<u>Fee</u>
111 51100 40210 00	Mobile homes & trailers:	
	Temporary storage	\$10.00/unit
	Temporary construction (office or residential)	\$25.00
	Agricultural residence	\$50/2-yr. permit
	Temporary agricultural & non-conforming use	\$25(\$10 renew)
	State Fee where applicable	\$10.00
	Signs subject to Zoning Permit	\$25.00
111 51100 40211 00	<u>ZONING PERMITS</u>	
	Residential/commercial additions, decks, sheds, pools, accessory structures costing:	
	less than \$1,500.00	\$15.00
	between \$1,500 and \$5,000	\$25.00
	over \$5,000	\$50.00
	New single-family residences	\$100.00
	" multi-family "	\$100/bldg. or \$25/unit
	New commercial buildings	\$100.00
111 51100 40663 00	<u>REGULATIONS AND MAPS:</u>	
	Zoning/Wetlands maps	\$2.00*
	Plan of Development	\$25.00*
	Zoning Regulations	\$8.00*
	Subdivision Regulations	\$5.00*
	Wetlands Regulations	\$5.00*
		*or actual cost of reproduction, whichever is greater.
111 51100 40214 00	<u>INLAND WETLAND PERMITS:</u>	
	Unregulated	\$25.00
	Application with Public Hearing	\$350.00
	" " without Public Hearing	\$100.00
	Permit modifications	\$35.00
	State fee (where applicable -- only new perms -- not modifs.)	\$10.00 3000
	Orders:	
	For each staff visit required by non-compliance with the conditions of an Order issued by the Agency	\$35.00

ZONING BOARD OF APPEALS

Variance from Zoning Regulations	ZBA 7/1/04 120.00
Appeals of Zoning Agent error	ZBA 7/1/04 120.00
Special Exceptions	ZBA 7/1/04 80.00
Motor Vehicle related-47-	ZBA 7/1/04 130.00

O'Brien and Johnson

Attorneys at Law

120 Bolivia Street, Willimantic, Connecticut 06226

Tel (860) 423-2860

Fax (860) 423-1533

Attorney Dennis O'Brien
dennis@OBrienJohnsonLaw.com

April 23, 2008

Attorney Susan Johnson
susan@OBrienJohnsonLaw.com

Matthew W. Hart
Town Manager
Town of Mansfield
Four South Eagleville Road
Mansfield, CT 06268-2599

Re: Proposed Land Use Fee Schedule

Dear Matt:

Town of Mansfield Director of Planning Gregory Padick has asked me for my opinion regarding the 4/1/08 proposed land use agency fee schedule incorporating recommendations made by the Planning and Zoning Commission. It is my understanding that this legal opinion is to be transmitted to the Town Council for the Council's use in considering and taking final action on this proposal, as required by state law.

I have carefully reviewed the proposal in light of the prevailing law, including but not limited to Connecticut General Statutes section 8-1c, and the leading case decided under the statute, *Pollio v. Somers PZC*, 232 Conn. 44 (1995). My conclusion is that the fee schedule proposal is legally sufficient and that it is within the authority of the Council to adopt it.

Connecticut General Statutes section 8-1c provides that: "Any municipality may, by **ordinance**, establish a schedule of **reasonable fees** for the processing of applications by a municipal zoning commission, planning commission, combined planning and zoning commission, zoning board of appeals, or inland wetlands commission. Such schedule shall supersede any specific fees set forth in the general statutes, or any special act or [sic] established by a planning commission under section 8-26. (emphasis added)

In its *Pollio* decision, our State Supreme Court held that "a municipality is authorized pursuant to Connecticut General Statutes section 8-1c to establish and collect **reasonable fees** to cover the costs of engineering review of construction plans and inspection of subdivision improvements during construction in connection with application for a subdivision." This Supreme Court result covers all the technical or professional fee items included in the draft proposal.

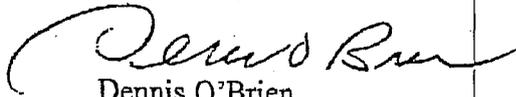
As a practical matter, the principal limitation set forth in C.G.S. section 8-1c is that the proposed fees must be **reasonable**. In his attached memorandum dated 9/20/07, the Director of Planning has provided a thorough and cogent explanation that the proposed fees are based on the actual costs of previous permit reviews done by the various land use agencies. Although I cannot **absolutely guarantee** that any of the proposed fees will

Matthew W. Hart
Town Manager
Town of Mansfield
April 23, 2008
Page 2

be determined **reasonable** if they are challenged in court, there is no reason to believe that they are not **reasonable** as that term appears in C.G.S. section 8-1c.

Members of the Town Council are urged to contact me if there are any questions, or if the Council needs any more information from me on this initiative.

Very truly yours,



Dennis O'Brien
Attorney at Law

cc: Gregory Padick
Director of Planning

**TOWN OF MANSFIELD
OFFICE OF PLANNING AND DEVELOPMENT**

GREGORY J. PADICK, DIRECTOR OF PLANNING

Memo to: Zoning Board of Appeals, Town Attorney, Zoning Agent, Inland Wetland Agent,
Assistant Town Clerk,
From: Gregory Padick, Director of Planning
Date: 9/20/07
Re: Draft Land Use Fee Schedule



The attached 8/30/07 draft fee schedule incorporates a number of recommendations made by the Planning and Zoning Commission. The schedule proposes significant increases in many permit categories to more accurately address the actual costs of application processing. Consideration was given to a more precise documentation/charging of actual review costs for each permit (example: charging an applicant actual legal notice costs plus actual staff costs based on review time and the salary/fringe benefits of the reviewer) but such a system would present significant administrative costs and necessitate seeking payment, or making adjustments, after a permit review was complete. The proposed schedule considered actual costs of previous permit reviews based on legal notice costs and the relative complexity of each type of permit. It also is noted that the draft fee schedule includes a new provision that authorizes land use boards to have applicants pay for independent consultant reviews where such a review is deemed necessary.

At their September 4th meeting, the Planning and Zoning Commission reviewed and found the draft schedule appropriate. The PZC authorized its Chairman to forward a proposed new fee schedule to the Town Council for a required Public Hearing and final approval. Before taking this next step, it was agreed that the proposed fee schedule should be referred to the Zoning Board of Appeals, Town Attorney, and other staff members for review and any comments or recommendations.

Please review the draft fee schedule and forward any comments and recommendations to me. We are hopeful of presenting a finalized draft to the Town Council in October and prompt attention to this referral would be appreciated. Please contact me if you have any questions.



**Town of Mansfield
Agenda Item Summary**

To: Town Council
From: Matt Hart, Town Manager
CC: Maria Capriola, Assistant to Town Manager
Date: April 28, 2008
Re: Community/Campus Relations

Subject Matter/Background

I have attached for your information recent correspondence regarding community/campus relations. At this time, the Town Council does not need to take any action on this item.

Attachments

- 1) Mansfield Resident Trooper's Office re: Spring Weekend



TOWN OF MANSFIELD

*Resident Trooper's Office
4 South Eagleville Road
Mansfield, CT 06250
(860) 429-6024 Telephone
(860) 429-4090 Facsimile*

April 17, 2008

Dear Storrs Community Resident,

As we approach the end of another school year, thoughts turn to celebrating all that you have accomplished. With the arrival of warmer weather many celebrations take place outside. We are asking everyone to remember to celebrate safely and be considerate of your neighbors in the community. Be mindful of your surroundings and take care of one another.

In a community based policing effort, we will be working with the University and area residents to improve the overall quality of life for all residents. To that extent we would like to take this opportunity to remind you of various State statutes and Town ordinances that could impact all that you have worked so hard to achieve.

- * Possession of alcohol by a minor C.G.S 30-89 \$ 136.00 Infraction
- * Operating a motor vehicle while under the influence C.G.S. 14-227a - Court appearance.
- * Distribution of alcohol to a minor C.G.S. 30-86 - Court appearance
- * Disorderly Conduct (Intoxicated person in roadway) C.G.S 53a-182 - Court appearance
- * Breach of peace C.G.S. 53a-181 - Court appearance
- * Reckless use of the highway by a pedestrian C.G.S. 53-182 \$75.00 infraction
- * Creating public disturbance C.G.S 53a-181 \$103.00 infraction
- * Simple trespass C.G.S.53a-110a \$92.00 infraction
- * Littering C.G.S 22a-250a \$219.00 infraction
- * Open container of alcoholic beverage on a public roadway Town Ord. 7-148 \$92.00 infraction
- * Hosting an event where minors are in possession of alcohol Town Ord. 7-148 \$92.00 infraction
- * Violation of Noise Ordinance Town Ord. 7-148 \$92.00 infraction
- * The host of an event requiring repeated response by police would incur all costs of police and emergency response to restore order. (Estimated cost \$1,000.00)

We hope that you enjoy the rest of your semester, and we look forward to your cooperation in making the Storrs area a better place for everyone.

Please remember, we strongly suggest that all **Carriage House Apartment residents** carry their residence identifications with them at all times.

If you have any questions please feel free to contact our office at 860-429-6024.



**Town of Mansfield
Agenda Item Summary**

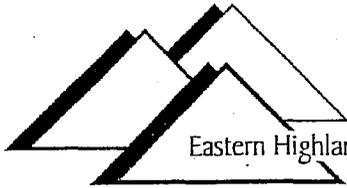
To: Town Council
From: Matt Hart, Town Manager *MWH*
CC: Maria Capriola, Assistant to Town Manager; Robert Miller, Director of Health
Date: April 28, 2008
Re: Issues Regarding the UConn Landfill

Subject Matter/Background

I have attached for your information recent correspondence regarding the UConn landfill. The Town Council does not need to take any action on this item.

Attachments

- 1) R. Miller re: UConn Landfill Project Quarterly Progress Report – January, February, March 2008
- 2) University of Connecticut re: Quarterly Progress Report – January, February, and March 2008



Eastern Highlands Health District

4 South Eagleville Road • Mansfield CT 06268 • Tel: (860) 429-3325 • Fax: (860) 429-3321 • Web: www.EHHD.org

Memo

To: Matt Hart, Town Manager

From: Robert Miller, Director of Health

Date: 4/24/2008

Re: UConn Landfill Project Quarterly Progress Report – January, February and March 2008

Per your request, I have reviewed the above reference report. To the best of my knowledge and belief, the information provided in the report is representative of the ongoing activities associated with the landfill project. No significant changes were identified. The information reported is consistent with the expectations of this office. No action is recommended at this time.

Please feel free to contact me if you have any questions.



University of Connecticut
*Office of the Vice President and
Chief Operating Officer*

RECEIVED

APR - 7 2008

EHHD

Office of Environmental Policy

Richard A. Miller
Director

April 2, 2008

Raymond L. Frigon, Jr.
Environmental Analyst
State of Connecticut, Department of Environmental Protection
Waste Management Bureau/PERD
79 Elm Street
Hartford, CT 06106-5127

RE: CONSENT ORDER #SRD 101, STATE OF CONNECTICUT
DEPARTMENT OF ENVIRONMENTAL PROTECTION (CTDEP)
QUARTERLY PROGRESS REPORT - JANUARY, FEBRUARY AND MARCH 2008
UNIVERSITY OF CONNECTICUT LANDFILL, STORRS, CT
PROJECT # 900748

Dear Mr. Frigon:

The University of Connecticut (UConn) is issuing this Quarterly Progress Report to the Connecticut Department of Environmental Protection (CTDEP). Project progress is discussed for the following topics:

- Tentative Closure Schedule - Construction Schedule update
- Hillside Environmental Education Park (HEEP)
- Monthly Construction Activity Reports (January-March 2008)
- Permitting Activities Completed to date
- Construction Photographs
- Consultant Activities (January- March 2008)
- Long-Term Monitoring Plan (LTMP)
- Technical Review Session Information
- Project Permits, Approvals, Conditions
- Background-Remedial Action Plan Implementation, Landfill and Former Chemical Pits
- UConn's Technical Consultants
- Schedule for Compliance (Revision No. 3)
- Listing of Project Contacts
- UConn Project Web Site
- Project Documents
- Certification

Equal Opportunity Employer

31 LeDoyt Road Unit 3055
Storrs, Connecticut 06269-3055

Telephone: (860) 486-8741
Facsimile: (860) 486-5477

e-mail: rich.miller@uconn.edu

CTDEP Consent Order
 Quarterly Progress Report- January, February, and March 2008
 April 2, 2008

Tentative Closure Schedule – Construction Schedule

UConn has issued a Notice to Proceed to O&G Industries, Inc. (CM). The CM has provided an updated schedule as of **December 21, 2007**. Revisions from previous reports are shown in *bold italics*.

<u>Construction Task</u>	<u>Estimated Start Date</u>	<u>Estimated Completion Date*</u>
Mobilization, Site Preparation, and Stormwater and Erosion Control	July-06	Completed Aug-06
Contaminated Sediment Removal and Relocation	Sept-06	Completed Dec-06
Construction of the leachate interceptor trenches (LITs)	Nov-06	Completed Dec-06
Waste Consolidation	Aug-06	Completed Aug-07
Land Reshaping and Grading	Aug-06	Completed Nov-07
Installation of Monitoring Wells	Feb-07	Completed Aug-07
Stormwater Ponds & Outfall Installations	Jan-07	Completed Oct-07
Cover System Installation	Aug-07	Completed Dec-07
Pave Access Road (Partial)	Oct-07	Completed Nov-07
Winter Shutdown *	Jan -08	April 15, 2008
Final paving of parking lot, access roadway and walk	May 6, 2008	July 7, 2008
Closeout - Project Completion, Demobilization	July 15, 2008	July 21, 2008
Preparation of closure certification report	Following Project Closeout	90 – 120 Days Following Project Closeout

*Contingent on ACOE and CTDEP approvals; construction bidding market; *weather conditions*; numerous permitting issues; along with State and Local reviews and conditions.

Environmental Education Park (HEEP)

CTDEP has approved a Remedial Action Plan (RAP) to close the UCONN landfill and former chemical pits and remove leachate-contaminated sediments from wetlands located along the landfill perimeter in order to provide a sustainable solution to the site's environmental problems. In addition to the landfill remediation, this plan also requires a wetlands mitigation project.

Aside from the required clean-up and mitigation, this project area has been designated as the Hillside Environmental Education Park (HEEP). Working closely with the Landfill Remediation team, faculty, staff and students involved in planning HEEP are focused on determining ecological and educational uses of the landfill site both during and after the landfill closure process. Over the last few years, these members have worked at identifying and encouraging faculty and student groups interested in using the landfill site to pursue research in environmentally related fields. These areas may include topics such as environmental rehabilitation and sustainability, wildlife research, wetlands ecosystem development and research, and invasive species management. UConn is currently coordinating with the CTDEP in finalizing a legal Conservation Agreement to be signed and filed with the Town of Mansfield land records.

CTDEP Consent Order
Quarterly Progress Report- January, February, and March 2008
April 2, 2008

Monthly Construction Activity Reports

January 2008

Earthwork – R. Bates & Sons (Bates)

- Placed slope stone in various areas around landfill
- Placed cover borrow material in the Chemical pit area as well as in the North and South areas on top of the landfill
- Installed the additional drainage structure and associated piping on top of the landfill required for the “Greening” design
- Mortared all drainage pipe penetrations in structures
- Continued to build access road around the landfill in the South
- Places sub-base material and process material in the parking lot area on top of the landfill
- Accepted delivery of the gas vent poles

Electrical – Ducci

- Activated and tested parking lot lighting

February and March 2008

- Due to weather conditions, the job shut down during February and March
- Bates continued monitoring the site weekly and specifically after rain to assure compliance

Permitting Activities Completed

The following permit-related work was completed since the last quarterly report:

Monitoring Report – January 2008

- Bates continues to inspect weekly and after rainfalls

Monitoring Report – February 2008

- Bates continued to inspect weekly and after rainfalls
- Mason and Associates prepared for vernal pool monitoring starting in March

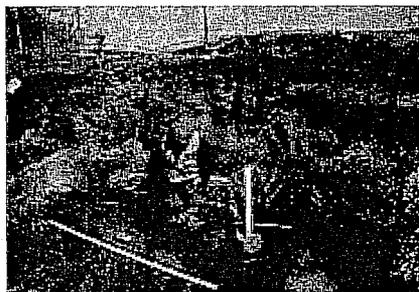
Monitoring Report – March 2008

- Bates continued to inspect weekly and after rainfalls
- Mason and Associates began vernal pool monitoring and observed spotted salamander in the north pool at created wetland C3

Construction Photographs



Aerial View of Southwest Landfill and Former Chemical Pits, March 8, 2008



Wetland Creation Area A1, Water Level Measurement, March 08, 2008



Aerial View Landfill and Former Chemical Pits, March 8, 2008



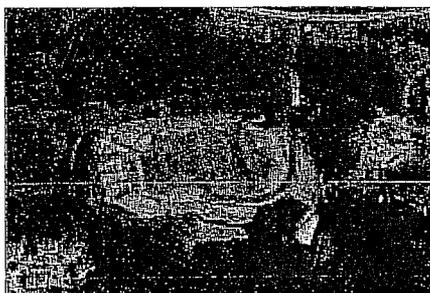
Vernal Pool Creation Area B, March 08, 2008



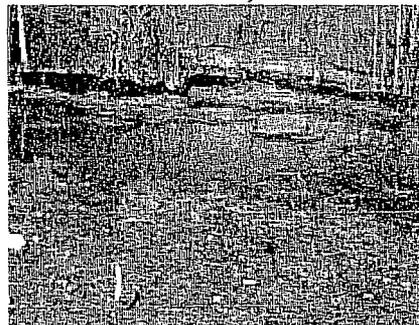
Landfill Closure-Northern Wetlands Remediation Area, March 08, 2008



Wetland View South to Landfill, March 08, 2008



Landfill Closure - Looking East, March 08, 2008



Wetland Creation Area C1, March 08, 2008

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Consultant Activities Completed in January, February, and March 2008

<u>January 2008</u>	
<u>Organization</u>	<u>Activity</u>
UConn	<ul style="list-style-type: none"> • Discussions with Engineers and CM regarding landfill closure • Participated in construction progress meetings
Haley & Aldrich	<ul style="list-style-type: none"> • Attended construction progress meetings • Contract Administration and Inspection
Earth Tech	<ul style="list-style-type: none"> • Contract administration services
USGS	<ul style="list-style-type: none"> • No activity
Phoenix	<ul style="list-style-type: none"> • Analytical laboratory work
Field Safety Corporation	<ul style="list-style-type: none"> • Third party inspection of project site safety conditions

<u>February 2008</u>	
<u>Organization</u>	<u>Activity</u>
UConn	<ul style="list-style-type: none"> • Discussions with Engineers and CM regarding landfill closure
Haley & Aldrich	<ul style="list-style-type: none"> • Discussion with CM regarding landfill closure
Earth Tech	<ul style="list-style-type: none"> • Contract administration services
USGS	<ul style="list-style-type: none"> • No activity
Phoenix	<ul style="list-style-type: none"> • Analytical laboratory work
Field Safety Corporation	<ul style="list-style-type: none"> • Third party inspection of project site safety conditions

<u>March 2008</u>	
<u>Organization</u>	<u>Activity</u>
UConn	<ul style="list-style-type: none"> • Discussions with Engineers and CM regarding landfill closure
Haley & Aldrich	<ul style="list-style-type: none"> • Discussion with CM & Trade Contractors regarding landfill closure
Earth Tech	<ul style="list-style-type: none"> • Contract Administration Services
USGS	<ul style="list-style-type: none"> • No activity
Phoenix	<ul style="list-style-type: none"> • Analytical laboratory work
Field Safety Corporation	<ul style="list-style-type: none"> • Third party inspection of project site safety conditions

Long-Term Monitoring Plan (LTMP)

On February 1, 2008 Haley & Aldrich submitted to CTDEP, the latest LTMP Report, January 2008, Sampling Round #5.

Technical Review Session Information

No changes or updates to report since last Quarterly Report.

Project Permits, Approvals, Conditions

No changes or updates to report since last Quarterly Report.

Background - Remedial Action Plan Implementation, Landfill and Former Chemical Pits

No changes or updates to report since last Quarterly Report.

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UConn's Technical Consultants

Haley & Aldrich: Haley & Aldrich is conducting construction contract administration and inspection services, as well as monitoring well samplings during construction periods. Work also included technical input and the review of permitting and design work for landfill and former chemical pits remediation based on final RAP. Consultant prepared the submitted Closure Plan, provided construction drawings and specifications, and prepared the submitted Permit applications to CTDEP and ACOE. Consultant assisted in the preparation of the Comprehensive Hydrogeologic Report and RAP, as well as public meeting preparation. Consultant is providing contract administration and inspection services during construction.

Earth Tech: Earth Tech is conducting construction contract administration, conducted roadway layout and parking lot design work, and State Traffic Commission Certificate permitting services. Consultant is providing contract administration and inspection services during construction.

United States Geologic Survey: The USGS work tasks included Final Supplemental Hydrogeologic Investigation Scope of Work contribution and reviews. The USGS interpreted surface geophysical survey data, conducted and interpreted borehole geophysical surveys, and is collecting bedrock ground-water level information. USGS was also involved in hydrogeologic data assessment and evaluation.

Phoenix Environmental Laboratories, Inc.: Phoenix is conducting sample analyses as part of the UConn Landfill project and LTMP.

Field Safety Corporation (FSC): Third party inspection of project site safety conditions with a FSC team of trained professionals conducting thorough site safety assessment reviews.

Schedule for Compliance (Revision No. 3)

The submitted Plan for presentation and the Schedule for Compliance for Consent Order SRD-101 Hydrogeologic Investigation - University of Connecticut Landfill, F-Lot and Chemical Pits, Storrs, CT, has been proposed for modification as follows (completed items in italics):

Schedule for Compliance Hydrogeologic Investigation of UConn Landfill, F-Lot, and Former Chemical Pits, Storrs, CT - Updated December 21, 2007 (COMPLETED ITEMS IN ITALICS)		
Consent Order Deliverable	Contents	Dates of Presentations and Submittals to CTDEP
UConn Landfill and Former Chemical Pits — Ecological Assessment	<i>Results of Ecological Assessment and Implications of the Assessment on Evaluation of Remedial Alternatives</i>	<i>January 9, 2002 (presentation completed); April 11, 2002 (interim report submitted*)</i>
UConn Landfill and Former Chemical Pits — Conceptual Site Model (CSM), impact on bedrock groundwater quality	<i>CSM details and supporting geophysical, hydrological, and chemical data</i>	<i>February 7, 2002 (presentation completed) April 8, 2002 (interim report submitted*)</i>
Remedial alternatives for the UConn Landfill, former chemical pits, F-Lot, and contaminated ground water	<i>Report will be included as the Remedial Action Plan in the Comprehensive Report</i>	<i>June 13, 2002 (presentation completed)</i>

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(Continued)

Comprehensive Hydrogeologic Report and Remedial Action Plan - integration of information in all interim reports and all previous reports	<ul style="list-style-type: none"> ▪ <i>Results of Comprehensive Hydrogeologic Investigation</i> ▪ <i>Remedial Action Plan</i> ▪ <i>LTMP</i> ▪ <i>Schedule (to include public and agency review, permitting, design, and construction)</i> ▪ <i>Post-Closure</i> ▪ <i>Redevelopment Plan for the UConn Landfill and F-Lot</i> 	<p><i>August 29, 2002 (presentation**)</i></p> <p><i>October 31, 2002 (Comprehensive Report Submitted to CTDEP)</i></p>
Comprehensive Final Remedial Action Plan Report	<i>Release of Report & Plan for CTDEP & public review of remedial design</i>	<i>January 2003</i>
Remedial Action Design to include comprehensive interpretive design of the Landfill final cap	<i>Detailed design drawings and specifications of the preferred remedial alternative(s)</i>	<p><i>A Technical Review Committee Meeting was held Wednesday, June 25, 2003.</i></p> <p><i>Summer 2003 (Comprehensive Design Submittal)</i></p> <p><i>A public review session for the UConn landfill design took place at the Town of Mansfield, September 3, 2003.</i></p>
Implement Remedial Action Plan for the UConn Landfill, former chemical pits, F-Lot and contaminated groundwater	<p><i>Finalize detailed construction drawings, and specifications</i></p> <p><i>Develop bid packages based on approved Remedial Action Plan</i></p> <ul style="list-style-type: none"> - <i>Competitive Bidding Process</i> - <i>Select Contractor</i> - <i>Obtain Permits as detailed in the Remedial Action Plan</i> <p><i>Mobilization & Fieldwork</i></p>	<p><i>July 2003 through 2005 (Contractor selection June/July 2004 Notice of Award Sent to O&G)</i></p> <p><i>REVISED ***</i></p>
Initiation of Construction of Approved Remedial Option	<i>Selection of contractors and the beginning of Pre-Construction Phase Services and construction of approved remedial options</i>	<p><i>On-going – Construction activities began July 2006</i></p> <p><i>Mobilize contractor(s) (Contingent on Construction Timetable ***)</i></p> <p><i>REVISED ***</i></p>
Initiation of Long Term Monitoring Plan (LTMP)	<i>IMP/LTMP sampling continues quarterly.</i>	<i>LTMP started January 2006</i> <i>REVISED ***</i>
Completion of Remedial Construction	Comprehensive final as-built drawings and closure report for the UConn Landfill, former chemical pit area.	July 2008 - Anticipated completion of construction (Contingent on Construction Timetable ***) REVISED ***
Post-Closure Monitoring	Begin post-closure monitoring program of the Remedial Action upon approval from CTDEP	July 2008 (Contingent on Construction Timetable ***) REVISED ***

* Interim reports submittals are the data packages that support the presentation accompanied by interpretive text sufficient for review. Comments received will be addressed.

** Results will not be complete until evaluation of data from MW 208R, if permission to drill from the property owner is received or an alternate is approved.

*** Contingent on CTDEP approvals, construction timetable based on bidding market, weather conditions, numerous permitting issues, along with State and local reviews and conditions.

**CTDEP Consent Order
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Listing of Project Contacts

Matthew Hart, Town Manager
Town of Mansfield
Audrey P. Beck Building
4 South Eagleville Road
Mansfield, CT 06268-2599
(860) 429-3336

U.S. Environmental Protection Agency
Northeast Region
1 Congress Street (CCT)
Boston, MA 02114-2023
(617) 918-1554

Rick Standish, L.E.P.
Haley & Aldrich, Inc.
800 Connecticut Blvd.
East Hartford, CT 06108-7303
(860) 282-9400

Raymond Frigon, Project Manager
CT Department of Environmental Protection Water Management Bureau
79 Elm Street
Hartford, CT 06106-5127
(860) 424-3797

Karen A. Grava, Media Communication Director
University of Connecticut, Communications
1266 Storrs Road, Unit 4144
Storrs, CT 06269-4144
(860) 486-3530

Richard Miller, Director
University of Connecticut, Environmental Policy
31 LeDoyt Road, Unit 3038
Storrs, CT 06269-3038
(860) 486-8741

James Pietrzak, P.E., CHMM, Senior Project Manager
University of Connecticut, Architectural & Engineering Services
31 LeDoyt Road, Unit 3038
Storrs, CT 06269-3038 (860) 486-5836

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UConn Project Web Site

The site's Internet address is <http://landfillproject.uconn.edu/> and a subsection contains construction information (see: <http://landfillproject.uconn.edu/updates/>).

Project Documents

Copies of project documents are available at:

Town Manager's Office
Audrey P. Beck Bldg.
4 South Eagleville Road
Mansfield, CT 06268
(860) 429-3336

CT Dept. of Environmental Protection
Contact: Ray Frigon
79 Elm St.
Hartford, CT 06106-5127
(860) 424-3797

Mansfield Public Library
54 Warrenville Road
Mansfield Center, CT 06250
(860) 423-2501

UConn at Storrs
Contact: Karen A. Grava
University Communications
1266 Storrs Road, U-144
Storrs, CT 06269-4144
(860) 486-3530

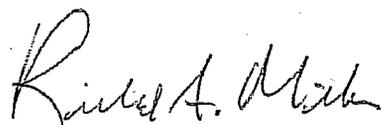
Certification:

As part of this submission, I am providing the following certification:

I have personally examined and am familiar with the information submitted in this document and all attachments and certify that based on reasonable investigation, including my inquiry of those individuals responsible for obtaining the information, the submitted information is true, accurate and complete to the best of my knowledge and belief, and I understand that any false statement made in this document or its attachments may be punishable as a criminal offense.

Please contact James M. Pietrzak, P.E. at (860) 486-5836 or Stephanie Marks at (860) 486-1031 if you need additional information.

Sincerely,



Richard A. Miller
Director, Office of Environmental Policy

RAM/JMP

CTDEP Consent Order
Quarterly Progress Report- January, February, and March 2008
April 2, 2008

cc:

Robert Bell, CTDEP
James Bradley, UConn
Scott Brohinsky, UConn
Eileen Brown, UConn
Thomas Callahan, UConn
Marion Cox, Resource Associates
Robert Dahn, Town of Mansfield - Planning Office
Ann Denny, UConn
Peter Drzewiecki, Town of Mansfield - Planning Office
Barry Feldman, UConn
Mark Fitzgibbons, UConn
Salvatore Giuliano, NU Real Estate
Roger Gleason, UConn
Brian Gore, UConn
Karen Grava, UConn
Peter Haeni, F.P. Haeni, LLC
Matthew Hart, Town Manager, Mansfield
Allison Hilding, Mansfield Resident
Traci Iott, CTDEP
Carole Johnson, USGS
Ayla Kardestuncer, Mansfield Common Sense
John Kastrinos, Haley & Aldrich
Alice Kaufman, USEPA
Jennifer Kaufman, Town of Mansfield - Planning Office
George Kraus, UConn
Scott Lehmann, Town of Mansfield - Planning Office
Dave Lotreck, UConn
Chris Mason, Mason & Associates
Stephanie Marks, UConn
~~Robert Miller, Eastern Highlands Health District~~
Jessie Shea, Town of Mansfield - Planning Office, Secretary
John Silander, Town of Mansfield - Planning Office
Mike Pacholski, UConn
James Pietrzak, UConn
Rachel Rosen, Town of Mansfield - Planning Office
Mark Roy, UConn
John Sobanik, Celeron
Richard Standish, Haley & Aldrich
Frank Trainor, Town of Mansfield - Planning Office
Michael Triba, O&G



**Town of Mansfield
Agenda Item Summary**

To: Town Council
From: Matt Hart, Town Manager *M.H.*
CC: Maria Capriola, Assistant to Town Manager; Mary Stanton, Town Clerk;
 Dennis O'Brien, Town Attorney
Date: April 28, 2008
Re: Rules of Procedure for Town Meeting

Subject Matter/Background

At the April 21, 2008 Special Meeting of the Town Council a number of questions and suggestions regarding the rules of procedures for the Annual Town Meeting were raised. Council member Clouette proposed an initiative to adopt a rule that would continue debate on the budget until everyone present who wished to speak had an opportunity to do so. Upon further review of the Connecticut General Statutes §7-7 and other relevant material, Attorney O'Brien has determined that the statutory language is ambiguous and has therefore ruled that the Council may interpret the statute to allow the passage of any temporary rule of procedure for the Town Meeting by resolution of the Council, as long as the rule is constitutional.

In response to a member of the public, Attorney O'Brien has also ruled that although the Charter speaks only to the adoption of the budget being by confidential ballot there is nothing to prevent the Town Meeting from voting to conduct some or all of the votes also by paper ballot.

The third issue raised at the April 21st meeting was whether the all the proposed resolutions should be considered in one motion or whether each resolution should be considered separately. Responding to this inquiry Attorney O'Brien referenced the case of Board of Education of the Town and Borough of Naugatuck v. the Town and Borough of Naugatuck. This case established that in the absence of a Charter provision or at least an ordinance requiring the separation of the general town budget into a town and an education budget for purposes of enactment, there is a default to a combined vote mandated by state law. This is the procedure Mansfield has used in the past.

Lastly, we discussed whether it was necessary to break out the component parts (General Fund, Capital Fund, and Capital Nonrecurring Fund) of the Appropriations Act into separate motions. The act may be presented as one motion, and this is past practice.

Recommendation

If the Town Council wishes to endorse Mr. Clouette's suggested rule of procedure, the following resolution is in order:

Resolved, effective for the Annual Town Meeting for Budget Appropriation on May 13, 2008, no motion to amend, postpone, divide the question, or end debate on the main budget motion shall be in order, nor shall a motion to adjourn the meeting be in order, until all voters present shall have had the opportunity to speak on the budget motion once. The moderator shall determine when all voters have had the opportunity to speak once and announce it to the meeting. No voter may speak a second time until all voters have had the opportunity to speak once.



**Town of Mansfield
Agenda Item Summary**

To: Town Council
From: Matt Hart, Town Manager *MWH*
CC: Maria Capriola, Assistant to Town Manager; Gregory Padick, Director of Planning
Date: April 28, 2008
Re: Proposal to Establish an Economic Development Advisory Committee, and a Standing Economic and Community Development Committee of the Town Council

Subject Matter/Background

Attached please find proposals from Council member Nesbitt to establish an Economic Development Advisory Committee and a Standing Economic and Community Development Committee of the Town Council.

From my perspective, I am generally in support of establishing a comprehensive, sustainable economic and community development program for the town, as long as we are able to allocate sufficient resources to this effort. As some of you will recall, we discussed this subject in part at a presentation to the Council in March 2007 (see attached), and determined at that time to include the topic as part of our strategic planning process. I should also point out that we are participating in the Windham Region Council of Governments' pilot regional economic development program which will include consulting services for coordination.

I believe the following issues would be pertinent to your discussion of the two proposals:

- The timing of this initiative with respect to the forthcoming strategic plan (Mansfield 2020: A Unified Vision);
- The establishment of an advisory committee as opposed to the currently authorized, but inactive, economic development commission;
- The interface between the proposed advisory committee and the proposed standing committee of the Town Council;
- The relationship between the proposed committee(s) and the Mansfield Downtown Partnership;
- The need and availability of staff and other resources;
- Potential referrals to existing committees or organizations, to solicit comments regarding the economic development proposals;

- Obtaining more information regarding WINCOG's new economic development program.

Legal Review

At Council member Nesbitt's request, I have asked the Town Attorney for guidance as to how the Town Council could repeal the existing ordinance establishing the Economic Development Commission (Mansfield Code Chapter 17), if the Council wished to take this action. The Town Attorney has advised that to eliminate the commission, the Council would need to enact an ordinance stating merely that the ordinance enacted on September 24, 1973, creating an Economic Development Commission and set forth in Chapter 17 of the Code of the Town of Mansfield, is hereby repealed. Furthermore, the Council could replace the commission with an advisory committee by enacting a resolution to that effect.

Attachments

- 1) A Resolution to Establish an Economic Development Advisory Committee
- 2) A Resolution to Establish a Standing Economic and Community Development Committee of the Mansfield Town Council
- 3) Mansfield Code of Ordinances, Chapter 17, Economic Development Commission
- 4) Proposed Ordinance to Repeal Economic Development Commission
- 5) *Sustainable Economic Development*, Presentation to Mansfield Town Council by Patrick McMahon, March 26, 2007

Draft proposal

A Resolution to Establish an Economic Development Advisory Committee

Findings and Purpose:

In 1962, A Municipal Development and Industrial Commission was established by ordinance. In 1973, this ordinance was repealed and replaced by an ordinance establishing an Economic Development Commission (Chapter, 17, Mansfield Town Code). The Commission subsequently became inactive and was reactivated by the Mansfield Selectman in June, 1981. Following a few years, it again became inactive and has remained so to the present.

During the past 10 years there has been several major economic development issues confronting Mansfield including sewer and water availability, downtown and 4-corners development, and the completion of the Plan for Conservation and Development. The Town Council and Administrative Staff have actively authorized and implemented several studies. The Mansfield Downtown Partnership has included Mansfield citizen participation.

The preamble to The Revised Town Charter states the wish "to provide for local government that is responsive to the will and values of the residents of our town and strongly affirms resident participation". The 2020 Strategic Planning participants reaffirmed the desire and value of resident participation in the planning and implementation processes. The 2020 Strategic Plan for the Town of Mansfield identified Economic Sustainability and regional cooperation for economic development issues and implementation as major priorities. Economic sustainability encompasses many different areas including sewer and water, infrastructure, planning and development, support for Mansfield businesses, and Storrs Center development. The 2006 Plan for Conservation and Development outlines the long-term goals for economic development in Mansfield.

The Economic development interests of the Town of Mansfield are represented by Administrative Staff as members of the University of Connecticut Water Advisory Committee, Windham Regional Council of Governments and Mansfield Business and Professional Association (MBPA). The Mansfield Downtown Partnership is represented by Administrative Staff, Council Members and citizens.

Many of the sustainable economic development issues require policy decisions at the Town Council level. Economic development policies and initiatives impact many interests of the residents of Mansfield including taxes, quality of life, economic prosperity, transportation, infrastructure, and sewer and water availability. There is a current and future need for the Mansfield residents to actively participate in the discussions with the Town Council and Administrative Staff, and other policy makers whom impact the economic sustainability in Mansfield. An Economic Development Advisory Committee will provide valuable insight and recommendations concerning the development of policies and initiatives concerning economic sustainability that are in the best interests of the residents of Mansfield.

Therefore, be it resolved that:

1. Pursuant to Chapter A192 of the Mansfield Town Code the Town Council shall establish an Economic Development Advisory Committee.
2. The membership of the Economic Advisory Committee shall consist of seven (7) members of the public, none of whom shall be serving as elected officials of the Town or Town employees. The Town Council shall make the appointments.
3. The term of office shall be for three (3) years, except that two (2) shall serve one (1) year from their date of appointment, two (2) for to (2) years from their date of appointment and three (3) for three (3) years from their date of appointment.
4. The Town Council may appoint Town employees as ex-officio non-voting members of the committee.
5. The responsibilities of the Economic Development Advisory Committee shall include but not be limited to:
 - A. Make recommendations to the Town Council concerning general and/or specific sustainable economic policies and initiatives.
 - B. Monitor and help evaluate economic development policies and initiatives.
 - C. Help identify and coordinate activities of local, regional and state organizations whose activities may impact or compliment the economic development activities of the Town of Mansfield.
 - D. Perform any other duties as requested by the Town Council or Administrative Staff.

Draft proposal

“A Resolution to Establish a Standing Economic and Community Development Council Committee of the Mansfield Town Council”

Findings and Purpose:

The 2020 Strategic Plan for the Town of Mansfield identified Economic Sustainability as a major priority. Regional cooperation for economic development issues and implementation was another priority identified in the 2020 Strategic Plan. Economic sustainability encompasses several areas including sewer and water, infrastructure, planning and development, support for Mansfield business, and Storrs Center development and low-income and senior housing. The 2006 Plan for Conservation and Development outlines the long-term goals for economic development. Several studies concerning sewer and water availability and usage have been completed or are underway. The 4-Corners Sewer Study has identified several policy-related issues that the Council must address. The town actively seeks and administers grants for housing rehabilitation for the senior and lower income housing. The Council will continue to make policy decisions in the immediate, medium and long term that are directly related to economic sustainability concerning the Storrs Center, 4- Corners and Kings Hill development and community development.

The Economic development interests of the Town of Mansfield are represented by Administrative Staff as members of the University of Connecticut Water Advisory Committee, Windham Regional Council of Governments and Mansfield Business & Professional Association (MBPA). The Mansfield Downtown Partnership is represented by both Administrative Staff and Council Members. All policy issues related to economic development issues are currently discussed by the Council as a whole, with most information and suggested actions provided by the administrative staff.

Many of the sustainable economic development issues require policy decisions at the Town Council level. There is an immediate and on-going need for the Council to actively participate in the discussions with administrative staff, residents, University of Connecticut, state legislators, regional organizations and other policy makers whom impact the economic sustainability in Mansfield. At a recent forum, a University of Connecticut representative expressed the continued goal of supporting and partnering with Mansfield to diminish their role in fulfilling the water and sewage needs of Mansfield.

A standing committee of the Town Council will provide the needed focus, continuity and broader participation in the discussions that will lead to development of policies by the Council as whole in the various facets related to economic sustainability in Mansfield. The committee will provide an ongoing discussion of the multiple issues in a coordinated format to help develop specific recommendations for the policies to be considered by the Council as a whole.

Therefore, be it resolved that:

1. Pursuant to Chapter A192 of the Mansfield Town Code the Town Council shall

establish a Standing Economic and Community Development Committee of the Mansfield Town Council.

2. The membership of the Standing Economic Development Committee shall consist of three (3) Councilors appointed by the Mayor.
3. The responsibilities of the Standing Economic Development Committee shall include but not be limited to:
 - a. To recommend public polices concerning Sustainable Economic Development to the Town Council. The committee may make recommendations for the necessary revision or revisions of any existing Ordinance or Ordinances and to draw up any proposed Ordinance or Ordinances the Committee may deem necessary for the consideration of the Council.
 - b. To research and analyze economic development issues including water, sewer, implementation of Mansfield Plan for Conservation and Development and 2020 Strategic Plan recommendations and support for Mansfield businesses.
 - c. To help facilitate Community input concerning economic development policies and initiatives.
 - d. To help coordinate discussions with interested entities that directly or indirectly influence Mansfield Economic Development. These entities may include Council Advisory Committees, Mansfield Commissions, local, regional and state agencies, state legislature and the University of Connecticut.
 - e. To help coordinate discussions with interested entities that directly or indirectly influence the structural maintenance of low income and senior housing in Mansfield.
 - e. To monitor and help evaluate economic and community development programs, initiatives and policies in cooperation with Administrative Staff and Advisory Committees.

**Town of Mansfield
Code of Ordinances**

“Ordinance to repeal Economic Development Commission”

Section 1. Title.

This chapter shall be known and may be cited as “the ordinance to repeal the Economic Development Commission.

Section 2. Legislative Authority.

This chapter is enacted pursuant to the provisions of C.T.S. Section 7-148, et seq., as amended.

Section 3. Findings and Purpose.

The Economic Development Commission was established by Ordinance , September 24, 1973 as set forth in Chapter 17 of the Code of the Town of Mansfield. The Commission has been inactive for many years.

Section 4. Repealer

The Ordinance enacted on September 24, 1973, creating an Economic Development Commission and set forth in Chapter 17 of the Code of the Town of Mansfield, is hereby repealed.

Chapter 17: ECONOMIC DEVELOPMENT COMMISSION

[HISTORY: Adopted by the Town Council of the Town of Mansfield 9-24-1973, effective 10-20-1973. Amendments noted where applicable.]

GENERAL REFERENCES

Code of Ethics — See Ch. 25.

Housing Partnership — See Ch. 34.

Inland Wetlands Agency — See Ch. 40.

Planning and Zoning Commission — See Ch. 67.

Regional Planning Agency — See Ch. 82.

Zoning Board of Appeals — See Ch. 94.

Committees, boards and authorities — See Ch. A192.

§ 17-1. Title.

This chapter shall be known and may be cited as the "Economic Development Commission Ordinance."

§ 17-2. Commission created.

The provisions of § 7-136 of the Connecticut General Statutes, as amended, are hereby accepted, and there is established a Municipal Economic Development Commission which shall be known as the "Mansfield Economic Development Commission."

§ 17-3. Membership; terms.

The Commission shall consist of nine (9) members who shall be appointed by the Town Manager. Of the nine (9) members first appointed to office, three (3) shall be appointed to serve for one (1) year; three (3) to serve for two (2) years; three (3) to serve for three (3) years. Thereafter, appointments to the Commission shall be for terms of three (3) years.

§ 17-4. Vacancies.

Any vacancy in the membership of the Commission shall be filled by the Town Manager for the unexpired portion of the terms.

§ 17-5. Removal.

Any member may be removed from office by the Town Manager for cause, and on request of such member, after public hearing.

§ 17-6. Compensation; expenses.

Members of the Commission shall receive no compensation for their services as such, but shall be reimbursed for their necessary expenses incurred in the performance of their official duties.

§ 17-7. Employees.

Subject to the appropriate provisions of the Mansfield Town Charter, the Commission may recommend the appointment of employees necessary for the discharge of its duties.

§ 17-8. Powers and duties.

The Commission shall conduct research into the economic conditions and trends in its municipality, shall make recommendations to appropriate officials and agencies of its municipality regarding action to improve its

economic condition and development, shall seek to coordinate the activities of and cooperate with unofficial bodies organized to promote such economic development and may advertise and may prepare, print and distribute books, maps, charts and pamphlets which in its judgment will further its official purposes.

§ 17-9. Annual report.

The Commission shall annually prepare and transmit to the Town Council a report of its activities and of its recommendations for improving such economic conditions and development.

§ 17-10. Repealer.

The Ordinance enacted October 1, 1962, creating a Municipal Development and Industrial Commission is hereby repealed.

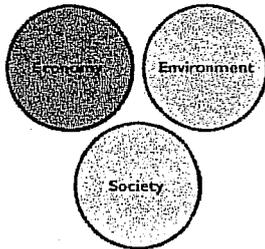
Sustainable Economic Development

Presentation to
Mansfield Town Council
March 26, 2007

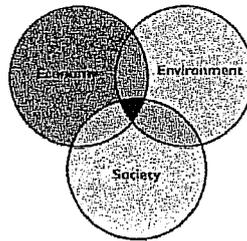
What is Sustainable Development?

- Sustainable Development is "the ability to achieve continuing economic prosperity while protecting the natural systems of the planet and providing a high quality of life for its people." EPA
- Stewardship of our Natural, Built and Social Environments
- A view towards future generations

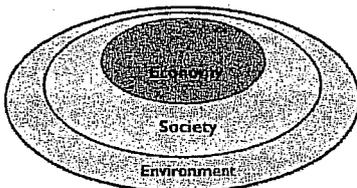
Common Development Pattern



More Progressive Communities



A Sustainable Paradigm



Growth Management

- Rate
- Amount
- Type
- Location
- Quality

Community Vision

- What is your vision for the future of the community?
- Is it a shared vision?
- "Without vision, growth will occur, but in a haphazard and potentially destructive manner." Tom Marano, CEcD

Mansfield Policy Goals

- To strengthen and encourage an orderly and energy-efficient pattern of development with sustainable balance of housing, business, industry, agriculture, government and open space and a supportive infrastructure of utilities, roadways, walkways and bikeways and public transportation services
- To conserve and preserve Mansfield's natural, historic, agricultural and scenic resources with emphasis on protecting surface and groundwater quality, important greenways, agricultural and interior forest areas, undeveloped hilltops and ridges, scenic roadways and historic village areas
- To strengthen and encourage a mix of housing opportunities for all income levels
- To strengthen and encourage a sense of neighborhood and community throughout Mansfield

Why Economic Development?

- Enhance/Assist the Business Sector
- Provide Jobs
- Services to Residents
- Generate Tax Revenues
- Diversify the Tax Base
- When done in concert with the PCD, strategic plans, and Boards and Commission it can add value while reducing negative impacts

Economic Development Programs

- Often have an Economic Development Commission
- Full- or Part-time employees or consultants depending upon needs of the community

Roles of the Economic Development Commission

- Usually advisory to Town Council or Board of Selectmen
- Help track development projects for town
- Develop plans for target areas
- Advocate in front of other Boards and Commissions
- Make suggestions on land use approval process or changes to regulations
- Business visitations
- Eyes and ears of the business community
- Develop incentives

Economic Developers

- Gather information
 - Inventory current businesses
 - Available property and buildings
 - Traffic counts
- Facilitate
- Help market the community
- Work toward shovel-ready sites
- Identify possible funding sources –
 - EDA – CEDS
 - STEAP

Economic Development Strategic Planning

- Strengths, Weaknesses, Opportunities and Threats (SWOT Analysis)
- Develop strategic action plan
 - Goals
 - Strategies
 - Action steps
 - Mechanism to measure progress and evaluate results

Opportunities for Development

- Determine niches/clusters
- Capitalize on UConn
- Downtown
- Route 6 Area
- Villages
- Tourism
- Agriculture
- Historic Preservation

Economic Indicators

<i>Economics</i>				
<i>Business Profile (2005)</i>				
<i>Sector</i>	<i>Firms</i>	<i>% of Total</i>	<i>Emp. % of Total</i>	
Agriculture	25	4.1%	35	1.9%
Const. and Mining	61	10.0%	308	2.5%
Manufacturing	19	3.9%	102	1.2%
Trans. and Utilities	13	2.1%	108	1.3%
Trade	106	17.3%	1,567	16.2%
Finance, Ins. and Real Estate	40	5.5%	255	2.8%
Services	326	53.4%	5,549	55.7%
Government	22	3.6%	689	8.2%
Total	611	100.0%	8,241	100.0%

Current Strengths

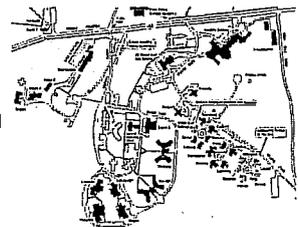
- Health Care
- Construction
- Retail
- Professional, Scientific and Technical Services
- Accommodations & Food Services

University of Connecticut as Catalyst & Partner

- Downtown Partnership
- Business Incubator
- Fuel Cell Program
- University resources
- Second Nature – Education for Sustainability
www.secondnature.org/

Mansfield Training School/UConn North Campus

- Town/Gown Opportunity
- Historic Property
- Proximity to Main Campus
- Current uses as Fuel Cell Center and Incubator
- Small Cities App for incubation space



Downtown

- Pedestrian-Oriented Mixed-use
- Local and national businesses
- Incorporate businesses/streetscape along 195
- Long-term management of the area

Route 6 Area

- East Brook Mall – Largest Taxpayer
 - Help keep it fully occupied
- Best location for more intensive developments

Focus on Villages

- Important intersections
- Four Corners, Eagleville, Perkins Corner, etc.
- Village Districts
- Possibly allow mixed use

Tourism

- Cultural Heritage Tourism
- Agri-tourism
- Eco-tourism
- Work with Tourism District and Industry
- Nathan Hale Inn & B&Bs
- Restaurants
- Distribution of brochures through state service

Cultural Heritage Tourism

- The Creative Economy (Arts – visual/performing)
- Jorgensen Center
- Benton Gallery
- CT State Museum of Natural History
- CT Archaeology Center
- Puppetry Museum
- Mansfield Arts Center
- Duck Pin Bowling & Drive-in Movies

Agriculture & Forest Lands

- Agricultural Promotion is Economic Development
- Agricultural Business Cluster
- Preservation Efforts
- Community Character
- Agri-tourism (farm stands, FM, PYO, Stables)
- Owners of farmland and forest pay more in local taxes than it costs to service their properties
- Farm Viability Grant Program
- Estate Planning/Farm Succession Plans

Historic Preservation

- Historic Preservation is Economic Development – Donovan Rypkema
- National & State Registers
- Certified Local Government
- CT Trust for Historic Preservation

Sustainable Development

- Plug the leaks
- Support existing businesses
- Encourage new local enterprise
- Recruit compatible new businesses

Sustainable Development

- Re-use of existing buildings rather than greenfields
- Focus Development around existing infrastructure
- Compact Development
- Brownfield sites
- Mixing of land uses (homes, offices, shops)
- Reducing impervious surfaces
- Safeguarding environmentally sensitive areas
- Transit and better pedestrian and bicycle amenities
- Reduce waste or use waste

Green Building

- Higher Average Initial Cost – Long Term Benefits
- LEED Certification – Leadership in Energy and Environmental Design – US Green Building Council
- Energy Star Label (Mansfield Big Y)
- UConn Policy
- Owners, developers, engineers, consultants
- Education, awards and incentives to encourage Green Building
- Public Buildings

Community Character

- Establish Design Standards (Simsbury)
- No Prototypes (Glastonbury)
- Natural Resource Inventory & Assessment (Guilford)
- Lands of Unique Value (Mansfield)
- Don't allow clear-cutting
- Charge inspection of E&S Control to developer

Housing Considerations

- Limit number of Housing Permits allowed in any given year
- Cluster Development – Randall Arendt
www.greenerprospects.com
- Inclusionary Zoning
- Mixed-use Development

Other Tools & Considerations

- Host a Land Use Leadership Alliance (LULA)
- Tax incentives for older commercial and residential buildings (Windsor)

Resources

- Eastern CT Resource Conservation & Development Area, Inc. Environmental Review Team
- NRCS – Web Soil Survey
- The Green Valley Institute – Cost of Community Service Study
- NEMO (Nonpoint Education for Municipal Officials)
- Center for Land Use Education and Research (CLEAR)
- CT Rural Development Council
- WINCOG
- MetroHartford Alliance
- Smart Communities Network

PAGE
BREAK



**Town of Mansfield
Agenda Item Summary**

To: Town Council
From: Matt Hart, Town Manager *MWH*
CC: Maria Capriola, Assistant to Town Manager
Date: April 28, 2008
Re: Mayors for Peace Campaign

Subject Matter/Background

The Mayor has requested that this item be added to the agenda.

As detailed on the website for the Mayors for Peace Campaign (www.mayorsforpeace.org), on June 24, 1982, at the 2nd UN Special Session on Disarmament held at UN Headquarters in New York, then Mayor Takeshi Araki of Hiroshima proposed a new Program to Promote the Solidarity of Cities toward the Total Abolition of Nuclear Weapons. This proposal offered cities a way to transcend national borders and work together to press for nuclear abolition. Subsequently, the mayors of Hiroshima and Nagasaki called on mayors around the world to support this program.

The Mayors for Peace is composed of cities around the world that have formally expressed support for the program Mayor Araki announced in 1982. As of April 1, 2008, membership stood at 2,195 cities in 128 countries and regions. In March 1990, the Mayors Conference was officially registered as a UN Nongovernmental Organization (NGO) related to the Department of Public Information. In May 1991, it became a Category II NGO (currently called a NGO in "Special Consultative Status") registered with the Economic and Social Council.

Recommendation

Attached please find a registration form and various information regarding this campaign. The Mayor has requested the Council's consensus approval to register Mansfield's support for the initiative.

Attachments

- 1) Mayors for Peace Registration Form
- 2) Mayors for Peace Informational Packet



Mayors for Peace

Registration Form

To Dr. Tadatoshi Akiba
Mayor of Hiroshima
President of Mayors for Peace

I hereby express my city/municipality's support for the abolition of nuclear weapons and desire to join the Mayors for Peace.*

Name of your country:

Name of your city/municipality:

Mayor's name: _____ Gender: Male Female

Address:

TEL:

FAX:

E-mail:

Contact person

Name: _____ Gender: Male Female

Position:

E-mail:

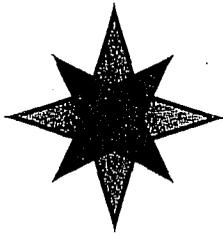
Website:

Population:

Date:

Mayor's Signature:

*This registration form is to express your city/municipality's decision to join Mayors for Peace. If your city/municipality requires specific procedures, including approval from your city/municipal council, please submit this form after such procedures are completed.



AMERICAN FRIENDS SERVICE COMMITTEE

Connecticut Area Office
56 Arbor Street
Hartford, Connecticut 06106
860-523-1534
860-523-1705 Fax
connecticut@afsc.org

April 15, 2008

RECD APR 17

Mayor Elizabeth Paterson
Mansfield Town Hall
4 South Eagleville Road
Mansfield, CT 06268

Dear Mayor Paterson,

In 2005 you supported the Mayors for Peace campaign for nuclear weapon disarmament by signing a statement in support of the commencement of negotiations for nuclear weapon abolition. We thank you for your support of our efforts to put nuclear weapon reductions on the nation's agenda. The further development and proliferation of nuclear weapons continue to threaten human existence on this planet.

We have some progress to report. In our state

- Twenty-one Mayors and First Selectmen signed on to our 2005 statement in favor of nuclear weapon disarmament.
- The State Senate passed a resolution in support of moving in the direction of nuclear weapon abolition.
- Congressperson DeLauro has cosponsored House Resolution 68, which calls for the United States to adhere to the Nuclear Non-Proliferation Treaty.
- New Haven has gone onto become an official Mayors for Peace City.

We ask you to help us change the direction we are going by filling out the enclosed form and officially joining Mayors for Peace and thus helping to lift the very real threat of nuclear weapons from our lives.
Please find enclosed the following:

1. A copy of your Mayors for Peace registration form.
2. A copy of the 2005 statement. Thank You !

3. Copies of resolutions passed by the City Council of Hartford and the New Haven Board of Alderman in favor of nuclear weapon disarmament.
4. Copies of 2005 and 2006 Hartford Courant Editorials calling for adherence to the Nuclear Non-Proliferation Treaty.
5. A 2007 article authored by George Schultz, William Perry, Henry Kissinger and Sam Nunn strongly suggesting that we move away from reliance on nuclear weapons.
6. Two articles by Robert McNamara calling attention to the dangerous situation we are involved with in regard to nuclear weapons being on hair trigger alert and their proliferation throughout the planet.

Please return the completed registration form to:

Joe Wasserman
87 Shadow Lane
West Hartford, CT 06110

If you have any questions you can contact Joe Wasserman at joewass64@yahoo.com or at 860-561-1897.

Yours truly,

David Amdur, American Friends Service Committee
Henry Lowendorf, Greater New Haven Peace Council
Alfred Marder, President, City of New Haven Peace Commission
Marie Lausch, President, U.E. Local 222, Member of the National Executive Board of the U.E.
Charlie Prewitt, Citizens for Global Solutions and Chairperson of the United Nations Association (NE Ct. Chapter)
Miriam Kurland, Northeast Connecticut Coalition for Peace and Justice
Joe Wasserman, No Nukes/ No War

I support the call for the Abolition of Nuclear Weapons Now!

I do not accept that nuclear weapons can defend me, my country, or the values I stand for. I therefore join the Mayors for Peace Emergency Campaign to Ban Nuclear Weapons in calling on HEADS OF GOVERNMENT TO GO TO THE NPT REVIEW CONFERENCE in 2005 to demand that negotiations begin immediately for the total elimination of nuclear weapons under strict and effective international control. And I endorse the Model Nuclear Weapons Convention as the starting point for negotiations and the Emergency Campaign timetable for achieving a nuclear weapons-free world.

Name: *Mayor Elizabeth Paterson*

Address: *79 Independence Dr.*

Mansfield Center CT

Country: *USA*

E-mail: *betsy.paterson@btmail.com*

Signed

Elizabeth Paterson

Date: *2-23-2005*

- I will make copies of this brochure and send in additional signatures.
- I will enroll people to add their signatures to the www.abolitionnow.org petition

**Mail this form to: Monika Szymurska,
Coordinator, Abolition 2000
215 Lexington Ave., Suite 1001,
New York, NY 10016**

Connecticut Mayors who have signed the 2005 Mayoral Statement in Support of the Commencement of Negotiations on the Elimination of Nuclear Weapons

updated 6-8-05

EDDIE A. PEREZ	MAYOR	CITY OF HARTFORD
ELIZABETH C. PATERSON	MAYOR	TOWN OF MANSEFIELD
MICHAEL T. PAULHUS	FIRST SELECTMAN	TOWN OF WINDHAM
H. RICHARD BORER JR.	MAYOR	CITY OF WEST HAVEN
RUSTY LANZIT	FIRST SELECTMAN	TOWN OF CHAPLIN
CARL J. AMENTO	MAYOR	TOWN OF HAMDEN
MARC J. GAROFALO	MAYOR	CITY OF DERBY
WILLIAM J. KUPINSE	FIRST SELECTMAN	TOWN OF EASTON
DANNEL P. MALLOY	MAYOR	CITY OF STAMFORD
STEPHEN T. CASSANO	MAYOR	TOWN OF MANCHESTER
JOHN M FABRIZI	MAYOR	CITY OF BRIDGEPORT
JOHN DeSTEFANO JR.	MAYOR	CITY OF NEW HAVEN
SYDNEY SCHULMAN	MAYOR	TOWN OF BLOOMFIELD
JAMES T. DELLA VOLPE	MAYOR	CITY OF ANSONIA
SUSAN S. BRANSFIELD	FIRST SELECTWOMAN	TOWN OF PORTLAND
DOMENIQUE S. THORNTON	MAYOR	CITY OF MIDDLETOWN
DIANE G. FARRELL	FIRST SELECTWOMAN	TOWN OF WESTPORT
MARK BENIGNI	MAYOR	CITY OF MERIDEN
DAVID L. DENVIR	FIRST SELECTMAN	TOWN OF KILLINGWORTH
TIMOTHY STEWART	MAYOR	CITY OF NEW BRITAIN
KENNETH A. FLATTO	FIRST SELECTMAN	TOWN OF FAIRFIELD



THE OLDEST CONTINUOUSLY
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PETER B. PACH
Town Editorials Editor

CAROLYN LUMSDEN
Commentary Editor

TOM CONDON
Place Editor

LEW BRESEE
Letters Editor

EDITORIALS

The Expanding Nuclear Club

Wouldn't it have been wonderful if 35 years after the Nuclear Nonproliferation Treaty went into effect we could say that atomic bombs are weapons of the past?

No such good fortune. Rather, these weapons of mass destruction continue to pose a clear and present danger to human survival.

The Soviet Union and the Cold War are history. But Russia, the United States, Britain, France and China maintain stockpiles of thousands of nuclear warheads. Research to deploy nuclear weapons in space is ongoing. And recently, Defense Secretary Donald Rumsfeld asked Congress to fund a project to develop earth-penetrating nuclear weapons that could destroy caches of deeply buried biological or chemical weapons.

Also, the United States has withdrawn from the nuclear test-ban treaty.

But America remains a signatory of the non-proliferation treaty. Since the treaty's birth in 1970, two states have been added to the nuclear club: India and Pakistan. Both have refused to sign the nonproliferation treaty, as has Israel, which is widely believed to possess nuclear weapons. Yet the treaty resisters continue to receive U.S. aid.

In the meantime, Iran and North Korea are on the brink of joining the nuclear club, or already have qualified for membership. In the past 15 years, Britain and Japan have lost track of 49 kilos and 206 kilos of plutonium, respectively. Where this material went, no one can tell for sure.

It wasn't a pretty picture as delegates from the 188 member states of the nonproliferation treaty gathered last week for a monthlong review of the accord. They spent the first week arguing over an agenda for the conference.

Predictably, Third World countries denounced the nuclear club for failing to make much headway toward disarmament, even though the treaty requires it. Also predictably, club members, led by the United States, accused North Korea and Iran of violating the treaty.

Both are right.

The treaty commits the nuclear powers to nuclear disarmament and binds the other signatories not to develop those awful weapons.

Progress has been made: Russia and the United States reduced their deployed warheads by some 2,200 each. But the cutbacks are not nearly enough to make the world safer. Furthermore, the military superpowers are not required to destroy the warheads they remove from deployment and have resisted open international verification of their nuclear stockpiles.

Meanwhile, North Korea has withdrawn from the treaty and refuses U.N. inspectors entry to its nuclear facilities. Iran, still a signatory, has played a cat-and-mouse game with the inspectors.

The treaty deserves more than a perfunctory review and mutual denunciations by each side. To honor the full intent of the non-proliferation pact, the signatories would have to make tangible progress on two fronts:

■ For the nuclear nations, a timetable to get rid of their nuclear weapons (not just to dismantle and store them), to end nuclear weapons testing and to allow thorough international inspections of nuclear facilities.

■ For the non-nuclear states, an end to the domestic production and purchases of fissionable material. The nations would still have the right to peaceful nuclear technology, as the treaty guarantees. But they would have to buy their nuclear fuels only from an international regulatory body that would account for every kilo of uranium being used or that has been used. Thorough international inspections would be the norm.

Those are practical and achievable steps toward eliminating the threat of nuclear war and harnessing nuclear technology for peaceful purposes.

We should not delude ourselves. Nuclear weapons endanger the planet's existence. Neither the United States nor any other country needs nuclear weapons for protection. The vast array of highly sophisticated conventional weaponry is protection enough.

The Hartford Courant.



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EDITORIALS

Nuclear Arms Madness

Five countries had nuclear weapons when the nonproliferation treaty went into force in 1970. The list has grown to eight, probably nine. India and Pakistan, which are not treaty signatories, secretly developed their nukes. North Korea, which legally withdrew from the treaty, tested an atomic bomb last week. Israel, also a non-signatory, is widely believed to be a member of the club.

By the end of this decade, Iran may join, too. Membership could expand if such wannabes as Egypt, Saudi Arabia, Brazil, Argentina, Turkey and South Korea conclude they need the weapons for protection, prestige or intimidation. Germany and Japan may become uneasy about being left out.

It's hard to imagine that proliferation would have been much worse without the treaty.

The North Korean provocation should serve as a wake-up call. Sanctions imposed by the United Nations Security Council should be regarded only as a first step. They won't succeed in the long run unless the states that already have nuclear weapons take the 1970 treaty more seriously than they have.

Those states have failed to fulfill key provisions. For example, they are bound by the treaty not to transfer to any country technology and material that might be used to develop atomic weapons. Yet the United States, France, Russia and China have done so to their respective friends and strategic/commercial partners.

Article VI of the treaty requires each signatory to pursue "negotiations in good faith on effective measures" to end the nuclear arms race "at an early date" and write a new treaty on "complete disarmament under strict and effective international control." Zero progress here.

Another article speaks of "the inalienable right of all the parties to develop research, production and use of nuclear energy for peaceful purposes without discrimination." India, Pakistan and a few other states have straddled or crossed the line with impunity. "North Korea watched what happened with Pakistan and decided that the world didn't punish Pakistan too hard or too long," says Michael E. O'Hanlon of the Brookings Institution.

The nonproliferation treaty isn't the only arms-control agreement under strain. The United States and China no longer consider themselves bound by the nuclear test-ban agreement (although no tests have been conducted). The Bush administration has opted out of the Anti-Ballistic Missile Treaty.

Sanctioning North Korea for its reckless conduct isn't enough to prevent nuclear insanity. President Bush should seize the initiative by inviting the heads of state that have nuclear weapons to a forum for reviewing the nonproliferation treaty. It's high time that they form an alliance not only against nuclear terrorism but also for nuclear disarmament.

**PROLIFERATION
UNCHECKED**
Pact hasn't been
taken seriously

STATES CONGRESS TO SUPPORT HOUSE RESOLUTION 68, CALLING FOR A
COMPREHENSIVE NUCLEAR DISARMAMENT PROGRAM.

WHEREAS: Reflecting on the atomic bombings of Hiroshima (August 6, 1945) and Nagasaki (August 9, 1945) by the United States, the only nation to use nuclear weapons in war, and the enormous suffering and death caused to hundreds of thousands of civilian residents, many still suffering today; and

WHEREAS: being aware of the continuing deaths and suffering of workers in the nuclear weapons factories and uranium mines, as well as other aspects of the nuclear bomb industry including the killing of livestock and the poisoning of our food supply by the fallout from years of nuclear weapons testing; and

WHEREAS: there are devastating long-lasting effects of the use of depleted uranium weapons (a by-product of the nuclear industry) on the people in the battlefields of Iraq, Bosnia, Kosovo and elsewhere, including testing and development sites in the U.S. and Puerto Rico; and

WHEREAS: the United States retains an arsenal of over 10,000 nuclear weapons, some of them still on high alert; and

WHEREAS: the United States is proceeding with plans to "modernize" its nuclear weapons arsenal; and

WHEREAS: the United States, instead of being the leader, has impeded full implementation of the Nuclear Non-Proliferation Treaty objectives, for which member states pledged to halt research, testing, production and use of nuclear weapons, and to work toward the abolition of nuclear weapons; and

WHEREAS: on July 8, 1996, the International Court of Justice issued an advisory opinion that they could find no lawful circumstances for the threat or use of nuclear weapons; and

WHEREAS: there is no technological or geological solution to safely isolate radioactive waste, with huge quantities continuing to accumulate at reactor and weapons sites; and

WHEREAS: nuclear reactor and weapons sites are potential sources of diversion of fissile materials to terrorists and are potential targets for terrorists; and

WHEREAS: concurrent with abolishing nuclear weapons, there is an urgent need to address the political and economic inequalities that nuclear weapons help to sustain, as having nuclear weapons is a symptom of social degradation and contributes to a climate of fear which has much deeper roots.

NOW, THEREFORE, BE IT RESOLVED that the New Haven Board of Aldermen urges that the State of Connecticut's congressional delegation support House Resolution 68, calling for and outlining a comprehensive worldwide nuclear disarmament program.

BE IT FURTHER RESOLVED that a copy of this Resolution, duly passed by the Board, be forwarded by the City Clerk to each member of Connecticut's congressional delegation.

Court of Common Council

CITY OF HARTFORD

550 MAIN STREET

HARTFORD, CONNECTICUT 06103



Michael P. Peters, Mayor
Frances Sanchez, Deputy Mayor
John B. Stewart, Jr., Majority Leader
Veronica Alrey-Wilson, Councilwoman
Eugenio Caro Sr., Councilman
Alphonse S. Marotta, Councilman
Michael T. McGarry, Councilman
John B. O'Connell, Councilman
Steven D. Park, Councilman
Louis Watkins, Jr., Councilman

Clerk
Daniel M. Carey

February 8, 1999

This is to certify that at a meeting of the Court of Common Council, February 8, 1999, the following RESOLUTION was passed.

WHEREAS, Cities have been primary targets of nuclear weapons throughout the Nuclear Age and remain vulnerable to the massive destructive affects of nuclear weapons; and

WHEREAS, The development and maintenance of nuclear facilities is extraordinarily costly, and those resources could be far better utilized for rebuilding the infrastructure of cities like Hartford, supporting the health and welfare of our citizens, and protecting and enhancing the quality of the environment; and

WHEREAS, The five declared nuclear weapons states (United States, Russia, United Kingdom, France and China) promised in May 1995 to pursue systematic and progressive efforts to reduce nuclear weapons globally, with the ultimate goal of eliminating these weapons; and

WHEREAS, The International Court of Justice ruled unanimously in July 1996 that "there exists an obligation to pursue in good faith and bring to conclusion negotiations leading to nuclear disarmament in all its aspects under strict and effective international control"; and

WHEREAS, The end of the Cold War has provided an opportunity to end the nuclear weapons era, which would fulfill our responsibility to present and future generations; and

WHEREAS, The United States is the most powerful nuclear weapon state in the world and Nations look to our Country to exercise leadership in nuclear disarmament; now, therefore, be it

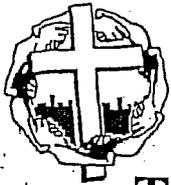
RESOLVED, That the Court of Common Council calls for the Governments for all nuclear weapons states to begin negotiations on a Nuclear Weapons Convention to prohibit and eliminate all nuclear weapons early in the next Century; and be it further

RESOLVED, That the Court of Common Council urges the leadership of the Federal Government to exercise leadership in initiating negotiations for such a convention to prohibit and abolish nuclear weapons; and be it further

RESOLVED, That the Court of Common Council calls upon the citizens of the City of Hartford to learn more about the continuing dangers of nuclear weapons, and to communicate their concerns about the affects of nuclear weapons on the future of our Country's children and families to our elected Federal Officials; and be it further

RESOLVED, That copies of this resolution, upon approval, will be forwarded to President William J. Clinton, U.S. Senators Christopher J. Dodd and Joseph I. Lieberman, and U.S. Representative John B. Larson.

Attest:



THE CAPITOL REGION CONFERENCE OF CHURCHES

30 Arbor Street, Hartford, CT 06106 • (860) 236-1295 • Fax: (860) 236-8071

Tuesday, February 23, 1999

Mayor Mike Peters
550 Main Street
Hartford, CT 06106

Dear Mayor Peters,

On behalf of the Reverend Roger Floyd, Executive Director of The Capitol Region Conference of Churches and myself, I would like to thank you for your leadership in helping to pass a recent resolution condemning nuclear war and calling for an abolition of weapons of mass destruction.

This effort on your behalf is most appreciated.

Yours Truly,

Joseph Wasserman
Joseph Wasserman

A World Free of Nuclear Weapons

1/4/2007

By George P. Shultz, William J. Perry, Henry A. Kissinger and Sam Nunn.

The Wall Street Journal

January 4, 2007; Page A15

Nuclear weapons today present tremendous dangers, but also an historic opportunity. U.S. leadership will be required to take the world to the next stage -- to a solid consensus for reversing reliance on nuclear weapons globally as a vital contribution to preventing their proliferation into potentially dangerous hands, and ultimately ending them as a threat to the world.

Nuclear weapons were essential to maintaining international security during the Cold War because they were a means of deterrence. The end of the Cold War made the doctrine of mutual Soviet-American deterrence obsolete. Deterrence continues to be a relevant consideration for many states with regard to threats from other states. But reliance on nuclear weapons for this purpose is becoming increasingly hazardous and decreasingly effective.

North Korea's recent nuclear test and Iran's refusal to stop its program to enrich uranium - potentially to weapons grade -- highlight the fact that the world is now on the precipice of a new and dangerous nuclear era. Most alarmingly, the likelihood that non-state terrorists will get their hands on nuclear weaponry is increasing. In today's war waged on world order by terrorists, nuclear weapons are the ultimate means of mass devastation. And non-state terrorist groups with nuclear weapons are conceptually outside the bounds of a deterrent strategy and present difficult new security challenges.

Apart from the terrorist threat, unless urgent new actions are taken, the U.S. soon will be compelled to enter a new nuclear era that will be more precarious, psychologically disorienting, and economically even more costly than was Cold War deterrence. It is far from certain that we can successfully replicate the old Soviet-American "mutually assured destruction" with an increasing number of potential nuclear enemies world-wide without dramatically increasing the risk that nuclear weapons will be used. New nuclear states do not have the benefit of years of step-by-step safeguards put in effect during the Cold War to prevent nuclear accidents, misjudgments or unauthorized launches. The United States and the Soviet Union learned from mistakes that were less than fatal. Both countries were diligent to ensure that no nuclear weapon was used during the Cold War by design or by accident. Will new nuclear nations and the world be as fortunate in the next 50 years as we were during the Cold War?

* * *

Leaders addressed this issue in earlier times. In his "Atoms for Peace" address to the United Nations in 1953, Dwight D. Eisenhower pledged America's "determination to help solve the fearful atomic dilemma -- to devote its entire heart and mind to find the way by which the miraculous inventiveness of man shall not be dedicated to his death, but consecrated to his life." John F. Kennedy, seeking to break the logjam on nuclear

disarmament, said, "The world was not meant to be a prison in which man awaits his execution."

Rajiv Gandhi, addressing the U.N. General Assembly on June 9, 1988, appealed, "Nuclear war will not mean the death of a hundred million people. Or even a thousand million. It will mean the extinction of four thousand million: the end of life as we know it on our planet earth. We come to the United Nations to seek your support. We seek your support to put a stop to this madness."

Ronald Reagan called for the abolishment of "all nuclear weapons," which he considered to be "totally irrational, totally inhumane, good for nothing but killing, possibly destructive of life on earth and civilization." Mikhail Gorbachev shared this vision, which had also been expressed by previous American presidents.

Although Reagan and Mr. Gorbachev failed at Reykjavik to achieve the goal of an agreement to get rid of all nuclear weapons, they did succeed in turning the arms race on its head. They initiated steps leading to significant reductions in deployed long- and intermediate-range nuclear forces, including the elimination of an entire class of threatening missiles.

What will it take to rekindle the vision shared by Reagan and Mr. Gorbachev? Can a world-wide consensus be forged that defines a series of practical steps leading to major reductions in the nuclear danger? There is an urgent need to address the challenge posed by these two questions.

The Non-Proliferation Treaty (NPT) envisioned the end of all nuclear weapons. It provides (a) that states that did not possess nuclear weapons as of 1967 agree not to obtain them, and (b) that states that do possess them agree to divest themselves of these weapons over time. Every president of both parties since Richard Nixon has reaffirmed these treaty obligations, but non-nuclear weapon states have grown increasingly skeptical of the sincerity of the nuclear powers.

Strong non-proliferation efforts are under way. The Cooperative Threat Reduction program, the Global Threat Reduction Initiative, the Proliferation Security Initiative and the Additional Protocols are innovative approaches that provide powerful new tools for detecting activities that violate the NPT and endanger world security. They deserve full implementation. The negotiations on proliferation of nuclear weapons by North Korea and Iran, involving all the permanent members of the Security Council plus Germany and Japan, are crucially important. They must be energetically pursued.

But by themselves, none of these steps are adequate to the danger. Reagan and General Secretary Gorbachev aspired to accomplish more at their meeting in Reykjavik 20 years ago -- the elimination of nuclear weapons altogether. Their vision shocked experts in the doctrine of nuclear deterrence, but galvanized the hopes of people around the world. The leaders of the two countries with the largest arsenals of nuclear weapons discussed the abolition of their most powerful weapons.

* * *

What should be done? Can the promise of the NPT and the possibilities envisioned at Reykjavik be brought to fruition? We believe that a major effort should be launched by the United States to produce a positive answer through concrete stages.

First and foremost is intensive work with leaders of the countries in possession of nuclear weapons to turn the goal of a world without nuclear weapons into a joint enterprise. Such a joint enterprise, by involving changes in the disposition of the states possessing nuclear weapons, would lend additional weight to efforts already under way to avoid the emergence of a nuclear-armed North Korea and Iran.

The program on which agreements should be sought would constitute a series of agreed and urgent steps that would lay the groundwork for a world free of the nuclear threat. Steps would include:

- Changing the Cold War posture of deployed nuclear weapons to increase warning time and thereby reduce the danger of an accidental or unauthorized use of a nuclear weapon.
- Continuing to reduce substantially the size of nuclear forces in all states that possess them.
- Eliminating short-range nuclear weapons designed to be forward-deployed.
- Initiating a bipartisan process with the Senate, including understandings to increase confidence and provide for periodic review, to achieve ratification of the Comprehensive Test Ban Treaty, taking advantage of recent technical advances, and working to secure ratification by other key states.
- Providing the highest possible standards of security for all stocks of weapons, weapons-usable plutonium, and highly enriched uranium everywhere in the world.
- Getting control of the uranium enrichment process, combined with the guarantee that uranium for nuclear power reactors could be obtained at a reasonable price, first from the Nuclear Suppliers Group and then from the International Atomic Energy Agency (IAEA) or other controlled international reserves. It will also be necessary to deal with proliferation issues presented by spent fuel from reactors producing electricity.
- Halting the production of fissile material for weapons globally; phasing out the use of highly enriched uranium in civil commerce and removing weapons-usable uranium from research facilities around the world and rendering the materials safe.

- Redoubling our efforts to resolve regional confrontations and conflicts that give rise to new nuclear powers.

Achieving the goal of a world free of nuclear weapons will also require effective measures to impede or counter any nuclear-related conduct that is potentially threatening to the security of any state or peoples.

Reassertion of the vision of a world free of nuclear weapons and practical measures toward achieving that goal would be, and would be perceived as, a bold initiative consistent with America's moral heritage. The effort could have a profoundly positive impact on the security of future generations. Without the bold vision, the actions will not be perceived as fair or urgent. Without the actions, the vision will not be perceived as realistic or possible.

We endorse setting the goal of a world free of nuclear weapons and working energetically on the actions required to achieve that goal, beginning with the measures outlined above.

Mr. Shultz, a distinguished fellow at the Hoover Institution at Stanford, was secretary of state from 1982 to 1989. Mr. Perry was secretary of defense from 1994 to 1997. Mr. Kissinger, chairman of Kissinger Associates, was secretary of state from 1973 to 1977. Mr. Nunn is former chairman of the Senate Armed Services Committee.

A conference organized by Mr. Shultz and Sidney D. Drell was held at Hoover to reconsider the vision that Reagan and Mr. Gorbachev brought to Reykjavik. In addition to Messrs. Shultz and Drell, the following participants also endorse the view in this statement: Martin Anderson, Steve Andreasen, Michael Armacost, William Crowe, James Goodby, Thomas Graham Jr., Thomas Henriksen, David Holloway, Max Kampelman, Jack Matlock, John McLaughlin, Don Oberdorfer, Rozanne Ridgway, Henry Rowen, Roald Sagdeev and Abraham Sofaer.

Nuclear Weapons For All?

by Robert S. McNamara and Thomas Graham Jr., March 12, 2002

The Bush administration has made much of its belief that the international arms control treaty regime is irrelevant. As the recently leaked Nuclear Posture Review (NPR) reportedly states, "that old process is incompatible with the flexibility U.S. planning and forces now require." The United States has decided to withdraw from the ABM Treaty, put aside improvements in the Biological Weapons Convention, and refused to continue the formal strategic arms reduction process. It now seems that the Administration is prepared to add the Nuclear Nonproliferation Treaty (NPT) to its list of treaties to put aside.

Should this happen, and should this administration's practice continue, nuclear weapons can be expected to spread around the world. We will then live in a far, far more dangerous world and the United States will be much, much less secure. Given the stakes, we may be approaching some of the most important decisions in decades.

During the Cold War, peace was supported by the doctrine of "mutual assured destruction," which simply meant that each side maintained forces and observed the conditions required to retain a devastating second strike capability, thereby deterring nuclear war. The Antiballistic Missile (ABM) Treaty and the treaties limiting strategic offensive nuclear forces were the underpinning of this doctrine and the basis for ending the nuclear arms race and enhancing strategic stability.

While the United States and Russia continue to maintain thousands of nuclear weapons -- with many remaining on hair-trigger alert -- the Bush administration has unilaterally declared mutual assured destruction to be outdated, and has decided to withdraw from the ABM Treaty to underscore this point.

Now, according to reports describing the NPR, the administration has moved to a new nuclear doctrine described by one commentator as "unilateral assured destruction." Russia is still targeted, but potentially by offensive forces rather than second-strike nuclear forces. China is also targeted, with a "military confrontation over

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the status of Taiwan" set forth as a possible rationale for a nuclear strike.

The NPR goes even further. It explicitly lists Libya, Syria, Iraq, Iran and North Korea as potential targets for United States nuclear forces, putting aside the ambiguity employed in previous reports. One thing -- perhaps the only thing -- that these five states have in common, however, is that all are nonnuclear weapon states parties to the NPT. For 30 years, this treaty has kept nuclear weapons from spreading all over the world, a development that would be devastating to U.S. security.

The problem is, however, that in 1978 -- in order to bolster the NPT -- the United States, Great Britain and the Soviet Union formally pledged never to use nuclear weapons against nonnuclear weapon states parties to the treaty except in the case of an attack by any such a state in alliance with a nuclear weapon state. (No exception was made for responding to chemical or biological weapon attacks). And in 1995 the three states, with Russia replacing the former Soviet Union, joined by France and China, reiterated this pledge as a central element of the effort to make the NPT (which by its terms had a 25-year duration) a permanent treaty.

In what could be the most reasonable request in the history of international relations, in exchange for permanently agreeing to never acquire nuclear weapons, 182 nonnuclear nations asked that the five nuclear weapon states promise to never attack them with such weapons. This was done in April 1995 in connection with a UN Security Council Resolution. But the Pentagon plan undermines the credibility of that pledge, which underpins the Nonproliferation Treaty. To strike directly at this NPT pledge of nonuse is to strike at the NPT itself.

Further, the basic implication of the NPR that the United States reserves the right to target any nation with nuclear weapons whenever it chooses to do so is itself likely to increase the risk of the nuclear weapons proliferation. If a country believes it is falling out of favor in Washington, what is the first thing it is likely to do? While it is always difficult to predict the actions of nations, perhaps a quote attributed to Indian Defense Minister George Fernandez provides some insight: "Before one challenges the United

States, one must first acquire nuclear weapons."

Finally, the NPR also appears to set forth a 40-year plan for developing and acquiring new nuclear weapons. It reportedly calls for new launch platforms (air, sea and land) to be developed and deployed in 2020, 2030 and 2040, and it calls for new low-yield and variable-yield warheads that very likely would require nuclear testing. Maintaining a permanent rationale for a robust U.S. nuclear arsenal and a resumption of nuclear testing would both fly in the face of vital U.S. NPT commitments.

These matters are far too important for the administration to decide on its own. There must be a full public debate on the future of our nuclear deterrent and the nuclear nonproliferation regime. It is time for Congress to schedule full and public hearings on this matter.

Robert S. McNamara was U.S. secretary of defense from 1961 to 1967. Thomas Graham Jr. is president of the Lawyers Alliance for World Security and author of the forthcoming book "Disarmament Sketches." This comment was distributed by Los Angeles Times Syndicate International.

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Apocalypse Soon
By Robert S. McNamara
Foreign Policy

May/June 2005 Issue

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Robert McNamara is worried. He knows how close we've come. His counsel helped the Kennedy administration avert nuclear catastrophe during the Cuban Missile Crisis. Today, he believes the United States must no longer rely on nuclear weapons as a foreign-policy tool. To do so is immoral, illegal and dreadfully dangerous.

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(Photo: foreignpolicy.com)

It is time - well past time, in my view - for the United States to cease its Cold War-style reliance on nuclear weapons as a foreign-policy tool. At the risk of appearing simplistic and provocative, I would characterize current US nuclear weapons policy as immoral, illegal, militarily unnecessary, and dreadfully dangerous. The risk of an accidental or inadvertent nuclear launch is unacceptably high. Far from reducing these risks, the Bush administration has signaled that it is committed to keeping the US nuclear arsenal as a mainstay of its military power - a commitment that is simultaneously eroding the international norms that have limited the spread of nuclear weapons and fissile materials for 50 years. Much of the current US nuclear policy has been in place since before I was secretary of defense, and it has only grown more dangerous and diplomatically destructive in the intervening years.

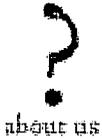
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Today, the United States has deployed approximately 4,500 strategic, offensive nuclear warheads. Russia has roughly 3,800. The strategic forces of Britain, France, and China are considerably smaller, with 200-400 nuclear weapons in each state's arsenal. The new nuclear states of Pakistan and India have fewer than 100 weapons each. North Korea now claims to have developed nuclear weapons, and US intelligence agencies estimate that Pyongyang has enough fissile material for 2-8 bombs.

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How destructive are these weapons? The average US warhead has a destructive power 20 times that of the Hiroshima bomb. Of the 8,000 active or operational US warheads, 2,000 are on hair-trigger alert, ready to be launched on 15 minutes' warning. How are these weapons to be used? The United States has never endorsed the policy of "no first use," not during my seven years as secretary or since. We have been and remain prepared to initiate the use of nuclear weapons - by the decision of one person, the president - against either a nuclear or nonnuclear enemy whenever we believe it is in our interest to do so. For decades,



US nuclear forces have been sufficiently strong to absorb a first strike and then inflict "unacceptable" damage on an opponent. This has been and (so long as we face a nuclear-armed, potential adversary) must continue to be the foundation of our nuclear deterrent.

In my time as secretary of defense, the commander of the US Strategic Air Command (SAC) carried with him a secure telephone, no matter where he went, 24 hours a day, seven days a week, 365 days a year. The telephone of the commander, whose headquarters were in Omaha, Nebraska, was linked to the underground command post of the North American Defense Command, deep inside Cheyenne Mountain, in Colorado, and to the US president, wherever he happened to be. The president always had at hand nuclear release codes in the so-called football, a briefcase carried for the president at all times by a US military officer.

The SAC commander's orders were to answer the telephone by no later than the end of the third ring. If it rang, and he was informed that a nuclear attack of enemy ballistic missiles appeared to be under way, he was allowed 2 to 3 minutes to decide whether the warning was valid (over the years, the United States has received many false warnings), and if so, how the United States should respond. He was then given approximately 10 minutes to determine what to recommend, to locate and advise the president, permit the president to discuss the situation with two or three close advisors (presumably the secretary of defense and the chairman of the Joint Chiefs of Staff), and to receive the president's decision and pass it immediately, along with the codes, to the launch sites. The president essentially had two options: He could decide to ride out the attack and defer until later any decision to launch a retaliatory strike. Or, he could order an immediate retaliatory strike, from a menu of options, thereby launching US weapons that were targeted on the opponent's military-industrial assets. Our opponents in Moscow presumably had and have similar arrangements.

The whole situation seems so bizarre as to be beyond belief. On any given day, as we go about our business, the president is prepared to make a decision within 20 minutes that could launch one of the most devastating weapons in the world. To declare war requires an act of congress, but to launch a nuclear holocaust requires 20 minutes' deliberation by the president and his advisors. But that is what we have lived with for 40 years. With very few changes, this system remains largely intact, including the "football," the president's constant companion.

I was able to change some of these dangerous policies and procedures. My colleagues and I started arms control talks; we installed safeguards to reduce the risk of unauthorized launches; we added options to the nuclear war plans so that the president did not have to choose between an all-or-nothing response, and we eliminated the vulnerable and provocative nuclear missiles in Turkey. I wish I had done more, but we were in the midst of the Cold War, and our options were limited.

The United States and our NATO allies faced a strong Soviet and Warsaw Pact conventional threat. Many of the allies (and some in Washington as well) felt strongly that preserving the US option of launching a first strike was necessary for the sake of keeping the Soviets at bay. What is shocking is that today, more than a decade after the end of the Cold War, the basic US nuclear policy is unchanged. It has not adapted to the collapse of the Soviet Union. Plans and procedures have not been revised to make the United States or other countries less likely to push the button. At a minimum, we should remove all strategic nuclear weapons from "hair-trigger" alert, as others have recommended, including Gen. George Lee Butler, the last commander of SAC. That simple change would greatly reduce the risk of an accidental nuclear launch. It would also signal to other states that the United States is taking steps to end its reliance on nuclear weapons.

We pledged to work in good faith toward the eventual elimination of nuclear arsenals when we negotiated the Nuclear Non-Proliferation Treaty (NPT) in 1968. In May, diplomats from more than 180 nations are meeting in New York City to review the NPT and assess whether members are living up to the agreement. The United States is focused, for understandable reasons, on persuading North Korea to rejoin the treaty and on negotiating deeper constraints on Iran's nuclear ambitions. Those states must be convinced to keep the promises they made when they originally signed the NPT - that they would not build nuclear weapons in return for access to peaceful uses of nuclear energy. But the attention of many nations, including some potential new nuclear weapons states, is also on the United States. Keeping such large numbers of weapons, and maintaining them on hair-trigger alert, are potent signs that the United States is not seriously working toward the elimination of its

arsenal and raises troubling questions as to why any other state should restrain its nuclear ambitions.

A Preview of the Apocalypse

The destructive power of nuclear weapons is well known, but given the United States' continued reliance on them, it's worth remembering the danger they present. A 2000 report by the International Physicians for the Prevention of Nuclear War describes the likely effects of a single 1 megaton weapon - dozens of which are contained in the Russian and US inventories. At ground zero, the explosion creates a crater 300 feet deep and 1,200 feet in diameter. Within one second, the atmosphere itself ignites into a fireball more than a half-mile in diameter. The surface of the fireball radiates nearly three times the light and heat of a comparable area of the surface of the sun, extinguishing in seconds all life below and radiating outward at the speed of light, causing instantaneous severe burns to people within one to three miles. A blast wave of compressed air reaches a distance of three miles in about 12 seconds, flattening factories and commercial buildings. Debris carried by winds of 250 mph inflicts lethal injuries throughout the area. At least 50 percent of people in the area die immediately, prior to any injuries from radiation or the developing firestorm.

Of course, our knowledge of these effects is not entirely hypothetical. Nuclear weapons, with roughly one seventieth of the power of the 1 megaton bomb just described, were twice used by the United States in August 1945. One atomic bomb was dropped on Hiroshima. Around 80,000 people died immediately; approximately 200,000 died eventually. Later, a similar size bomb was dropped on Nagasaki. On Nov. 7, 1995, the mayor of Nagasaki recalled his memory of the attack in testimony to the International Court of Justice:

Nagasaki became a city of death where not even the sound of insects could be heard. After a while, countless men, women and children began to gather for a drink of water at the banks of nearby Urakami River, their hair and clothing scorched and their burnt skin hanging off in sheets like rags. Begging for help they died one after another in the water or in heaps on the banks.... Four months after the atomic bombing, 74,000 people were dead, and 75,000 had suffered injuries, that is, two-thirds of the city population had fallen victim to this calamity that came upon Nagasaki like a preview of the Apocalypse.

Why did so many civilians have to die? Because the civilians, who made up nearly 100 percent of the victims of Hiroshima and Nagasaki, were unfortunately "co-located" with Japanese military and industrial targets. Their annihilation, though not the objective of those dropping the bombs, was an inevitable result of the choice of those targets. It is worth noting that during the Cold War, the United States reportedly had dozens of nuclear warheads targeted on Moscow alone, because it contained so many military targets and so much "industrial capacity."

Presumably, the Soviets similarly targeted many US cities. The statement that our nuclear weapons do not target populations per se was and remains totally misleading in the sense that the so-called collateral damage of large nuclear strikes would include tens of millions of innocent civilian dead.

This in a nutshell is what nuclear weapons do: They indiscriminately blast, burn, and irradiate with a speed and finality that are almost incomprehensible. This is exactly what countries like the United States and Russia, with nuclear weapons on hair-trigger alert, continue to threaten every minute of every day in this new 21st century.

No Way to Win

I have worked on issues relating to US and NATO nuclear strategy and war plans for more than 40 years. During that time, I have never seen a piece of paper that outlined a plan for the United States or NATO to initiate the use of nuclear weapons with any benefit for the United States or NATO. I have made this statement in front of audiences, including NATO defense ministers and senior military leaders, many times. No one has ever refuted it. To launch weapons against a nuclear-equipped opponent would be suicidal. To do so against a nonnuclear enemy would be militarily unnecessary, morally repugnant, and politically indefensible.

I reached these conclusions very soon after becoming secretary of defense. Although I believe Presidents John F. Kennedy and Lyndon Johnson shared my view, it was impossible for any of us to make such statements publicly because they were totally contrary to established NATO policy. After leaving the Defense Department, I became president of the World Bank. During my 13-year tenure, from 1968 to 1981, I was prohibited, as an employee of an international institution, from commenting publicly on issues of US national security. After my retirement from the bank, I began to reflect on how I, with seven years' experience as secretary of defense, might contribute to an understanding of the issues with which I began my public service career.

At that time, much was being said and written regarding how the United States could, and why it should, be able to fight and win a nuclear war with the Soviets. This view implied, of course, that nuclear weapons did have military utility; that they could be used in battle with ultimate gain to whoever had the largest force or used them with the greatest acumen. Having studied these views, I decided to go public with some information that I knew would be controversial, but that I felt was needed to inject reality into these increasingly unreal discussions about the military utility of nuclear weapons. In articles and speeches, I criticized the fundamentally flawed assumption that nuclear weapons could be used in some limited way. There is no way to effectively contain a nuclear strike - to keep it from inflicting enormous destruction on civilian life and property, and there is no guarantee against unlimited escalation once the first nuclear strike occurs. We cannot avoid the serious and unacceptable risk of nuclear war until we recognize these facts and base our military plans and policies upon this recognition. I hold these views even more strongly today than I did when I first spoke out against the nuclear dangers our policies were creating. I know from direct experience that US nuclear policy today creates unacceptable risks to other nations and to our own.

What Castro Taught Us

Among the costs of maintaining nuclear weapons is the risk - to me an unacceptable risk - of use of the weapons either by accident or as a result of misjudgment or miscalculation in times of crisis. The Cuban Missile Crisis demonstrated that the United States and the Soviet Union - and indeed the rest of the world - came within a hair's breadth of nuclear disaster in October 1962.

Indeed, according to former Soviet military leaders, at the height of the crisis, Soviet forces in Cuba possessed 162 nuclear warheads, including at least 90 tactical warheads. At about the same time, Cuban President Fidel Castro asked the Soviet ambassador to Cuba to send a cable to Soviet Premier Nikita Khrushchev stating that Castro urged him to counter a US attack with a nuclear response. Clearly, there was a high risk that in the face of a US attack, which many in the US government were prepared to recommend to President Kennedy, the Soviet forces in Cuba would have decided to use their nuclear weapons rather than lose them. Only a few years ago did we learn that the four Soviet submarines trailing the US Naval vessels near Cuba each carried torpedoes with nuclear warheads. Each of the sub commanders had the authority to launch his torpedoes. The situation was even more frightening because, as the lead commander recounted to me, the subs were out of communication with their Soviet bases, and they continued their patrols for four days after Khrushchev announced the withdrawal of the missiles from Cuba.

The lesson, if it had not been clear before, was made so at a conference on the crisis held in Havana in 1992, when we first began to learn from former Soviet officials about their preparations for nuclear war in the event of a US invasion. Near the end of that meeting, I asked Castro whether he would have recommended that Khrushchev use the weapons in the face of a US invasion, and if so, how he thought the United States would respond. "We started from the assumption that if there was an invasion of Cuba, nuclear war would erupt," Castro replied. "We were certain of that.... [W]e would be forced to pay the price that we would disappear." He continued, "Would I have been ready to use nuclear weapons? Yes, I would have agreed to the use of nuclear weapons." And he added, "If Mr. McNamara or Mr. Kennedy had been in our place, and had their country been invaded, or their country was going to be occupied ... I believe they would have used tactical nuclear weapons."

I hope that President Kennedy and I would not have behaved as Castro suggested we would have. His decision would have destroyed his country. Had we responded in a similar way the damage to the United States would have been unthinkable. But human beings are

fallible. In conventional war, mistakes cost lives, sometimes thousands of lives. However, if mistakes were to affect decisions relating to the use of nuclear forces, there would be no learning curve. They would result in the destruction of nations. The indefinite combination of human fallibility and nuclear weapons carries a very high risk of nuclear catastrophe. There is no way to reduce the risk to acceptable levels, other than to first eliminate the hair-trigger alert policy and later to eliminate or nearly eliminate nuclear weapons. The United States should move immediately to institute these actions, in cooperation with Russia. That is the lesson of the Cuban Missile Crisis.

A Dangerous Obsession

On Nov. 13, 2001, President George W. Bush announced that he had told Russian President Vladimir Putin that the United States would reduce "operationally deployed nuclear warheads" from approximately 5,300 to a level between 1,700 and 2,200 over the next decade. This scaling back would approach the 1,500 to 2,200 range that Putin had proposed for Russia. However, the Bush administration's Nuclear Posture Review, mandated by the US Congress and issued in January 2002, presents quite a different story. It assumes that strategic offensive nuclear weapons in much larger numbers than 1,700 to 2,200 will be part of US military forces for the next several decades. Although the number of deployed warheads will be reduced to 3,800 in 2007 and to between 1,700 and 2,200 by 2012, the warheads and many of the launch vehicles taken off deployment will be maintained in a "responsive" reserve from which they could be moved back to the operationally deployed force. The Nuclear Posture Review received little attention from the media. But its emphasis on strategic offensive nuclear weapons deserves vigorous public scrutiny. Although any proposed reduction is welcome, it is doubtful that survivors - if there were any - of an exchange of 3,200 warheads (the US and Russian numbers projected for 2012), with a destructive power approximately 65,000 times that of the Hiroshima bomb, could detect a difference between the effects of such an exchange and one that would result from the launch of the current US and Russian forces totaling about 12,000 warheads.

In addition to projecting the deployment of large numbers of strategic nuclear weapons far into the future, the Bush administration is planning an extensive and expensive series of programs to sustain and modernize the existing nuclear force and to begin studies for new launch vehicles, as well as new warheads for all of the launch platforms. Some members of the administration have called for new nuclear weapons that could be used as bunker busters against underground shelters (such as the shelters Saddam Hussein used in Baghdad). New production facilities for fissile materials would need to be built to support the expanded force. The plans provide for integrating a national ballistic missile defense into the new triad of offensive weapons to enhance the nation's ability to use its "power projection forces" by improving our ability to counterattack an enemy. The Bush administration also announced that it has no intention to ask congress to ratify the Comprehensive Test Ban Treaty (CTBT), and, though no decision to test has been made, the administration has ordered the national laboratories to begin research on new nuclear weapons designs and to prepare the underground test sites in Nevada for nuclear tests if necessary in the future. Clearly, the Bush administration assumes that nuclear weapons will be part of US military forces for at least the next several decades.

Good faith participation in international negotiation on nuclear disarmament - including participation in the CTBT - is a legal and political obligation of all parties to the NPT that entered into force in 1970 and was extended indefinitely in 1995. The Bush administration's nuclear program, alongside its refusal to ratify the CTBT, will be viewed, with reason, by many nations as equivalent to a US break from the treaty. It says to the nonnuclear weapons nations, "We, with the strongest conventional military force in the world, require nuclear weapons in perpetuity, but you, facing potentially well-armed opponents, are never to be allowed even one nuclear weapon."

If the United States continues its current nuclear stance, over time, substantial proliferation of nuclear weapons will almost surely follow. Some, or all, of such nations as Egypt, Japan, Saudi Arabia, Syria, and Taiwan will very likely initiate nuclear weapons programs, increasing both the risk of use of the weapons and the diversion of weapons and fissile materials into the hands of rogue states or terrorists. Diplomats and intelligence agencies believe Osama bin Laden has made several attempts to acquire nuclear weapons or fissile materials. It has been widely reported that Sultan Bashiruddin Mahmood, former director of Pakistan's nuclear reactor complex, met with bin Laden several times. Were al Qaeda to acquire fissile materials, especially enriched uranium, its ability to produce nuclear

weapons would be great. The knowledge of how to construct a simple gun-type nuclear device, like the one we dropped on Hiroshima, is now widespread. Experts have little doubt that terrorists could construct such a primitive device if they acquired the requisite enriched uranium material. Indeed, just last summer, at a meeting of the National Academy of Sciences, former Secretary of Defense William J. Perry said, "I have never been more fearful of a nuclear detonation than now.... There is a greater than 50 percent probability of a nuclear strike on US targets within a decade." I share his fears.

A Moment of Decision

We are at a critical moment in human history - perhaps not as dramatic as that of the Cuban Missile Crisis, but a moment no less crucial. Neither the Bush administration, the congress, the American people, nor the people of other nations have debated the merits of alternative, long-range nuclear weapons policies for their countries or the world. They have not examined the military utility of the weapons; the risk of inadvertent or accidental use; the moral and legal considerations relating to the use or threat of use of the weapons; or the impact of current policies on proliferation. Such debates are long overdue. If they are held, I believe they will conclude, as have I and an increasing number of senior military leaders, politicians, and civilian security experts: We must move promptly toward the elimination - or near elimination - of all nuclear weapons. For many, there is a strong temptation to cling to the strategies of the past 40 years. But to do so would be a serious mistake leading to unacceptable risks for all nations.

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**Town of Mansfield
Agenda Item Summary**

To: Town Council
From: Matt Hart, Town Manager *Matt H*
CC: Lon Hultgren, Director of Public Works, Grant Meitzler, Assistant Town Engineer
Date: April 28, 2008
Re: WPCA - Community Sewer System Agreement – Block Property, Hanks Hill Road

Subject Matter/Background

By state statute, municipalities are required to “guarantee the effective management” of community sewer systems within their borders. Via a Community Sewer System Agreement (CSSA) with the property owner, Mansfield has accomplished this objective for the various community systems that exist in town. These agreements set up both a maintenance fund and a sinking fund that the owner pays into which the town holds in the event maintenance or replacement of system components is required. There are approximately 10 of these agreements that exist today in Mansfield. (A community sewer system occurs when more than one building on a given property is connected to a septic system or sewer line.)

Mr. Block owns property on Hanks Hill Road that accommodates several mobile homes. The right to connect to the UConn sewer and water systems was obtained back when the property was owned by Weeks and part of Weeks’ property was used to construct the Storrs Post Office. As such, this property – which recently connected to the UConn sewer system – meets the criteria for a community sewer system. The connection to the UConn sewer system is through the sewer system owned by Courtyard Condominiums (which has its own CSS agreement), which necessitates that the common pipe/facilities be prorated in the respective CSSAs for the required sinking fund payments.

Financial Impact

Our Department of Public Works spends some time each year administering all the community sewer service agreements. However, since the state requires the town’s involvement with these systems, we consider this an “unfunded mandate” that we cannot avoid. With both the maintenance and sinking funds held by the town, should anything happen to one of these systems, the town will have the resources to address the problem.

Legal Review

The Town Attorney has reviewed all the CSSAs in general as well as the proposed CSSA for the Block property.

Recommendation

Staff recommends that the Council (acting as the Water Pollution Control Authority) authorize the attached CSSA for the Block property.

If the WPCA supports this recommendation, the following motion is in order:

Move, effective April 28, 2008, to authorize Town Manager Matthew Hart to execute the attached Community Sewer System Operation and Maintenance Agreement between the Town of Mansfield and Block Properties, LLC.

Attachments

- 1) Block Property Community Sewer Service Agreement

Block Properties, LLC
OWNER

Water Pollution Control Authority
Town of Mansfield

Community Sewer System
Operation and Maintenance Agreement

This agreement made and entered into on the 15th day of APRIL, 2008,
by and between:

The Mansfield Water Pollution Control Authority, hereinafter referred to as
the "WPCA", and the owner, Block Properties LLC, hereinafter referred to as
"OWNER".

WITNESSETH:

WHEREAS, THE OWNER has made application to the WPCA to construct and operate
a privately owned, operated and maintained community sewer system to serve
the existing property having units as allowed by local and state regulations,
with a maximum projected flow from all the units of 2500 gallons per day to a
sewer pump station belonging to the University of Connecticut by way of an
existing intermediate sewer main running through the Courtyard Associates,
Inc. condominium site and the Storrs Post Office site. Said private system
is to be constructed on land of the OWNER, located on the south side of Hanks
Hill Road, a town owned road, and is to be connected to a gravity sewer main
owned by the Courtyard Associates, Inc. located about 220 feet north of
Hanks Hill Road in the Town of Mansfield, Connecticut, via a sewer force main
running from land of the OWNER to the Courtyard Associates, Inc. property on
the north side of Hanks Hill Rd and there to connect.

WHEREAS, Section 7-246f(a) of the Connecticut General Statutes places the
ultimate responsibility for ensuring the effective management of this
community sewerage system with the WPCA and Section 7-246f(b) authorizes the
WPCA to act upon default on behalf of the OWNER, and

WHEREAS, the WPCA and the OWNER is desirous of assuring that this private
community sewerage system is operated and maintained in accordance with all
applicable federal, state, and local regulations and Section 7-246f (a) of
the Connecticut General Statutes, and

WHEREAS, the OWNER has obtained approval from the University of Connecticut
to direct their sanitary sewer flows to the University's sewer pump station
that ultimately discharge to the University of Connecticut's sewer system,
said approval being stated in writing.

NOW THEREFORE, in consideration of the mutual promises herein contained, each
to the other, the parties agree as follows:

I. The OWNER agrees:

A. to construct the private community sewerage system at his own expense in accordance with the following documents:

1. The referenced plans, entitled:

- A. "Courtyard at Storrs, site plan, prepared for, Courtyard Associates, Inc., Storrs, Connecticut, scale 1"=20', Date: September 1, 1987", which map is on file at Map Volume 17 Page 27 in the office of the Town Clerk.
- B. "Improvement Location Plan -prepared for- Block Properties, LLC, showing pump house & new mobile homes, Hanks Hill Road, Mansfield, Connecticut, date: July 31, 2007, scale: 1"=20'", a copy of which is part of this Agreement.
- C. "Improvement Location Plan -prepared for- Block Properties, LLC, showing easement & existing 2" sewer pipe, Hanks Hill Road, Mansfield, Connecticut, scale: 1"=10' dated, October 23, 2007", a copy of which is part of this Agreement.

II. OWNER agrees:

- 1. to operate and maintain the private community sewerage system in accordance with all conditions of this agreement and all applicable federal, state, and local standards, regulations and laws pertaining to sanitary sewerage systems, and in accordance with standard maintenance practices as defined in the current edition of the Water Pollution Control Federation's Manual of Practice No. 7, entitled "Sewer Maintenance". The OWNER shall submit such report (as described hereinafter on page 4) annually to the WPCA.
- 2. the OWNER is to own and maintain the sewer system located on his property and northerly across Hanks Hill Rd until such point as the sewer force main from his portion of the sanitary sewer system discharges into the gravity sewer system serving the Courtyard Condominiums.
- 3. the OWNER is to share full responsibility for the operation and maintenance of the gravity sewer pipe running north from the first point of connection of the sewer force main of the OWNER to the sewer system of Courtyard Associates, Inc. to the discharge to the University owned sewer pump station located on the Storrs-Mansfield Post Office site, all of which shared costs are to be apportioned according to the estimated flow generated in said connecting sewer line.
- 4. Courtyard Associates, Inc. is to own and maintain all other portions of the sanitary sewer system through their property exclusive of any responsibility on the part of the OWNER.

OPERATION AND MAINTENANCE FUND

The OWNER agrees to establish an escrow fund with the WPCA for the operation and maintenance of the community sewerage system, said fund to be called the OPERATION AND MAINTENANCE FUND, the fiscal year of said fund will be July 1 to June 30.

The OWNER shall pay into this account forthwith his share of one full year's estimated operation and maintenance cost for the sewerage system, and any direct costs incurred by the Town of Mansfield in carrying out its responsibilities herein established, or \$1000., whichever is more. Thereafter, an annual payment shall be made on September 1, the amount of which shall be set by the Director of Finance after review of the preceding fiscal year's operating and maintenance expenses. This payment shall be sufficient to cover the foregoing expenses for that current fiscal year.

Payments shall be made out of the Operation and Maintenance Fund by the Town of Mansfield Director of Finance only. Payments for operation, maintenance and engineering as required above, shall be disbursed from the fund only when requests for payment are accompanied by appropriate invoices and detailed descriptions of the work accomplished, and requests are submitted within 90 days of actual date of completion of work. Alternatively, the OWNER may leave the original fund intact without drawing the fund down and replenishing it annually to adjust for Operation and Maintenance expenses as set forth above. In this case the OWNER shall pay the costs of Operation and Maintenance directly but will still be responsible for complete reporting to the WPCA as described herein. Direct costs incurred by the Town of Mansfield for administration, management and or enforcement of the provisions herein established shall be deducted from the fund, by the Director of Finance, based on vouchers submitted by the Department of Public Works provided that said vouchers shall be made available to the OWNER for their review, and only after written notice of default has been delivered to the OWNER and the OWNER has not corrected all deficiencies pertaining to provisions herein established within 60 days after such notice. However, in the event of an emergency where public health regulations may be violated by a system malfunction, the Town retains the right to act immediately on behalf of the OWNER and to charge the OPERATION AND MAINTENANCE FUND for any reasonable costs incurred by the Town related to the emergency.

The OWNER agrees to make additional interim payments in the event that the foregoing expenses during the year exceed the available balance in the OPERATION AND MAINTENANCE FUND. In that event, no payment shall be made from said fund for said expenditures until such time as said interim payments have been received from the OWNER equal to or greater than the estimated remaining fiscal year expenditures, as determined by the Town of Mansfield Director of Finance.

SINKING FUND

The OWNER agrees to establish a SINKING FUND with the WPCA to provide for the replacement of major components of the community sewerage system at the end of their estimated serviceable life, as set forth in Schedule "A" and Schedule "B", appended hereto. Said fund is to be called the SINKING FUND, and interest income shall accrue to the fund. Payments into this SINKING FUND are to be made annually commencing on the July 1 first occurring after the signing of this Agreement in an amount which shall be established to reflect cost of replacement, serviceable life, and increase in construction

costs, as set forth in Schedule "A" and Schedule "B", appended hereto. After completion of the sewer connection, the amount of the annual payment into the SINKING FUND, and the total amount which is on deposit in said account shall be reviewed annually to assure that:

the amount of the annual payment is sufficient to provide for the ultimate replacement of said major components at the end of their estimated serviceable life without providing for the collection of excess monies, and,

the basis upon which said replacement cost is estimated, as set forth in Schedule "A" and Schedule "B", appended hereto, remain true.

Payments from the SINKING FUND shall be only for capital items meeting the tests of:

Minimum dollar cost

The item shall represent a major expense not readily chargeable to the OPERATION AND MAINTENANCE FUND, and

Serviceable Life

The expenditure shall be for items which extend the serviceable life of the system, and not for items which represent ongoing repair and maintenance items.

Each such invoice chargeable to the SINKING FUND and meeting the above tests shall be accompanied by a certification from the engineering firm representing the OWNER, insuring that the above provisions are met, and shall be approved by the WPCA. Requests for payment shall be submitted to the Town of Mansfield WPCA and each invoice shall be accompanied by a detailed description of the expense incurred. Funds will be disbursed out of the SINKING FUND by the Town of Mansfield Director of Finance only, in accordance with provisions stated herein.

Each fund provided for herein shall be in the name of the Town of Mansfield. Withdrawals shall be made only by the Finance Director of the Town of Mansfield upon invoices submitted to him by the OWNER or, in the event of default by the OWNER as provided for herein, by the WPCA.

REPORTING

The OWNER shall forward to the WPCA, annual operation and maintenance reports of any and all routine, emergency, and preventive maintenance work done on the system, whether by the OWNER'S own forces or by contracted services, and any and all work recommended to be done on said system. Said report shall be written in a form approved by the WPCA and shall be timely submitted to the WPCA, on the first business day of February. The report shall be prepared by the OWNER and shall use Manual of Practice #7 described in paragraph A.2 above as a guide for reporting.

The OWNER shall furnish the WPCA with copies of all reports and notices filed with or received from the State or any other agencies, persons or firms regarding the system's operation, maintenance or condition upon receipt by the OWNER.

The OWNER shall operate and maintain the system utilizing maintenance services provided by the OWNER to the extent that said annual reports provided to the WPCA by the OWNER show satisfactory operation and maintenance of the system on a continuing basis, otherwise, if unsatisfactory to the WPCA such maintenance and operation of said system shall be contracted with a mutually agreed firm qualified to operate said system and to perform required maintenance on said system.

The OWNER shall comply in all respects with the provisions of Section 7-246f of the Connecticut General Statutes, including any necessary revision to this Agreement that may arise from shared use of the major system components by other users added to the system after the date of signing of this Agreement.

The OWNER shall obtain a permit to discharge as provided by Section 22a-430 of the Connecticut General Statutes, and said OWNER shall certify to the WPCA and the Building Official of the Town that a permit to discharge has been obtained.

Both Parties agree:

That it is not intended that the WPCA will own or operate or maintain said community system unless there is a default by the OWNER, or by their heirs, successors, or assigns, in which event, the WPCA may take whatever steps are necessary to operate the system in conformity with this Agreement and the applicable federal, state, and local standards, regulations, and laws as set forth above and especially Section 7-246f (b) of the Connecticut General Statutes, in which event the WPCA shall have an irrevocable power to contract in the name of the OWNER for the purpose of operating and maintaining the system, and in the event that such Operation and Maintenance Escrow Fund is insufficient for such purposes, then the WPCA may assess such deficiency against the OWNER. There shall be a delinquency charge of one percent per month, together with reasonable attorney's fees, administrative costs and all other costs in the event that it becomes necessary for the WPCA to collect any unpaid assessment.

The parties recognize that the Connecticut Department of Environmental Protection and other federal and state agencies may have jurisdiction over said community sewerage system and its operation and may have the final decision as to whether corrective actions or changes are made. Any such actions or changes agreed upon by the parties are subject to such regulatory agency's approval.

The parties recognize that notwithstanding the term of this Agreement, the provisions of Chapter 103 of the Connecticut General Statutes and, in particular, Section 7-246(f) of the General Statutes control the actions of the parties regarding the community sewerage system and that, where in conflict with the terms of this Agreement, the provisions of the statute shall prevail.

TERM AND ASSIGNABILITY:

This agreement shall run with the land, be binding upon the OWNER'S heirs, successors and assigns and shall be recorded in the Mansfield Land Records.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on the date first written above.

WITNESSES:

WPCA

_____ by _____
Name

_____ its _____
(Title)

WITNESSES:

Dianne S. Doyle
Dianne S. Doyle

OWNER

by Michael S. Block
Name

Ch. Stevens
C.K. STEVENS

its manager/member
(Title)

State of Connecticut)
County of Tolland) ss. Mansfield

(WPCA)

On this the _____ day of _____, 2008, before _____, the undersigned officer, personally appeared _____, who acknowledged himself to be the _____ of the Town of Mansfield, a municipal corporation, and that he as such _____, being authorized to do so, executed the foregoing instrument for the purposes contained therein, by signing the name of the corporation by himself as _____.

IN WITNESS WHEREOF, I hereunto set my hand and seal.

Name

Title

State of Connecticut)
County of Tolland) ss. Mansfield

(OWNER)

On this the 15th day of April, 2008, before me, Dianne S. Doyle, the undersigned officer, personally appeared Michael Block, who acknowledged himself to be the Owner of Block Properties, LLC, a corporation, and that he as such owner/manager, being authorized to do so, executed the foregoing instrument for the purposes contained therein, by signing the name of the corporation by himself as Owner/manager.
IN WITNESS WHEREOF, I hereunto set my hand and seal.

Dianne S. Doyle
Name

AVP Area Manager, New Alliance Bank
Title

DIANNE S. DOYLE
NOTARY PUBLIC
MY COMMISSION EXPIRES DEC. 31, 2004

BLOCK PROPERTIES, LLC
OWNER

Schedule "A"

Estimated Replacement Cost of Major Components of System

<u>Item #</u>	<u>Description</u>	<u>cost</u>
1.	Pump Station & Wet Well including control system	\$11,000.
2.	2" sewer force main pipe, 220'	2,000.
3.	14.545 % of shared use 6" gravity PVC pipe, installation and backfill, 747', (see below)	2,173.02
	TOTAL COST	\$ 15,173.02

Projected basis of replacement cost at end of useful life:

- A. Estimated useful life is 25 years.
- B. Annual increase in construction costs is estimated at 5% per year.
- C. Therefore, the cost of replacement of the system after 25 years will be
(\$15,173.02. x (1.05 ^ 24)) = \$48,934.51. Assuming that 50% of the system
will fail in the 25 year period, replacement cost will be
\$ 48,934.51 x 0.50 = \$ 24,467.26

Proportional shared cost is figured based on estimated flow, as follows:

Courtyard flow:

47 units @ 1.5 res. @ 75 gpd = 5287.5 gallons/day : 85.455 %

Block Properties flow:

8 units @ 1.5 res. @ 75 gpd = 900. gpd : 14.545 %

6187.5 gpd total

Schedule "B"

Determination of Annual Payment
to
Sinking Fund Escrow Account

The Table on the next page sets forth the accrual to the sinking fund over 25 years with a 5% interest rate.

annual payment: \$ 478.69

For 8 units, this reduces to a monthly payment of \$ 4.99 per unit.

Schedule "C"

Courtyard Associates, Inc.

Determination of Reduction of Annual Payment
Due to Shared Expense for Courtyard Sewer Main

to

Sinking Fund Escrow Account

Based on 25 year useful life for half the shared 6" gravity sewer line
and annual interest rate of 5 %:

$$\text{annual payment: } \frac{i}{(1+i)^n - 1} \times \$ (2,173.02) = (\$ 48.83)$$

For 47 units, this reduces the Courtyard monthly payment by \$ 1.04
per unit.

Schedule "B"

Sinking Fund Payment and Accrual

Block sinking fund

year	5% interest	25 years
0	478.69	
1	502.62	478.69
2	527.76	502.62 478.69
3	554.14	527.76 502.62 478.69
4	581.85	554.14 527.76 502.62 478.69
5	610.94	581.85 554.14 527.76 502.62 478.69
6	641.45	610.94 581.85 554.14 527.76 502.62 478.69
7	673.56	641.49 610.94 581.85 554.14 527.76 502.62 478.69
8	707.24	673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
9	742.61	707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
10	779.74	742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
11	818.72	779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
12	859.66	818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
13	902.64	859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
14	947.77	902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
15	995.16	947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
16	1044.92	995.16 947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
17	1097.17	1044.92 995.16 947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
18	1152.02	1097.17 1044.92 995.16 947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
19	1209.63	1152.02 1097.17 1044.92 995.16 947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
20	1270.11	1209.63 1152.02 1097.17 1044.92 995.16 947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
21	1333.61	1270.11 1209.63 1152.02 1097.17 1044.92 995.16 947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
22	1400.29	1333.61 1270.11 1209.63 1152.02 1097.17 1044.92 995.16 947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
23	1470.31	1400.29 1333.61 1270.11 1209.63 1152.02 1097.17 1044.92 995.16 947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
24	1543.82	1470.31 1400.29 1333.61 1270.11 1209.63 1152.02 1097.17 1044.92 995.16 947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69
25	1621.01	1543.82 1470.31 1400.29 1333.61 1270.11 1209.63 1152.02 1097.17 1044.92 995.16 947.77 902.64 859.66 818.72 779.74 742.61 707.24 673.56 641.49 610.94 581.85 554.14 527.76 502.62 478.69



**Town of Mansfield
Agenda Item Summary**

To: Town Council
From: Matt Hart, Town Manager
CC: Maria Capriola, Assistant to Town Manager; Lon Hultgren, Director of Public Works; Greg Padick, Director of Planning
Date: April 28, 2008
Re: UConn Watershed Study for Eagleville Brook

Subject Matter/Background

Eagleville Brook (which drains the western part of the UConn campus and runs parallel to North Eagleville Road discharging to Eagleville Lake in the Shady Lane/Old Mill Court neighborhood) has long been the source of study and action for pollution emanating from the campus. In cooperation with the CT DEP and others, UConn has put together a \$379,000 two-year study to examine this watershed and produce a water quality management plan that uses and documents the use of impervious cover (IC) as an indicator and pollution control measure for a watershed. UConn's own researchers (with limited outside help) will be conducting this study which will be funded about 60 percent by UConn and 40 percent by the CT DEP. UConn has asked for the town's nominal participation in this study, and we have discussed supporting it at \$10,000 per year for two years. Staff believes this is an excellent opportunity to cooperate with the University in studying and protecting this watershed in the future.

Financial Impact

\$10,000 from the town's water study, drainage or paving capital accounts will be made available to fund the town's participation in this study.

Legal Review

N/A

Recommendation

For the reasons expressed above, staff plans to proceed and participate in the study, unless the Town Council has any significant concerns. We will fund our share through the capital budget, and will request a budget transfer at the appropriate time.

Attachments

1) Project Description

Project Description

Responding to the first impervious cover-based TMDL in the nation

A collaboration between the University of Connecticut, Connecticut Department of Environmental Protection, and Town of Mansfield

Project Period: Two years, with an optional third year (see Work Plan)

Funds Requested: \$378,902 for Years One and Two

Investigators: Chester Arnold and John Rozum, University of Connecticut

Executive Summary

As part of their responsibilities under the Clean Water Act, the Connecticut Department of Environmental Protection (CTDEP) has developed and issued a Total Maximum Daily Load (TMDL) analysis for Eagleville Brook. The Eagleville Brook watershed is located on the University of Connecticut (UConn) campus in Mansfield, Connecticut. This TMDL, approved by the Environmental Protection Agency (EPA) in February 2007, is the first in the nation based not on a specific pollutant(s), but on impervious cover, a landscape indicator that integrates the many impacts of urban development.

This project seeks to support this innovative and practical approach by investigating specific methods by which communities can address the TMDL, and monitor progress toward the TMDL goals. The objectives of this project are to: (1) create a specific implementation plan for how the University of Connecticut and the Town of Mansfield can address the TMDL, and; (2) in the process, document a general methodology by which other communities and entities can address impervious cover-based TMDLs.

This project is seen as a continuation and enhancement of the long term productive partnership between the CTDEP and UConn. It is supportive of Governor Rell's Responsible Growth effort, the CTDEP Landscape Stewardship Initiative, and both the UConn Environmental Policy Statement and Sustainable Design and Construction Policy. Finally, it also takes advantage of nationally recognized UConn expertise in stormwater management, landscape analysis, and land use planning, including ongoing CTDEP-UConn partnerships with the Jordan Cove research project and the *Nonpoint Education for Municipal Officials* (NEMO) education program. A nationally recognized nongovernmental organization and a leading private sector planning, engineering and environmental services firm are also involved in this project.

The Eagleville Brook TMDL sets a national precedent for environmental regulation that is based on solid research data, but also recognizes the practical aspects of local land use practices. This precedent can become a nationally applicable model, if it can be demonstrated that communities and other regulated entities can, in fact, use the framework of impervious cover to guide real progress in their protection of waterways. By providing both a specific example and a general methodology for local response to an IC-based TMDL, this project will simultaneously support CTDEP, provide much-needed assistance to Mansfield and UConn, and benefit a potentially large number of other communities.

Background

TMDLs

A Total Maximum Daily Load (TMDL) is a tool that provides a framework for restoring impaired waters by establishing the maximum amount of a pollutant that a waterbody can receive without adverse impact to fish, wildlife, recreation, or other uses. Under section 303(d) of the Federal Clean Water Act (CWA), states are required to develop TMDLs for waters impaired by pollutants. These waters are identified on the *List of Connecticut Waterbodies not Meeting Water Quality Standards*. The end result of the TMDL process is a Water Quality Management Plan with quantitative goals to reduce pollutant loadings to the impaired waterbody. To date, TMDL goals have been expressed as pollutant concentrations, percent reductions in pollutant levels, or reductions in mass loads.

Impervious Cover

Impervious cover (IC) refers to the hard impenetrable surfaces commonly associated with development, i.e., the "built landscape." These surfaces prevent percolation of rainfall into the soil and disrupt the water cycle, resulting in a number of water quantity and quality impacts to waterbodies. Over 200 scientific studies conducted across the country over the past 20 years have shown that IC is an excellent indicator of the impact of development on water resources (Arnold and Gibbons 1996; Brabec et al. 2002; Schueler 1994; Schueler 2003).

Impervious Cover-Based TMDL

Beginning in 2005, CTDEP has been conducting its own study of IC and waterbody health. For 125 streams that were suitable for study, CTDEP compared their data on macroinvertebrate assemblages, to estimates of impervious cover in the upstream drainages, as estimated by a model created by the UConn Center for Land Use Education and Research (CLEAR). The study discovered a "threshold" effect at approximately 12% IC; above this threshold no streams met Connecticut's aquatic life criteria for healthy streams (Figure 1) (Bellucci, 2007). Based on this analysis, CTDEP believes that 12% IC is an appropriate threshold for aquatic life impairments, and thus a defensible and useful basis for a TMDL in areas with complex and unspecified water quality problems. It is recognized that IC may not be the direct factor causing the impairment, but there is a strong enough relationship with IC to support using it as a surrogate.

UConn Status: Stormwater Control

In recent years the University has made significant progress in factoring stormwater control into its building and maintenance plans. In 2004, under the auspices of the University Environmental Policy Advisory Council and the Office of Environmental Policy (OEP), the University published its Campus Sustainable Design Guidelines, which included a section on stormwater (excerpt, Appendix D). These, in turn, led to exploration of the Leadership in Energy and Environmental Design (LEED) rating system promulgated by the U.S. Green Building Council. As a result, the Burton-Shenkman athletic complex, completed in 2006, became a LEED Silver facility; the complex includes several stormwater-related features, including extensive rain gardens to accept roof runoff, pervious pavement, and engineered stormwater swales. This success, in part, has led to the new Sustainable Design and Construction Policy (adopted March 2007), which sets LEED Silver as the regular standard for new construction projects over \$5 million in cost (Appendix I). UConn OEP continues to look for ways to reduce the impact of stormwater on the quality and quantity of local streams, rivers and aquifers.

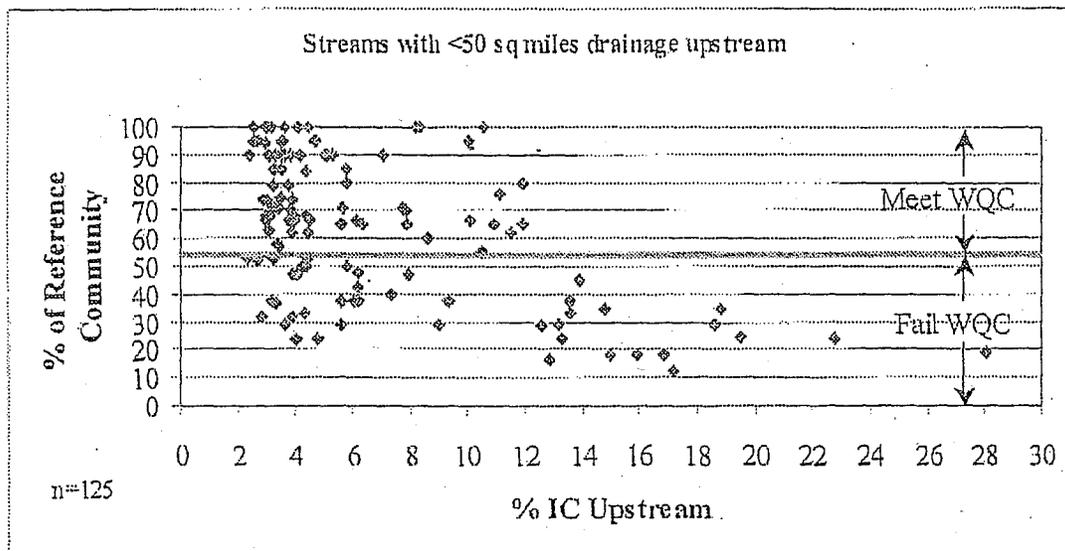


Figure 1. Scatter plot of percent IC upstream of monitoring locations and % of reference macroinvertebrate community. Points that plot above the horizontal red line meet Connecticut's water quality criteria (WQC) to support aquatic life. Points that plot below the horizontal red line do not meet Connecticut's water quality criteria to support aquatic life. *From Bellucci, 2007.*

Partner Technical Expertise

CLEAR: The University of Connecticut Center for Land Use Education and Research will be the lead organization and coordinator of this project. CLEAR was designated an official University-wide center in 2002, and is a partnership between two academic departments at the College of Agriculture and Natural Resource, the Department of Extension and the Department of Natural Resources Management and Engineering, and the Connecticut Sea Grant College Program. CLEAR is comprised of several ongoing, award-winning research and outreach programs, many of which predate the Center by many years. Two nationally recognized CLEAR programs, in particular, are relevant to this project and will be represented on the project team:

- CLEAR's Laboratory for Earth Resources Information Systems (LERIS), headed by Dr. Dan Civco of UConn Department of Natural Resource Management and Engineering (NRME), is a national leader in impervious surface measurement and estimation (Chabaeva et al. 2007, Chabaeva et al. 2004, Civco and Hurd 1997, Civco et al 2002, Civco et al. 2006, Flanagan and Civco 2001). CLEAR has extensive GIS and remote sensing expertise, and has partnered with UConn Office of Environmental Policy (OEP) in the past in efforts involving collection and analysis of campus geospatial data.
http://nemo.uconn.edu/tools/impervious_surfaces/index.htm
- The Nonpoint Education for Municipal Officials (NEMO) Program of CLEAR, created in the early 1990's by Associate CLEAR Director Chet Arnold and led by John Rozuni, has won national awards for its effective educational work with local communities on stormwater management, and is the coordinating center of a national network of similar programs in 30 states adapted from the UConn model. NEMO was the first educational

program in the country to suggest impervious cover as a framework for community action to protect water resources (Arnold et al., 1993; Arnold and Gibbons, 1996).

<http://nemo.uconn.edu/>

Other UConn: The University has other technical resources to contribute to this project, albeit in an advisory capacity. In particular, project principals anticipate tapping the expertise of additional faculty members in the Department of Natural Resource Management and Engineering (NRME) and the School of Engineering. Chief among NRME collaborators will be Dr. Jack Clausen, lead researcher on the Jordan Cove National Nonpoint Source monitoring project, which has gained national attention for its pioneering research on low impact development in urban/suburban environments. CLEAR and NEMO staff have a long history of collaboration with Dr. Clausen. <http://www.cag.uconn.edu/nrme/jordancove/index.html>

In addition, the UConn OEP has engineering and environmental management expertise that will be brought to bear on this project. The OEP was created in 2002 to focus on and pursue excellence in environmental performance, emphasizing sustainability initiatives ranging from climate change to water conservation and green building, and more recently adding a regulatory compliance oversight function with three full-time staff analysts. The director of the OEP reports to the Vice President and Chief Operating Officer of the University and communicates frequently with several key administrators, faculty, staff and students who have been appointed by the President and Provost to serve on the Environmental Policy Advisory Council (EPAC). The EPAC provides the University community with a focal point for dialogue on these issues, and has been integral to the successful planning and implementation of environmental sustainability initiatives at UConn.

CWP: Founded in 1992, the Center for Watershed Protection (CWP) is a national 501(c)(3) nonprofit organization dedicated to the protection and restoration of our nation's streams, rivers, estuaries and wetlands by advancing innovative and effective watershed management techniques. Incorporated in Virginia, the Center is registered as a foreign corporation in Maryland, where they maintain our headquarters of 17 full-time professional staff. In addition, CWP has field offices in Beaufort, SC and Charlottesville, VA. During 2006, the Center had a budget of over \$1.7 million dollars from a diverse client base of more than 30 agencies, foundations and firms across the country. The Center's primary audience includes local, state, and federal governmental agencies, environmental consulting firms, watershed organizations, and the general public. Oversight at the Center is provided by a Board of Directors, composed of 16 prominent environmental professionals, lawyers and managers.

Since its inception in 1992, the CWP has focused on stormwater retrofitting as a primary tool to restore local watersheds, and has continuously refined its retrofitting approach. CWP has incorporated stormwater retrofit projects in over 15 local watershed studies in the Chesapeake Bay region and beyond. The Center recently finalized a national guidance manual on *Stormwater Retrofit Practices* that outlines its unique approach to systematically find, design, rank and deliver stormwater retrofits on a subwatershed basis to meet local watershed restoration objectives (see Appendix II).

CWP and NEMO CLEAR/NEMO have been longtime partners, and have collaborated on several recent projects. <http://www.cwp.org/index.html> <http://www.cwp.org/index.html>

Horsley Witten Group: Horsley Witten Group is a small business, full-service environmental science and engineering firm with offices located in Sandwich (Cape Cod), and Newburyport Massachusetts. The firm was incorporated in 1988 and consists of a professional staff of over

thirty engineers, surveyors, hydrogeologists, hydrologists, wetlands scientists, marine scientists, geologists, computer modelers, land use planners, environmental analysts, licensed site professionals and supporting personnel. Horsley Witten Group specializes in providing consulting services in sustainable development techniques, site design, coastal and watershed protection, hydrology, hydrogeology, engineering, land use regulation, and technical information transfer and training. Over the past eighteen years, approximately two-thirds of HWG's client base has been in the public sector covering the entire range of community. HWG is nationally recognized for its ability to translate results of water quality, engineering, hydrogeologic, and land use investigations into policies, regulations and management strategies that can be readily implemented at the federal, state, tribal and local government levels.

<http://www.horsleywitten.com>

Project Description

Goals

The goals of the proposed project are as follows:

1. To develop key information and detailed, site-specific recommendations for the University of Connecticut and the Town of Mansfield to use in development of their TMDL Water Quality Management Plans (WQMP) for the Eagleville Brook watershed.
2. Through this exercise, to document a general methodology by which other communities and entities can use impervious cover as a framework to develop standards, practices and regulations to protect water resources from existing and future development.
3. If feasible, to test the efficacy of the new best management practice (BMP) evaluation tool currently being developed by EPA Region One, for use in developing TMDL management plans.
4. To create an effective, innovative collaboration between CTDEP and UConn that can serve as an exemplary program for the state Responsible Growth Initiative and a national example.

Work Plan

Task One: Data Collection and Mapping.

Before work on the WQMP can begin, a database on the watershed must be assembled. Because of previous projects, there is quite a lot of data already in existence, including high resolution topography data, high resolution color imagery, and planimetric data showing impervious features and locations of storm drains and pipes. The objective is to create a highly accurate site-level map of the watershed including impervious features, land use and to the extent possible, drainage patterns. This would be used in a number of applications, but at a minimum to examine the issue of total versus "effective" (drains into the storm drainage system or the brook itself) impervious cover.

Deliverables

- Data layers
- ArcGIS project with data layers embedded
- various maps
- effective versus ineffective impervious cover analysis

Responsible Partners: UConn CLEAR/LERIS will be the lead partner on this Task, working with UConn OEP and the Town of Mansfield.

Timeline: Months 1 – 6.

Task Two: Technical Meetings on TMDL Implementation.

Project principals and partners will meet to discuss the range of opportunities for reducing the effective IC of the watershed, and for tying in this work to other initiatives and activities on campus. The meeting will include personnel from UConn CLEAR, UConn OEP, Town of Mansfield, CTDEP, Center for Watershed Protection, and Horsley Witten Group; other experts will also be invited to attend. The goal of the meetings will be to ensure that no innovative approaches are overlooked in the development of the WQMP. There will be at least two meetings. The first will focus on future development, and will inform the Field Analysis (below). The second will focus on existing development and practices, and include discussions of topics like urban tree cover, road and BMP maintenance, and treatment of presumed “pervious” areas such as turf.

Deliverables

- summary of options and strategies for both new and existing developed areas within the Eagleville Brook watershed

Responsible Partners: All project partners will participate. UConn CLEAR will convene the meeting.

Timeline: Months 3 to 9.

Task Three: Field Survey and Analysis.

Informed by the data of Task #1 and the discussion of Task #2, a detailed field survey of the watershed will be conducted. The first objective of the survey will be to verify and/or correct the team’s knowledge of key watershed characteristics, principally the delineation of the basin boundaries and the drainage flow and patterns (translating to effective versus ineffective IC). Second, the survey will identify potential sites and opportunities for impervious cover removal, reduction, disconnection and amelioration. The team will use Center for Watershed Protection personnel and methodology (see Appendix II for more details), partnering with Horsley Witten Group expertise. The team will survey up to 50 sites and will summarize survey results and recommendations in a report that includes information about the type, location, approximate size, planning-level cost estimates, and maintenance issues for each recommended stormwater practice. Stormwater practices and strategies that have the best reported pollutant removal capability for the pollutants of concern and ability to mitigate for altered hydrology, such as: bioretention, water quality swales, infiltration, permeable pavements, filter strips and constructed wetlands will be targeted. Sites will be ranked based on runoff reduction, other environmental benefits and impacts, educational opportunity, and cost. Schematic designs will be developed for selected structural stormwater management practices (up to 10), including preliminary construction cost estimates for each facility.

Deliverables

- Revisions/enhancements to watershed and drainage data layers.
- Report detailing stormwater practices and retrofit recommendations and opportunities for Eagleville Brook watershed, including ranking of practices for efficacy.
- Schematic designs and cost estimates for selected high priority stormwater practices.

Responsible Partners: Center for Watershed Protection and HWG will be the lead partners, with Dr. Jack Clausen of UConn also taking part in the survey and advising. It is likely that all or most of the other partners will also participate.

Timeline: Months 6 – 12.

Task Four: Develop Foundation for Water Quality Management Plan.

The results of Tasks 1-3 will be integrated to create a final report, with recommendations for University of Connecticut and Town of Mansfield to use in the development of the final WQMP(s) to be submitted to CTDEP. This report will address both existing development and new development. If possible, the report will include an analysis using a new tool being developed under contract to EPA Region One, which should allow estimates of the stormwater flow reduction and equivalent impervious cover reduction associated with various BMP scenarios (note: this part of the analysis is dependent on EPA timelines and is out of the control of the PIs).

Deliverables

- Final report

Responsible Partners: UConn CLEAR/NEMO is the lead partner for the integration, using reports and information provided in previous tasks by other partners.

Timeline: Months 12 – 18.

Task Five: Educational programs for Town of Mansfield

CLEAR's NEMO Program has over 15 years of experience educating local land use decision makers on the connections between land use and water quality, specifically on issues relating to stormwater. The NEMO Program will work with the Mansfield Town Planner to design a series of educational programs for the town land use commissions that cover the general planning and design approaches to stormwater control, as well as the specific issues and proposed solutions for Eagleville Brook.

Deliverables

- Up to five educational programs and informational meetings for Mansfield land use staff and decision makers.

Responsible Partners: UConn CLEAR/NEMO; possible assistance from other partners may be requested for some educational programs.

Timeline: Ongoing and by request of Town, as needed.

Task Six: Develop guidance for other communities seeking to address an IC-based TMDL. It is highly likely that in the future other communities will be subject to an IC-based TMDL. This is true not only in Connecticut, but in other states; for instance, the state of Maine is seeking EPA approval for an IC TMDL. Using the results and experience from this project, the UConn NEMO program, in consultation with the Center for Watershed Protection, will produce a brief guidebook for communities outlining recommended steps for addressing such a TMDL. The guidebook will

have utility for many other communities, including those under the Stormwater Phase II program. It will be publicized and distributed through all of NEMO's and CWP's traditional web, print and email vehicles.

Deliverables

- Guidebook for municipal officials and other local entities on how to address an IC-based TMDL.

Responsible Partners

UConn CLEAR's NEMO Program will be the lead on this Task, advised by the Center for Watershed Protection.

Timeline

Months 18 -- 24.

Optional Year Three

Detailed BMP retrofit plans, designs and technical specifications could be developed by Horsley Witten Group, based on the final report from this project. This phase of the project would include additional (detailed) field surveys, final engineering and construction specifications, and support for the construction bidding process. This would enable UConn to move directly to WQMP implementation. Separate cost estimates for this part of the project are available from HWG, but a preliminary estimate is \$150,000- \$200,000.

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Mansfield Commission on Aging Minutes

10:00 AM – Senior Center

Monday, March 10, 2008

Present: K. Grunwald (staff), R. Gouldsbrough, M. Ross, T. Quinn (Chair), S. Gordon, K. Doeg, C. Phillips, W. Bigl, C. Pellegrine, M. Thatcher, J. Quarto, P. Hope (staff), J. Kenny (staff)
Regrets: A. Holinko

- I. **Call to Order:** Chair T. Quinn called the meeting to order at 10:00 AM; thanked C. Pellegrine for chairing the meeting last month and thanked members for their get well card.
- II. **Appointment of Recording Secretary:** K. Grunwald agreed to take minutes for the meeting.
- III. **Acceptance of Minutes:** W. Bigl noted that he was in attendance at the meeting. With that correction the minutes of the **February 11, 2008** meeting were accepted as written.
- IV. **Correspondence – Chair and Staff:** none.
- V. **New Business**
 - State of CT, Department of Social Services Funding Opportunities: K. Grunwald and P. Hope explained current grant opportunities in the amounts of \$1500 (case management) and \$3000 (enhancement) for senior services. P. Hope suggested piloting Saturday programs (exercise, music, etc.), or hiring a cardiac nurse to support a cardiac rehabilitation/maintenance program. C. Phillips mentioned that one of the goals of the Commission is to expand services, and she sees Saturday services as consistent with that. J. Quarto questioned how complex it would be to set up a cardiac monitoring program? We would work with Windham Hospital to implement that. Motion made that the Commission will support the application for these funds; approved unanimously. C. Pellegrine moved that the application be made specifically for Saturday programming. Approved unanimously.

- "Other": T. Quinn proposed developing a new elected board, similar to the Board of Education, to represent seniors. This would not supplant the Town Council, but would make a body available to seniors to discuss problems and programs. The concern is that decision making affecting seniors is being done by other people, and should be made by the seniors themselves. W. Bigl endorsed this; M. Ross asked for concrete examples regarding what the Board would do? C. Pellegrine asked what the make-up would be? T. Quinn responded that it would be seniors on the Board. P. Hope asked how this Board would interact with the Senior Center Association? J. Quarto questioned what seniors have been denied under the present system? R. Gouldsbrough feels that seniors are treated paternalistically. Much discussion, and questions about what the role of this Board would be. C. Pellegrine pointed out that

elected boards need to be approved through the Town Charter. T. Quinn feels that part of the role would be to work more closely with the University of Connecticut and Eastern CT State University. C. Pellegrine reiterated that there need to be concrete examples of what the role of this board would be, and added that there are lots of services that exist to support seniors. Seniors first need to identify what the needs are before developing a new board. She also pointed out that the Senior Center is developing new services and reaching out to seniors in a variety of ways. Moved and approved that this issue be tabled for discussion at the next meeting.

VI. Optional Reports on Services/Needs of Town Aging Populations

A. Health Care Services

Wellness Center and Wellness Program – J.Kenny distributed copies of her monthly report. She mentioned that she has been facilitating a group for grandparents raising grandchildren. J. Quarto asked some questions about this group.

Mansfield Center for Nursing and Rehabilitation - Jean Kenny: no report.

B. Social, Recreational and Educational

Senior Center – P. Hope distributed copies of her monthly report; reported that the Senior Center has piloted a breakfast program, but there seems to be minimal interest. The Health District has received a grant for exercise for women age 55 and older; will be providing some equipment to the Center. Healthnet has donated a Wii computer game, which is being used in intergenerational programming with UConn students.

Senior Center Assoc. – John Brubacher (for Tom Rogers): not present; no report.

C. Housing

Assisted Living Advisory Committee: K. Grunwald gave an update on the status of proposals to build an Assisted Living facility.

Juniper Hill: R. Gouldsbrough distributed a draft letter to Rep. Denise Merrill requesting support for volunteer drivers. Approved unanimously to send this on behalf of the Commission.

Jensen's Park: W. Bigl mentioned that Ande Bloom from the Health District is going to be presenting at Jensen's. He also advocated for Saturday hours to demonstrate the need for an expanded Senior Center.

D. Related Town and Regional Organizations such as:

Advisory Committee on the Needs of Persons with Disabilities, Senior Resources of Eastern CT: no reports

VII. Old Business

- Long Range Plan for 2007- 2010: Action Plans –Transportation: K. Grunwald reminded members that there is now a Dial-A-Ride bus on Mondays at 1:00 that goes to the library from Glen Ridge, Juniper Hill and the Senior Center. R. Gouldsbrough feels that targeted trips like this meet a lot of

needs. M. Ross has spoken to Jaime Russell re: assistive hearing technology. The Senior Center Association has made some recommendations regarding the proposed architect's plans. W. Bigl reported that the Vision Fair on strategic planning was held here; the plan now rests with the steering committee.

IX. Adjournment: meeting adjourned at 11:00 AM.

Next meeting: Monday, April 14, 2008 at 10:00 AM at the Senior Center

Town of Mansfield
CONSERVATION COMMISSION
Meeting of 19 March 2008
Conference B, Beck Building
MINUTES

Members present: Robert Dahn, Peter Drzewiecki, Scott Lehmann, John Silander, Joan Stevenson (Alt.), Frank Trainor. *Members absent:* Quentin Kessel, Rachel Rosen. *Others present:* Marshall Gaston (Fuss & O'Neill); Donald Aubrey & Matt Maynard (Towne Engineering), Charles Insalaco (representing Lynne Laguardia); Grant Meitzler (Mansfield Wetlands Agent).

1. The meeting was **called to order** at 7:32p by Acting Chair Robert Dahn (who, as Chair of the meeting, declined to vote on any motion). In the absence of Kessel and Rosen, Stevenson was authorized to vote as a full member of the Commission. Lehmann observed that the IWA referral relating to the Knollwood Apartments sewer (W1392) was not on the agenda, so Mr. Gaston left the meeting. {But see 6.c below.}

2. The draft **minutes of the 20 February 08 meeting** were approved as written and the agenda reordered to accommodate guests attending to present the Quiet Meadow Re-subdivision Plan.

3. **Quiet Meadow Re-subdivision Plan (LaGuardia, IWA 1393/PZC 1108-2).** Mr. Maynard outlined the proposal for a 9-lot subdivision off Dodd Rd. on about 67 acres. About 40 acres (mostly unbuildable wetland, flood zone, and steep slope) would be deeded to the Town as open space. The proposed lots would be accessed by a new road off Dodd Rd over a flat glacial terrace between Chapin Pond and Chapin Brook; on both sides the land drops steeply. The southern part of this terrace is a large open hay-field, the northern part is wooded (largely oak and white pine). The existing Lane house is on Lot 1. Mr. Aubrey noted that the open space dedication includes Chapin Brook, a popular fishing area; it also provides for a trail between Lots 5&6, permitting public access from the development to trails (including the Nipmuck) in Army Corps of Engineers land along the Fenton River to the north. According to Mr. Aubrey, there is about 50 ft of gravel between the surface of the terrace and groundwater, so nutrient transfer from septic systems should not be a problem; he assured Silander that filtration through the gravel would not be too rapid. Lehmann asked whether conservation easements on the steep slopes of the terrace had been considered. Mr. Insalaco doubted that easements were necessary to protect the slopes, but indicated that the applicant might agree to them.

Based on his visit to the property on 3/13/08 as a participant in the IWA/PZC field trip (report attached), Lehmann observed that the terrace slated for development is quite a special place. In his view, the Town should acquire the whole parcel (save for Lot 1) for open space, though it is now probably too late for that. He also noted that Chapin Pond is an unusual type of bog which the Town should take pains to preserve, and urged that potential impacts of the development on the pond be investigated and addressed.

After some discussion, the Commission agreed to make the following points in commenting on this application to the PZC/IWA:

1) The Commission urges the Town to pursue preserving this unique property in its entirety as

open space.

- 2) Concerning the application before it, the Commission:
 - a) Commends the applicant on the open space dedication and the general environmental sensitivity of the plan.
 - b) Recommends that the steep slopes of the terrace be protected with conservation easements.
 - c) Urges that potential impacts on Chapin Pond, a rare type of bog, be specifically investigated and adequately addressed before approval.

A motion (Silander, Drzewiecki) to this effect was approved (For: Lehmann, Drzewiecki, Silander. Abstain pending final wording: Stevenson, Trainor. Not voting: Dahn). Mr. Aubrey, Maynard, & Insalaco left the meeting.

Stevenson wondered about the thoroughness of the applicant's investigation of whether endangered species might be present on the property; according to the 10/4/07 report from Frank Dirrigl at Fuss & O'Neill, field observations were made on a single day in September. Silander agreed that the study was not all that one might wish for; however, the report suggests that the applicant made a good-faith effort to assess endangered species potential and that the burden of proof rests with those who disagree. Nobody on the Commission was willing to take up that burden.

Noting that she felt uncomfortable and constrained in discussing applications in the presence of applicants, Stevenson asked whether this was standard practice. Other Commission members sympathized, having experienced the same discomfort, but observed that meetings of Town Boards and Commissions are public.

4. Welcome to new member Joan Stevenson. Stevenson has now been appointed as an Alternate to the Commission. She reported that her letter of appointment mentions a six-month trial period. No one could explain just what this means or why it was included in the letter.

5. Pleasant Valley Zoning Change. After some discussion, the comment drafted by Lehmann and circulated by e-mail in advance of the meeting was approved (motion: Silander, Drzewiecki; all in favor save Dahn, not voting). It is attached.

6. Other IWA referrals.

a. W1395 (Green, Knowlton Hill & Wormwood Hill Rds). This is a proposal to subdivide the old McDaniels farm. About 37 acres (including 16.9 acres of wetland) would be protected by conservation easements and 14.5 acres (including some of the open fields near the old farmhouse) by an agricultural easement. Two parcels, one including the farmhouse, are reserved from subdivision, with 11 lots proposed for the remaining land (about 50 acres).

Silander observed that it was discouraging to see this old farm, a remnant of 19th century Mansfield, carved up into house-lots, when it might have been preserved to afford a sense of history and place. In extended discussion, the Commission agreed to make the points below in a comment on this application to be written into the minutes for this meeting and subject to the usual review. (Motion: Drzewiecki, Silander; all in favor save Stevenson, who abstained, and Dahn, not voting.)

- 1) The Commission is disappointed that this old farm is being proposed for subdivision rather than preservation as a reminder of Mansfield's agricultural heritage. It urges the Town to pursue preservation of this land in its entirety.

- 2) If that is not possible, the PZC should work with the applicants to adjust the subdivision plan so that development better preserves a sense of this unique place.
- 3) The complex structure of the landscape suggests that there may be a significant cumulative impact on the wetlands system from the houses and driveways that are proposed. The Commission recommends further study of this issue.
- 4) The plans viewed by the Commission do not show large trees, of which there are many on this property, so it is not clear what provisions (if any) have been made for preserving them. Any approved plan should preserve large trees – as well as stone walls, old foundations, and other historical artifacts – to the extent possible.
- 5) Concerning individual lots, the Commission has the following comments.
 - a) Lot 1: to reduce the potential for adverse wetland impact, move the septic system closer to the road and pull the development envelope back from the wetland.
 - b) Lot 3: to reduce the potential for adverse wetland impact, avoid a steep driveway, and keep new development away from the old 17th century farmhouse, move the proposed house site to the upland area along Knowlton Hill Rd.
 - c) Lot 4: to enhance views of the open field from Wormwood Hill Rd., move the proposed house site toward the field's eastern edge and farther from the road.
 - d) Lot 5: a marginal lot with a very shallow buildable area near the road, dropping to wetlands behind.
 - e) Lot 6: the long driveway passes close to wetlands and requires considerable cut and fill in this area; how is this re-formed land to be stabilized to prevent sedimentation of the wetland after construction?
 - f) Lots 7 & 8: to reduce the potential for adverse wetland impact, move the septic system to a location farther from wetlands (there appear to be such locations in both lots).
 - g) Lots 9-11: to allow for a trail along the old right of way, consider an easement permitting this.
 - h) Lot 10: to enhance views from the road, move the proposed house site back from it.

b. W1396 (Kovarovics, Daleville Rd). This is a modification of a previous application; the applicant has obtained a variance to place the house closer to the road (and farther from wetlands). The Commission agreed that the applicant has addressed, to the extent possible in this shallow lot, the Commission's concern about proximity to wetlands; still, there may be a significant impact on wetlands. (Motion: Lehmann, Drzewiecki; all in favor save Silander, who abstained, and Dahn, not voting.)

c. W1392 (Knollwood Apts, S. Eagleville Rd.) Meitzler indicated that this should have been on the agenda, so the Commission agreed to take it up. The proposal is to tear out individual septic systems that are prone to failure and to hook the apartment units up to a recently installed main sewer line connecting to the University's system at South Eagleville Rd. The feeder lines will go under existing roads for the most part. The Commission agreed that the new system would be a big improvement over the existing one, in terms of wetland impact from sewage. (Motion: Lehmann, Drzewiecki; all in favor save Dahn, not voting.)

9. Adjourned at 10:02p.

Scott Lehmann, Secretary

21 March 08; approved as amended, 16 April 08

Attachments

To: Mansfield Planning and Zoning Commission
From: Conservation Commission
Re: Proposed zoning changes for Pleasant Valley
Date: 19 March 2008

1. The Conservation Commission (CC) applauds the agricultural land preservation goals of the proposed rezoning and welcomes provisions designed to promote this objective, as well as others aimed at “minimiz[ing] impervious surfaces and potential stormwater impacts” (X.A.4.b, p.8) and “provid[ing] appropriate pedestrian and public transit improvements” (X.A.4.j, p.8).

2. The CC is, however, concerned that these preservation goals may not be attainable by application of the proposed regulations (or perhaps any others that could survive a court challenge), and it recommends that, in addition, the Town pursue preserving agricultural land in Pleasant Valley by surer methods, namely, purchase or easement.

a. It seems unlikely that the PVRA designation can do more than preserve 5 acres of tilled agricultural land south of Pleasant Valley Rd., which is designated as a “priority agricultural preservation area” (X.8.b, p.12). The land proposed for PVRA regulation comes to about 45 acres, of which 25 acres is wetlands. Since the proposed minimum PVRA lot size is 25 acres, it appears that just one lot will fit in this area (unless lots may straddle both PVRA and PVCA areas). The buildable area of such a lot would consist of about 20 acres, 15 of which are now used for crops. At most 50% of this cropland can be preserved under the proposed regulations, so it is unlikely that any of agricultural land along Mansfield City Rd. would be preserved.

b. The 15 acres of cropland currently tilled in the PVCA area may also be at risk, despite its designation as “priority agricultural preservation area” (X.9.f, p.13). If a 25 acre lot included this cropland along with 10 acres of wetlands, at most half the 15 acres could be preserved under the proposed regulations. More generally, it may be difficult to coordinate applications so that the agricultural land is not fragmented.

3. The uses explicitly excluded from the PVCA are not numerous, being limited to facilities that may pose a bio-safety hazard (VII.U.3.a, p.5), “heavy industry” (if “PVCA” instead of “RD/LI” is meant in VII.U.3.b, p.5), and “auto salvage operations” (VII.U.g, p.6). Other uses may be vetoed if they are not “designed, constructed, and utilized in a manner compatible with Plan of Conservation and Development recommendations and neighboring land uses.” (VII.U.1, p.4) or do not meet applicable standards (VII.U.3.f,h,i, p.6).

The Conservation Commission is concerned that existing State and Town regulations may be insufficient to protect stratified-drift aquifers from pollution. The regulations proposed for the PVCA (and PVRA) do require assurance of “a low risk of aquifer contamination” before approving “onsite sanitary waste disposal and/or water supply systems” (VII.K.2.b, p.3, and VII.U.2.b, p.5). But there is no similar language limiting permitted uses of the PVCA zone to those that pose “a low risk of aquifer contamination”. For example, the high-tech industries invited to apply by VII.U.3.a (p.5) may use chemicals that certainly should not get into ground water.

4. The first “4.” under VII.U (p.5) should read “3.”; in b. should “RD/LI Zone” read “PVCA Zone”? “8.” on p.13 should read “9.”.

5. In VIII.B.3(p.7), there are again references to RD/LI Zones instead of the PVCA Zone. As it stands, 3.b does *not* restrict lot coverage in the PVCA zone. Is this intended? If so, the size of parking lots is limited only by setback requirements, wetlands, and (possibly) the provision that allows the PZC to require preservation of up to 50% of prime agricultural land.

6. The language in X.A.8.b (p.12) and X.A.9.f (p.13) might be revised to distinguish more clearly (a) land designated as a "priority agricultural preservation area" (i.e., land the Town *hopes* to preserve for agriculture) from (b) land designated as agricultural (i.e., land *actually* preserved for agriculture through application of these regulations).

To: CC members

From: Scott Lehmann

Re: Report on 3/13/08 IWA/PZC field trip

Date: 3/18/08 (small additions/corrections, 3/21/08)

W1396 (Kovarovics, Daleville Rd). This modifies a proposal that the CC considered at its 11/28/07 meeting, commenting that "the house should be moved closer to the road via variance or other appropriate means." The applicant has obtained a variance from ZBA, reducing the road setback from 60 to 35 feet, increasing the distance to wetlands to about 39 ft from the SE corner of the house & about 42 ft from the N end of the septic field. A little more distance to wetlands might be gained by interchanging well and septic locations, though the slope to wetlands from the proposed well site is a bit greater than it is from the proposed septic site. Neither change affects our more general observations that "the site is a marginal location" and "there may be a significant impact regardless of the option chosen".

The next two properties provide a lesson in the limitations of zoning as a conservation tool – more proof, if any were needed, that zoning by itself cannot preserve the rural character of Mansfield.

W1395 (Green, Knowlton Hill & Wormwood Hill Rds). This is the McDaniels farm, now owned by the Green family. The piece to be subdivided consists of about 100 acres, 37 of which (including about 16.9 acres of wetlands) are proposed for conservation easements and 14.5 acres (including the open hayfields fields across from the old house, but not all those on the north side of Wormwood Hill Rd to the east) for an agricultural easement. (Two parcels have been reserved from the proposed subdivision. One includes the old house. The other buildings are collapsed; presumably the debris is going to be hauled away.) 11 lots are proposed for the remainder (about 50 acres).

a. Lot 1. Land slopes from house site to large wetland to the east. Reserve septic and development envelope are now about 60 ft. from wetland; both could be moved closer to the house.

b. Lot 3. Extensive wetlands on this lot leave little room for development. The proposed house site is below the old farmhouse and close to wetlands. Unfortunately, extensive multiflora rose brush prevented a close look at this site.

c. The long driveway of Lot 6 would pass close to wetlands.

d. Lot 5. House to be located on a fairly narrow strip of high ground along the road, close to extensive wetlands beyond; however, land at the development site slopes toward the road and away from wetlands.

W1393/PZC 1108-2 (Laguardia, Dodd Rd). 67 acres in all, with 40 acres (mostly undevelopable slope, wetland, and flood zone) to be deeded to the Town as open space. 9 lots, one including the existing house on Dodd Rd, the other eight on a new road over a long flat glacial terrace, which drops steeply (about 50 feet) to Chapin Pond on the west and to forested lowlands of Chapin Brook on the east. The southern part of this terrace is a 10-acre field currently hayed by Tom Wells; the eastern part is forested (mostly oak and large white pine). A trail easement is proposed between Lots 5 & 6 at the eastern end, giving access to trails (including the Nipmuck) in the ACE land to the north.

The open terrace is striking. Though I lived in Mansfield Center for 5 years, I never knew such a place existed there – or anywhere in Mansfield. Enclosed as it is by trees on three sides, the open field is a kind of island in the sky, recalling for me the opening of Edna St. Vincent Millay's "Renasce" (though the geography is not quite right). It is a place that should be preserved for future generations to marvel at. Nonetheless, it is probably doomed, since the Town would have to come up with a pile of money to purchase it for open space. The PZC could reasonably ask for a conservation easement on the steep slopes. But that is far, far short of what ought to be done here, in my view.

W1392 (Knollwood Apts, S. Eagleville Rd). The proposal is to connect apartment units to a recently installed main sewer line out to the University's system at S. Eagleville Rd. Feeder lines will be placed under roads where possible; some routing is off-road (and closer to wetlands) to avoid wells. The sewer system should improve considerably upon the individual septic systems that now exist (& fail) in an area where development should not have been permitted in the first place.

Sara-Ann Chainé

From: webmaster@mansfieldct.org
Sent: Tuesday, April 22, 2008 9:22 AM
To: Sara-Ann Chainé
Subject: PZC Approved 4-16-08 Field Trip Minutes

MINUTES

MANSFIELD INLAND WETLAND AGENCY/PLANNING AND ZONING COMMISSION

FIELD TRIP

Special Meeting

Wednesday, April 16, 2008

Members present: M. Beal, R. Hall, K. Holt, B. Ryan

Staff present: G. Meitzler (Wetlands Agent, Assistant Town Engineer),
G. Padick, (Director of Planning),
S. Lehman (Conservation Commission)

The field trip began at 1:10 p.m.

1. R.F. CROSSEN CONTRACTORS, LLC, WINDWOOD ACRES, BAXTER ESTATES SECTION II -IWA File W1397, PZC File #1229-2

Participants were met by Project Engineer, M. Peterson. After observing subdivision maps and the site frontage along Storrs Road, everyone, but Commissioner Holt, observed interior portions of the site. Particular attention was given to the two wetland crossing areas and the general character of both wetlands and upland areas.

The field trip ended at approximately 2:20 p.m.

Respectfully submitted,

B. Ryan, Acting Secretary

APPROVED
Town of Mansfield
Open Space Preservation Committee
Minutes of the March 18, 2008 meeting

Members present: Evangeline Abbott, Ken Feathers, Steve Lowrey, Jim Morrow, Vicky Wetherell, Jennifer Kaufman.

1. Meeting called to order at 7:40.
2. Minutes of the February 19, 2008 meeting were approved on a motion by Feathers/Wetherell.
3. Opportunity for Public Comment: none present.
4. Old Business: Committee moved to go into executive session at 8:30(motion by Wetherell/Feathers) to discuss considerations and options for particular properties. Brief discussion of Cyr property followed.
5. Recommendations to Town Manager: TBD
6. New Business: New re-subdivision application for 9 proposed lots off Dodd Rd. (Quiet Meadow) LaGuardia File#1108-2. Joseph Boucher, from Towne Engineering, presented the details of this proposal for the 67 acre site. Maps were reviewed and details of site characteristics, including wetlands, slopes and trail possibilities were discussed. A site walk was scheduled for March 30 at 2:00pm.
7. Meeting adjourned at 9:40.

Respectfully submitted,
Evangeline Abbott

Sara-Ann Chainé

From: webmaster@mansfieldct.org
 Sent: Tuesday, April 22, 2008 9:27 AM
 To: Sara-Ann Chainé
 Subject: PZC Approved 4-7-08 Minutes

MINUTES

MANSFIELD PLANNING AND ZONING COMMISSION

Regular Meeting, Monday, April 7, 2008

Council Chambers, Audrey P. Beck Municipal Building

Members present: R. Favretti (Chairman), B. Gardner, J. Goodwin, R. Hall, K. Holt, P. Kochenburger,
 P. Plante, B. Ryan,

Alternates present: M. Beal, L. Lombard, B. Pociask

Staff present: G. Padick (Director of Planning)

Chairman Favretti called the meeting to order at 8:03 p.m. and appointed alternate Lombard to act.

Hall MOVED, Holt seconded, to add to the agenda under New Business, the recommendation for a new alternate and PZC member in a 4/3/06 email from Gregory Haddad, Mansfield Democratic Town Committee Chair. MOTION PASSED UNANIMOUSLY.

Minutes:

3/17/08- Gardner MOVED, Holt seconded, to approve the 3/17/08 minutes as written. MOTION PASSED UNANIMOUSLY. Hall noted that he listened to the tapes.

Scheduled Business:

Public Hearing :

11-lot Subdivision Application, Wormwood Hill and Knowlton Hill Rds, Green o/a, File #1269

Chairman Favretti opened the Public Hearing at 8:05 p.m. Members present were R. Favretti, B. Gardner,
 J. Goodwin, R. Hall, K. Holt, P. Kochenburger, P. Plante, B. Ryan, and alternates L. Lombard, B. Pociask and M. Beal. Favretti appointed Lombard to act. Padick read the legal notice as it appeared in the Chronicle on 3/25/08 and 4/2/08, and listed the following communications received and distributed to all members of the Agency: a 4/3/08 memo from Gregory J.

Padick, Director of Planning, a 3/27/08 report from Stephanie Fuss, L.A., of Stephanie Fuss Associates LLC., and a 1/24/08 set of plans. The applicant agreed to have the testimony that was presented during the IWA hearing made part of the PZC record.

Attorney John McGrath, representing the Estate of N.S. Green, Sr., and Land Surveyor Rob Hellstrom, along with members of the Green family, were present this evening. Attorney McGrath reviewed the proposal and emphasized that the reason for Agricultural and Conservation Easements is because the heirs are interested in living on and farming portions of this land. McGrath noted that Claude McDaniel's home and house lot has been split from the rest of the parcel, and the Green family would like to see the home purchased and restored.

Chairman Favretti mentioned the key points in the staff memo prepared by Padick and asked the applicant to respond. Concern was expressed for the amount of fill that may be required for the driveway on Lots 6 and 7 due to their length, and noted the applicant will have to file a separate Special Permit if the fill exceeds 500 cubic feet. Padick added that if the applicant does this soon, a legal notice can be advertised for the same date as the continuation of the IWA/PZC Public Hearing (5/5/08). Hellstrom suggested that Stephanie Fuss, landscape architect, be present at the next meeting to address any concerns.

Gardner questioned what percentage of land was being dedicated to open space. Hellstrom stated that 50% of the parcel is being developed, and the breakdown of easements is 13.5 acres going to a Conservation Easement and 14.5 acres going to an Agricultural Easement. He noted in response to Goodwin's question that the owners of the lots that have the agricultural easements will retain the right to farm it. Padick noted that the Commission would need to know the specifics of the easements.

Holt reminded the applicant about his agreement to change some of the Development Area Envelopes (DAE) and the Building Area Envelopes (BAE), and Commission members noted that preservation of stone walls is important and that the applicant should be reading all staff memos, especially those from the Director of Planning.

Pociask questioned who maintains the cemetery adjacent to lot #8. Favretti noted that it is the Town of Mansfield.

Martha Frankel asked that the applicant give an overview of the subdivision because she was not present during the IWA presentation.

Noting no further questions or comments, Holt MOVED, Plante seconded, to continue the Public Hearing until Monday, May 5, 2008. MOTION PASSED UNANIMOUSLY.

Public Hearing:

Special Permit Application, Request to approve the use of off-site parking to increase restaurant occupancy at the Thirsty Dog Pub, N. Eagleville Rd., File #930-7

Chairman Favretti opened the Public Hearing at 8:38 p.m. Members present were R. Favretti, B. Gardner,

J. Goodwin, R. Hall, K. Holt, P. Kochenburger, P. Plante, B. Ryan, and alternates L. Lombard, B. Pociask and M. Beal. Favretti appointed Lombard to act. Padick read the Legal Notice as

it appeared in the Chronicle on 3/25/08 and 4/2/08, and listed the following communications received and distributed to all members of the Agency: a 4/3/08 memo from Gregory J. Padick, Director of Planning, a 4/1/08 memo from Assistant Fire Marshal Fran Raiola; a 4/3/08 memo from J. Polhemus of Eastern Highlands Health District (EHHD); a 3/20/08 email from Curt Hirsch, Zoning Agent, to Gregory Padick, Director of Planning, and a 2/22/08 floor plan and menu submitted by the applicant.

Plante disqualified himself and Favretti appointed Lombard to act. Graham Scelfo, applicant, the permittee and full-time manager of the Thirsty Dog, was present to answer questions. He was assisted by Stephen Velardi, one of the owners of Thirsty Dog, and his father, Fred Valanti, who helped with the permitting process.

Gardner asked for clarification on the purpose of this application.

Ryan questioned why different occupancy numbers appear on the reports, noting that 281 and 248 are cited. It was explained by Velardi that 281 was the number for occupancy based on general laws followed by the architect, and that the 248 occupancy number was based on the Fire Marshal's code.

Commission members, Padick and the applicant discussed the discrepancy in numbers on the submitted floor plan, focusing on the number of tables in the dining area, bar area, tables and seating, and where the standing occupancy would be. Padick emphasized that the applicant needs to come back with plans that demonstrate how the patrons will get to and from exits and the restrooms safely, and how service staff will adequately maneuver around standing patrons. The Commission requested that all parts of the plan be labeled, as well as depicting all patron areas accurately on the floor plan, and that the revised plans be submitted to staff in time for review prior to the next meeting. Padick stated that he is willing to work with the applicant to ensure a floor plan is submitted that gives adequate information for the Commission.

Mitch Jackson, former student and patron of the Thirsty Dog, expressed his support for the applicant's request, and feels the establishment is well managed. The applicant stated that it is open 4 p.m. to 1 a.m.

Holt MOVED, Lombard seconded, to continue the Public Hearing until 4/21/08. MOTION PASSED with all in favor except Plante who had disqualified himself.

Old Business:

1. Zoning Agent's Report

Items noted. It was suggested that Mark Branse receive a copy of the Hall memo from the Zoning Agent.

2. PZC-Proposed revisions to the Zoning Map and Zoning Regulations, File #907-30
Tabled, due to a Public Hearing Continuation until 4/21/08.

3. Resubdivision application, 9 Proposed lots off of Dodd Road (Quiet Meadow), L.

LaGuardia o/a

File #1108-2

Tabled, due to a 4/21/08 scheduled Public Hearing.

New Business:

1. Request for bond release, Adams driveway, Wormwood Hill Rd. File #877-3

Holt MOVED, Hall seconded, that upon staff confirmation that driveway work has been completed, the Director of Planning is authorized to take appropriate action to release \$5,000 plus accumulated interest that has been held to ensure suitable completion of the MacFarland Acres Section IV common driveway work on Wormwood Hill Road. MOTION PASSED UNANIMOUSLY.

2. New Subdivision Application, Windwood Acres, Baxter Estates Section II, 6 lots off of Storrs Rd., Crossen., o/a File # 1229-2

Kochenburger MOVED, Holt seconded, to receive the subdivision application (File #1229-2) submitted by R.F. Crossen Contractors, LLC., for a 6-lot subdivision, Windwood Acres, on property located at the north side of 195 between Baxter and Cedar Swamp Roads, owned by the applicant, as shown on plans dated 3-31-08, and as described in other application submissions, and to refer said application to the staff, Town Council, Open Space Preservation Committee, Parks Advisory Committee, Conservation Commission, WINCOG Regional Planning Commission and Town of Willington for review and comments, and to set a Public Hearing for May 5, 2008. MOTION PASSED UNANIMOUSLY.

3. Scoping Notice: UConn Hazardous Waste Storage Facility Siting

Padick summarized the notice and noted that he will be at the meeting and will report back to the PZC.

4. Proposed Willington Wireless Telecommunications Tower-Daleville Road

Padick summarized the notice and noted that because the tower is within 500 feet from the Town Line, it is a mandatory referral. The application will go to the Connecticut Siting Council, and information sessions will be scheduled. Padick's opinion is that the tower will not be seen from anywhere in Mansfield except from the top of Horsebarn Hill.

5. Recommendation from the Mansfield Democratic Town Committee

Favretti called attention to an email handed out this evening from Gregory Haddad, Mansfield Democratic Town Committee Chair, which recommends a full member to replace Gary Zimmer, and a nominee for alternate.

Favretti MOVED, Holt seconded, to appoint Barry Pociask as a full PZC/IWA member, as recommended in a 4/3/06 email from Gregory Haddad, Mansfield Democratic Town Committee Chair, effective immediately. MOTION PASSED UNANIMOUSLY.

Favretti then asked that Mr. Gregory Lewis introduce himself and tell the Commission about his background. Lewis was also given the opportunity to ask the Commission any questions.

Holt MOVED, Plante seconded, to appoint Gregory Lewis as the new PZC/IWA alternate member to replace Barry Pociask, as recommended in a 4/3/06 email from Gregory Haddad, Mansfield Democratic Town Committee Chair, effective immediately. MOTION PASSED UNANIMOUSLY.

Reports of Officers and Committees:

Favretti noted a 4/16/08 Field Trip at 1:00 p.m.

Communications and Bills:

Pociask brought in a flyer and discussed the Farmer Brown parking lot and the rental of parking spaces, asking Padick if the Tax Assessor is aware of it. Padick agreed to consult with the Mansfield Assessor.

Adjournment:

Favretti declared the meeting adjourned at 9:35 p.m.

Respectfully submitted,

Katherine K. Holt, Secretary



**TOWN OF MANSFIELD/MANSFIELD PUBLIC SCHOOLS
SCHOOL BUILDING COMMITTEE
Wednesday, March 12, 2008
Audrey P. Beck Municipal Building
Conference Room B**

MINUTES

Present: Mary Feathers, Chair, Gordon Schimmel, Mark Boyer, Anne Willenborg
Absent: Elizabeth Paterson, Cherie Trahan, Anne Rash,
Staff: Jeff Cryan, William Hammon, Jeff Smith, Jaime Russell, Fred Baruzzi,
Matt Hart, Eric Ohlund
Guest: Rick Lawrence, Rick Lawrence Associates, Tom DiMauro, Newfield
Construction, Mike Callahan and Dave Jackson, Fuss & O'Neill

1. Call to Order/Roll Call

Ms. Paterson called the meeting to order at 5:39 p.m.

2. Meeting Minutes

The minutes of February 13, 2008 were moved, seconded and approved unanimously.

3. Opportunity for the public to address the Committee

No one came forward.

4. Fuss & O'Neil re: MMS Fossil Fuel Project

Mr. Callahan reported on the status of the project. The technical issue is to insure the general consensus of the new boiler room. The most appropriate location is at the back of the building a new free standing boiler room be added. The proposed gas main is coming off of Spring Hill Road through the athletic fields.

There is discussion about the overall project budget relative to the State funding. The base contract which includes the fuel conversion is about \$3.5 million and an additional work related to the project which includes additional cooling in the cafeteria, the installation of a relatively small co-gen facility and the cost of bringing the gas main in which would bring the project up to about \$4.5 million.

The detailed aspects would include two or three boilers in the boiler room, the co-gen facility would be located in the boiler room, provide new interior piping, new radiators and new rooftop dedicated outside air units which would provide additional pressure.

Mr. Hart then introduced Mr. Tom DiMauro from Newfield Construction who's firm was selected to be the Construction Manager.

5. Architect's Report

Mr. Lawrence reported on the feedback from the schools with regard to the schematic designs. He stated that the principals had some concerns and questions regarding the workability of the changes. He has forwarded these on to his consultants.

Mr. Lawrence then pointed out that requests would have to be prioritized as it was also known that not all the requests could be met. Mr. Schimmel reported that the Library Media Centers would most likely be one of the higher priorities.

Mr. Hart questioned the number of classrooms for the elementary schools. The goal is to retain three classrooms per grade level. The other rooms were proposed to be converted to special ed, etc.

6. Construction Manager Services

Mr. Lawrence went over the process of hiring the Construction Manager. Mr. Schimmel mentioned that the references came back outstanding for his work. Mr. Smith also mentioned that Newfield Construction worked on the Library Media Center at the Mansfield Middle School.

A motion was made and seconded to hire Newfield Construction as the Construction Manager for this project. The motion was passed unanimously.

Mr. DiMauro stated that his part in the process now is to discuss with Mr. Lawrence the values and schedules for the project. He will go to the schools to review the project and will meet with Mr. Lawrence to discuss the changes in the buildings.

After the referendum is passed Mr. Lawrence and Newfield will continue to discuss schedules and value engineering.

When the construction starts Newfield will be on site daily. They will make sure safety plans are in place for both the bidders and occupants of the buildings.

7. Other

The next School Building Committee meeting will be on April 23, 2008 at 5:00 p.m. The MMS Fuel Conversion Project will be on April 23, 2008 at 4:00 p.m.

8. Adjournment

Mr. Hart adjourned the meeting at 6:08 p.m.

Respectfully submitted,

Linda Patenaude
Capital Projects and Personnel Assistant

TOWN/UNIVERSITY RELATIONS COMMITTEE

Tuesday, March 11, 2008
Audrey Beck Municipal Building
Council Chambers
4:00 pm

Minutes

Present: P. Barry, T. Callahan, B. Clouette, M. Hart, A.J. Pappanikou, R. Miller

Staff: M. Capriola, C. van Zelm

1. Opportunity for Public to Address the Committee
None.

2. February 12, 2008 Meeting Minutes
The minutes of February 12, 2008 were passed unanimously.

3. Community Water & Wastewater Issues

a) League of Women Voters Water Wise Presentation

Mr. Clouette stated that the event went well and had a good turnout. The presentations were good and represented many points of view. Mr. Hart and Mr. Miller concurred.

b) Agronomy Farm

Mr. Callahan stated that Agronomy Farm has \$2 million in sponsored research, primarily in sustainable agricultural methods related to turf, shrubbery and trees. Current research needs additional water supply. UCONN reviewed 11 options and decided on drilling another well to get to approximately 30,000 gallons of water/day at the farm. UCONN met with Storrs Heights neighbors and discussed a well testing program to determine if there will be an impact on the residential wells in that area. Residents inquired about pesticides, etc. that are being used at the farm. UCONN is preparing information and will meet with the Storrs Heights neighborhood group to discuss. Mr. Clouette expressed an interest in sharing information with Council.

4. UCONN Compost Facility

Mr. Miller stated that sites are being evaluated. Two sites on Horsebarn Hill Road were reviewed but deemed problematic due to wetlands and aquifer concerns. The preferred location at this time is 1500 feet from any permanent residence and there is a good buffer. UCONN is exploring ways to communicate this project to the Town and would be interested in presenting to Council in April or May.

5. Depot Campus Recreational Field

A presentation was given regarding the Depot Campus recreational field project which will repair one existing field and build one new field. The fields will be seeded, (re)graded, and irrigation and drainage systems will be installed. The fields will be used for club sports at UCONN and will provide an appropriate and safe place for students to play sports. Plans and specs are being developed but are not yet finalized. The project will go out to bid. Work will be conducted this year, but the fields will not be used until next year. The group discussed lighting and turf maintenance issues.

6. Mansfield Downtown Partnership

Ms. van Zelm stated that she will be presenting a status report to Council in April or May. MDP has received positive feedback from the US Army Corps of Engineers in regards to its wetlands application. MDP has applied for a \$500,000 STEAP grant for public square infrastructure, \$3.8 million in federal funds for village street infrastructure, and a Connecticut Maine Street award for community consensus building.

7. Mansfield 2020: A Unified Vision

Mr. Hart provided an update on the Town's Strategic Planning process. The Strategic Planning report will be presented by the Steering Committee to Council at their March 24th meeting. Council will then review, prioritize and make assignments regarding the plan. The plan will be used to guide policy in the future; the document will need to be fluid and flexible so it can guide policy.

8. Community Campus Relations/Spring Weekend

Mr. Hart provided an update on the Mansfield Community-Campus Partnership (MCCP). Planning is currently underway for Spring Weekend, which is the fourth weekend in April this year. Students are currently planning events, including the bracelet program. There will be a substance free event at the Mansfield Community Center on the Friday night of Spring Weekend from 8pm to midnight. The Student Union will also be open and hosting substance free events. DUI checkpoints will be conducted. Staff will be meeting with Carriage House management in preparation of the weekend. Mr. Callahan recommended that a Friday night event be planned for EO Smith students.

9. Other Business

None.

The meeting adjourned at 5:15pm.

Respectfully submitted,
Maria E. Capriola
Assistant to Town Manager

Mansfield YSB Advisory Board

Meeting Minutes

Tuesday, March 18, 2008

12 noon @ YSB Conf. Rm. B

Attendees: Ethel Mantzaris, Frank Perrotti, Eileen Griffin, Jerry Marchon, Amber Hoyt,

Staff: Kevin Grunwald, Pat Michalak, Kathy McNamara, Kathy Easley, Karen L. Taylor

Regrets: Mike Collins, Candace Morrel, Sheila Riffle

- I. Call to Order
Ethel Mantzaris, Chair, called the meeting to order at 12:05PM
- II. Approval of Minutes – **MOTION** by Frank Perrotti, seconded by Eileen Griffin. Vote: Unanimous in favor of approving minutes as submitted.

Pat introduced Kathy Easley, Social Worker, newly hired working in the Adult Services Dept., of Human Services.
- III. Kevin Grunwald, Director
 - Kevin informed the Board that a new town ordinance establishing departments resulted in requesting the Social Services Department changing the name to Human Services.
 - Kevin updated the Board on the Underage Drinking Coalitions meeting after their "Take It Back" event, providing the Board with a copy of the newspaper article printed by the Chronicle. Eileen Griffin provided the Board with her assessment of the meeting. Eileen would like to see Youth Services be recognized more for the work they provide the community. A side discussion ensued.

Pat Michalak – YSB Coordinator Update

Youth Services Update February 2008

- Mansfield Youth Services, in conjunction with the Connecticut Youth Services Association hosted a Legislative Breakfast which was very well attended. Fourteen Eastern Region Youth Service Bureaus shared program innovations, YSB enhancement programs and data gathering breakthroughs! Legislators had the opportunity to hear about our needs and our work.
- Staff participated in the Uconn Career Fair to provide more exposure about our programs and to also enlist more students to work with us. We met a number of students who were very interested in working with us next academic year.
- Staff co-facilitated the MMS special education dinner for families, excellent attendance and participation from parents and students.
- Staff facilitated families with financial need to receive free tickets to the Wizard of Oz performance at Uconn's Jorgensen Theater. We received

- YSB coordinator attended a program on eating disorders sponsored by the Women's Center at Uconn entitled "ANDREA'S VOICE" The presentation promoted understanding without judgment and encouraged shifted paradigms to move individuals toward personal change with a desire for action in the areas of prevention and treatment of this all to silent epidemic.
- Leadership training program at MMS has been set into motion and is scheduled to begin in April. Ken Caputo from Villari's Martial Arts School will be co-facilitating this group along with Julie White, a middle school teacher. We will be using Enhancement money received from the State Department of Education to fund this initiative.
- Julie Marchon is our new volunteer from Three Rivers College. She has been a wonderful addition. She is co-facilitating our Cope Group at Goodwin School, participating in our intergenerational activities as well as providing outreach to a homebound senior in town.

IV. Old Business:

- Kidtrac – Kevin is attending a meeting on 3/19 regarding a pilot program and will update the Board.
- Subcommittee – Kevin provided a draft Operational Plan handout to the Board members.
- Budget – The Board members were advised by Kevin that there will be no increases in the budget per the Town Manager.

V. New Business:

- Kevin handed out a draft description for the Challenge Program and requested input from the members.
- Frank Perrotti suggested that the originator of the Challenge Program, Ray Lawrence be contacted for input on Challenge.

VI. Other

Pat advised the Board that she had received an email expressing an individual's desire to be on the Youth Services Advisory Board.

Meeting adjourned at 12:47PM.

Respectfully submitted by:

Karen L. Taylor
Secretary

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Advance March 24, 2008

Hartford shuttle launched

A "reservation only" shuttle to Union Station in Hartford is now being offered by UConn's Transportation Services for faculty, staff, and students.

Amtrak trains (www.amtrak.com) and Peter Pan buses (www.peterpanbus.com) run in and out of Union Station.

Services are offered for faculty and staff traveling on official UConn business. Students may use it at any time. The service is also available for those coming to Storrs for freshman and transfer orientation, doctoral candidates coming for interview, visiting professors, and guest speakers.

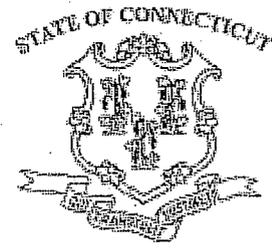
The service to Union Station, like the Bradley Airport shuttle, will operate throughout the year. Reservations should be made at least one week in advance.

The cost is \$50 one-way and \$100 round-trip; group rates are available for three or more passengers traveling and paying together. Payment may be made by cash, check, Husky Bucks, or department accounts, and must be made before traveling. All drivers are state employees who, by the codes of conduct, cannot accept tips.

Pick-ups and drop-offs are at locations on the Storrs campus, including the Nathan Hale Inn, or at apartment complexes currently serviced with UConn buses. There are no pick-ups or drop-offs at individual homes.

To schedule the service or to ask questions, contact Erin or Janet at: Erin.Lirot@uconn.edu, 860-486-6902; Janet.Freniere@uconn.edu, 860-486-4804.

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General Assembly

February Session,
2008

File No. 609

Substitute House Bill No. 5885

House of Representatives, April 14, 2008

The Committee on Finance, Revenue and Bonding reported through REP. STAPLES of the 96th Dist., Chairperson of the Committee on the part of the House, that the substitute bill ought to pass.

AN ACT CONCERNING THE MUNICIPAL SHARE OF THE REAL ESTATE CONVEYANCE TAX.

Be it enacted by the Senate and House of Representatives in General Assembly convened:

Section 1. Subsection (a) of section 12-494 of the 2008 supplement to the general statutes is repealed and the following is substituted in lieu thereof (*Effective July 1, 2008*):

(a) There is imposed a tax on each deed, instrument or writing, whereby any lands, tenements or other realty is granted, assigned, transferred or otherwise conveyed to, or vested in, the purchaser, or any other person by his direction, when the consideration for the interest or property conveyed equals or exceeds two thousand dollars, (1) subject to the provisions of subsection (b) of this section, at the rate of five-tenths of one per cent of the consideration for the interest in real property conveyed by such deed, instrument or writing, the revenue from which shall be remitted by the town clerk of the municipality in which such tax is paid, not later than ten days following receipt thereof, to the Commissioner of Revenue Services for deposit to the credit of the state General Fund, and (2) at the rate of one-fourth of one per cent of the consideration for the interest in real property conveyed by such deed, instrument or writing, and on and after July 1, [2008] 2010, at the rate of eleven one-hundredths of one per cent of the consideration for the interest in real property conveyed by such deed, instrument or writing, provided the amount imposed under this subdivision shall become part of the general revenue of the municipality in accordance with section 12-499.

This act shall take effect as follows and shall amend the following sections:

Section 1

July 1, 2008

12-494(a)

FIN Joint Favorable Subst.

The following fiscal impact statement and bill analysis are prepared for the benefit of members of the General Assembly, solely for the purpose of information, summarization, and explanation, and do not represent the intent of the General Assembly or either chamber thereof for any purpose:

OFA Fiscal Note**State Impact:** None**Municipal Impact:**

Municipalities	Effect	FY 09 \$	FY 10 \$
All Municipalities	Revenue Gain	35.8 million	36.8 million

Explanation

Under current law the municipal real estate conveyance tax rates are scheduled to decrease from 0.25% to 0.11% beginning July 1, 2008. The bill extends the increase in the tax rate for an additional two years, until July 1, 2010. Therefore, municipalities will retain about \$35.8 million in FY 09 and \$36.8 million in FY 10 that they are expected to lose under current law.

The Out Years

Beginning in FY 11 the tax rate will be reduced from 0.25% to 0.11% which will result in a loss of revenue to municipalities.

OLR Bill Analysis**sHB 5885****AN ACT CONCERNING THE MUNICIPAL SHARE OF THE REAL ESTATE CONVEYANCE TAX.****SUMMARY:**

The bill extends the expiration date of the higher basic 0.25% municipal real estate conveyance tax rate for two years, until July 1, 2010. Under current law, the rate is scheduled to drop from 0.25% to 0.11% on July 1, 2008.

EFFECTIVE DATE: July 1, 2008

BACKGROUND

Real Estate Conveyance Tax

With some exceptions, Connecticut law requires a person who sells real property for \$2,000 or more to pay a real estate conveyance tax when he or she conveys the property to the buyer. The tax has two parts: a state tax and a municipal tax. The state tax rate is either 0.5% or 1% of the sale price, depending on the type of property and how much it sells for, and the town tax rate is either 0.25% or up to a maximum of 0.5% depending on where the property is located. The applicable state and local rates are added together to get the total tax rate for a particular transaction. The seller pays the tax when he conveys the property (CGS § 12-494-504h).

The municipal tax rate is currently 0.25% for all towns plus additional tax of up to 0.25% for 18 eligible towns all of which have chosen to impose the higher rate. Those towns are: Bloomfield, Bridgeport, Bristol, East Hartford, Groton, Hamden, Hartford, Meriden, Middletown, New Britain, New Haven New London, Norwalk, Norwich, Southington, Stamford, Waterbury, and Windham.

Related Bill

sSB 274, File 157, reported by the Insurance and Real Estate Committee, reduces the state real estate conveyance tax from 0.5% to 0.36% on (1) residential dwellings sold for \$800,000 or less, (2) other types of residential property, (3) unimproved land, and (4) bank foreclosures for mortgage delinquencies. It also reduces the state tax from 1% to 0.84% for sales of nonresidential property other than unimproved land, while leaving unchanged the current 1% tax on any portion of a residential dwelling's sale price that exceeds \$800,000.

COMMITTEE ACTION

Finance, Revenue and Bonding Committee

Joint Favorable Substitute

Yea 29 Nay 21 (03/27/2008)

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CCM LEGISLATIVE UPDATE

Generated Thursday, April 17, 2008

This is a select list of bills that are currently active in the General Assembly.

For additional information on these or other bills, please visit CCM's *Legislative Action Center* at www.ccm-ct.org.

Bill#	Bill Title	Staff	Current Status
HB05438	AN ACT CONCERNING MAKING PERMANENT THE UNEMPLOYMENT BENEFITS FOR MILITARY SPOUSES.		Curr. Loc.: House Floor Last Act.: 04-16 - HOUSE PASSED

MILITARY SPOUSE EXEMPTION

Would make permanent the military spouse exemption under the unemployment compensation act.

HB05599	AN ACT CONCERNING THE TAXATION OF TELECOMMUNICATIONS COMPANY PROPERTY AND THE TIMELY FILING OF DECLARATIONS.	Mike Johnson	Curr. Loc.: Finance Revenue and Bonding Committee Last Act.: 04-14 - REFERRED TO OLR, OFA 04/21/08 10:00 AM
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TELECOMMUNICATIONS COMPANY PERSONAL PROPERTY

The bill would treat the personal property of telecommunication properties in a manner similar to all other business personal property by: (1) giving municipalities the information they need to plan for fluctuations in the PILOT funds by requiring telecommunications companies to report their inventory of personal property by October 1st of each year; and (2) allowing municipalities to audit the personal property declarations sent to the State by the telecommunications companies. CCM supports these provisions.

CCM is concerned about the portion of the bill that allows tax payments to be deemed on time if postmarked by the due date. Such a provision would overturn a court case lost by AT&T to The City of Bridgeport.

HB05629	AN ACT CONCERNING WORKERS' COMPENSATION COVERAGE FOR FIREFIGHTERS AND POLICE OFFICERS.	Bob Labanara	Curr. Loc.: House Floor Last Act.: 04-16 - TABLED FOR HOUSE CALENDER
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MEGA-MANDATE: SPECIAL BENEFITS FOR PUBLIC SAFETY EMPLOYEES

This bill, as amended by the Labor Committee, would (1) mandate special workers' compensation benefits to paid police officers and paid firefighters, hired after July 1, 1996, for "cardiac emergencies", and (2) mandate that certain infectious and contagious diseases are job-related for all paid and volunteer police officers, firefighters, and local constables.

HB05637 AN ACT CONCERNING LOCAL REVIEW OF COMMUNITY RESIDENCES IN MULTIFAMILY BUILDINGS

Ron Thomas

Curr. Loc.: House Floor
Last Act.: 04-01 - FILE NO. 340

ZONING FOR HALFWAY HOUSES

Would override local zoning to require multifamily buildings with community residences, childcare facilities, and halfway houses for ex-prisoners to be treated similarly to other multifamily buildings for zoning and neighborhood revitalization purposes.

HB05663 AN ACT CONCERNING UNITED STATES SENATE VACANCIES

Kachina Walsh-Weaver

Curr. Loc.: House Floor
Last Act.: 04-16 - TABLED FOR HOUSE CALENDER

FILLING A US SENATE VACANCY

Would eliminate the Governor's power to appoint a replacement and instead requires a special election to be held to fill the vacancy if the vacancy occurs 125 days or more before the next regular state election.

The Office of Fiscal Analysis has stated that this bill is a State Mandate and estimates that this could cost upwards of \$17,000 for smaller towns and upwards of \$55,000 for cities.

HB05734 AN ACT CONCERNING NEW AND EXPANDED BUS TRANSPORTATION SERVICES THROUGHOUT CONNECTICUT

Curr. Loc.: Appropriations Committee
Last Act.: 04-15 - REFERRED TO OLR, OFA 04/21/08 5:00 PM

BUSES FOR 21ST CENTURY MOBILITY

Would establish a "Buses for 21st Century Mobility" program.

The program would require an additional \$7 million in operating funds and \$15 million in capital funds in FY09 to increase bus service across the state. These funds would be divided on a percentage basis among Connecticut's eight counties and distributed to transportation and community service providers. This method of distribution assures that all areas of the State receive funding and all types of services are covered.

HB05817 AN ACT CONCERNING RESOURCE RECOVERY FACILITIES

Kachina Walsh-Weaver
Mike Johnson
Gian-Carl Casa

Curr. Loc.: House Floor
Last Act.: 04-16 - TABLED FOR HOUSE CALENDER

SOLID WASTE TIPPING FEES REGULATION

This bill would prohibit owners or operators of privately owned resources recovery facilities or ash landfills from charging fees for disposing municipal waste that exceed the rate set by the Department of Public Utility Control.

CCM urges that, before passing this bill, the General Assembly conduct a detailed analysis of any potential impacts on towns, for example those with ash landfills used by private companies or towns under contract to private companies (so they do not "lose" trash to regulated/lower cost options).

HB05844 AN ACT CONCERNING A MUNICIPAL SHARE OF THE HOTEL OCCUPANCY TAX Gian-Carl Casa Curr. Loc.: Finance Revenue and Bonding Committee Last Act.: 04-17 - RPTD - OUT OF LCO

HOTEL OCCUPANCY TAX -- SHARING WITH MUNICIPALITIES

Would

- (a) share 1/2 of the state's hotel occupancy tax with the municipalities in which the hotels are located (\$43 million), , and
- (b) establish a dedicated source of "full" funding for PILOT-colleges & hospitals and PILOT-state property. The PILOT grants would be funded at the "full" statutory levels of 77% for colleges and hospitals and 45% for state property.

To pay for the PILOT increases, the bill would establish a new "PILOT Payment Reserve Account" into which would be deposited (a) revenue from the sale of the state's abandoned property (roughly \$40 million) and (b) a new sales tax on delivery services (revenue uncertain), such as the delivery of parcels, letters, documents, or groceries.

Many towns and cities have a large portion of their grand list exempt from taxation by state mandate. With this bill the state would "step-up" to fund these mandated exemptions.

HB05885 AN ACT CONCERNING THE MUNICIPAL SHARE OF THE REAL ESTATE CONVEYANCE TAX Gian-Carl Casa Curr. Loc.: House Floor Last Act.: 04-14 - FILE NO. 609

REAL ESTATE CONVEYANCE TAX

Would extend for two years the present rates of the municipal real estate conveyance tax.

CCM urges that these rates be made permanent, so that towns and cities do not face a \$40 million loss of revenue every few years...a battle that takes away from efforts at comprehensive property tax reform and mandate reform.

HB05888 AN ACT CONCERNING REVISIONS TO THE OPTICAL SCAN VOTING SYSTEM Kachina Walsh-Weaver Curr. Loc.: House Floor Last Act.: 04-16 - TABLED FOR HOUSE CALENDER

MANDATED HAND-RECOUNT IN ALL REQUIRED RECANVASSING

Among other things, this bill would require a hand-recount if a recanvass is required in a municipality that used the new optical scan mark sense voting machines.

The State recently pushed hard to move our elections from the lever voting machines to these new optical scan voting machines. These machines were touted as safe, reliable, and less able to be tampered with.

While there may be an instance in which a hand-recount could help to confirm a vote tally, it should not be the first step. Rather, the suggestions that were reached in a joint meeting of the Secretary of the State and local election officials should be used. These included doing a physical examination of the ballots; sorting out ones that may be difficult to read by the machine; recounting obvious ballots through the machine; then carefully recounting remaining ballots to ensure voter intent is recorded. As witnessed in several elections this last fall, hand-recounts are costly and time-consuming. Unless the State is prepared to pay for and staff a hand-recount, no such provision should be required unless as a last resort.

CCM urges the deletion of Section 2 of this bill and embrace the method described above, which was determined to be the best way to address these recounts by both the Secretary of the State and local election officials.

HB05894	AN ACT CONCERNING THE RECALL OF ELECTED MUNICIPAL OFFICIALS.	Kachina Walsh-Weaver	Curr. Loc.: Planning and Development Committee Last Act.: 04-15 - FILED WITH LCO
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FOUR-YEAR TERM RECALL - MUNICIPAL OPTION

Would allow municipalities to adopt a recall provision for local elected officials serving a four-year term. Such a provision would have a chilling effect on towns' consideration of four-year terms.

HB05940	AN ACT CONCERNING A SHARE OF SALES TAX REVENUE FOR REGIONAL PROGRAMS, AND THE OPEN SPACE TAX CREDIT PROGRAM.	Gian-Carl Casa	Curr. Loc.: Finance Revenue and Bonding Committee Last Act.: 04-17 - RPTD. OUT OF LCO
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REGIONAL INCENTIVE GRANT

Would extend, and make changes to, the regional incentive grant program (which is funded at \$5 million in the Appropriations Committee recommended budget).

SB00035	AN ACT CONCERNING THE REGISTRATION OF SEXUAL OFFENDERS.	Gian-Carl Casa Ron Thomas	Curr. Loc.: Senate Floor Last Act.: 04-09 - FILE NO. 533
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SEX OFFENDER REGISTRANTS

Would require local police departments to develop policies and procedures to verify the accuracy of the information provided by sex offender registrants, as well as uniform procedures to investigate the registrant's continued compliance with the registration requirements and any violations of such requirements.

SB00039	AN ACT CONCERNING RESPONSIBLE GROWTH.	Ron Thomas	Curr. Loc.: Senate Floor Last Act.: 04-09 - FAV. RPT. TAB. FOR CAL. SEN.
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RESPONSIBLE GROWTH

Would, among other things: (1) Require that local land use regulations be consistent with the local plan of conservation and development, unless the local legislative body approves such regulations; (2) Require a percentage of the project total for all state-funded development projects contain provisions for "pedestrian and other nonmotorized transportation improvements." The Secretary of OPM may waive the requirement upon a finding that the "nature, scope or location of the project is not appropriate for such improvement"; (3) establish a Responsible Growth Cabinet.

SB00064 AN ACT CONCERNING SCARRING AWARDS UNDER THE WORKERS' COMPENSATION ACT.

Bob Labanara

Curr. Loc.: Senate Floor
Last Act.: 04-03 - MOVED TO FOOT OF CAL., SENATE

SCARRING AND DISFIGUREMENT MANDATE

Would create a new costly workers' compensation mandate by allowing commissioners to grant highly subjective compensation awards for scarring and disfigurement in "any area of the body."

SB00175 AN ACT REQUIRING SCHOOL CRISIS RESPONSE DRILLS

Bob Labanara

Curr. Loc.: Senate Floor
Last Act.: 04-14 - FILE NO. 589

SCHOOL CRISIS DRILLS

Stipulates that each local and regional board of education must substitute a crisis response drill for a fire drill once every three months and requires that they develop the content of such crisis response drills in consultation with the appropriate local law enforcement agencies. At least one representative of such agency shall supervise and participate in each such crisis response drill.

SB00217 AN ACT MANDATING EMPLOYERS PROVIDE PAID SICK LEAVE TO EMPLOYEES.

Bob Labanara

Curr. Loc.: Senate Floor
Last Act.: 04-14 - FAV. RPT. TAB. FOR CAL., SEN.

PAID SICK LEAVE

Among other things, would require towns and cities to provide paid sick leave to all municipal employees -- at a rate of one hour of paid sick leave for every 40 hours worked -- and also mandates that all employees are entitled to carry over unused, accrued paid sick leave from one year to the next.

Similar to last year's proposal, Raised Bill 217 is problematic -- although it excludes "temporary workers" -- it does not distinguish between part-time, full-time employees, or seasonal employees -- for example, park and recreational camp counselors

The bill also stipulates specific scenarios under which towns would be mandated to permit employees' use of sick time such as, being a victim of stalking.

SB00255 AN ACT CONCERNING ADDITIONAL BENEFITS FOR WAGE LOSS UNDER THE WORKERS' COMPENSATION ACT.

Bob Labanara

Curr. Loc.: Senate Floor
Last Act.: 04-03 - MOVED TO FOOT OF CAL., SENATE

DISCRETIONARY BENEFITS

Would extend the maximum number of weeks of additional workers' compensation benefits for partial permanent disabilities a workers' compensation commissioner may award after a claimant has exhausted the statutory schedule for regular benefits.

The fiscal note the bill has identified this proposal as a "STATE MANDATE" on municipalities.

SB00442 AN ACT CONCERNING AUTHORITY OF
BOARDS OF SELECTMEN AND THE VALUE OF
PROPERTY NECESSARY FOR ELIGIBILITY TO
VOTE.

Ron Thomas

Curr. Loc.: Senate Floor
Last Act.: 04-07 - FILE NO. 512

REQUIRED TOWN MEETINGS

Would require town meetings to act on questions unless the charter or ordinance authorizes action by the board of selectmen, and would change eligibility requirements for nonresident property owners to vote in local referenda and at town meetings.

SB00475 AN ACT EXEMPTING INSURANCE CONTRACTS
AND POLICIES FOR MUNICIPALITIES FROM
THE INSURANCE PREMIUM TAX.

Bob Labanara

Curr. Loc.: Senate Floor
Last Act.: 04-16 - FAV. RPT., TAB. FOR CAL., SEN.

This bill would help reduce the cost of municipal health insurance by exempting them from the state's premium tax.

This would be a tangible step to help cut costs for property taxpayers.

The premium tax costs municipalities about \$6.3 to \$7 million each year. The tax is 1.75% on fully insured municipal premiums.

Municipalities that are self-insured do not pay the premium tax. But some municipalities, particularly small towns, cannot reasonably consider self-insurance as an option, because just one catastrophic illness could have a severe negative impact on a local budget.

This bill would do more than just help municipalities cope with the high costs of health care. It would end a situation where local governments pay taxes to the State. Municipalities and the State are partners in the governance of Connecticut, and this tax is contrary to that partnership.

SB00486 AN ACT CONCERNING FAMILY AND MEDICAL
LEAVE FOR EMPLOYEES OF MUNICIPALITIES.

Bob Labanara

Curr. Loc.: Appropriations Committee
Last Act.: 04-14 - FILED WITH LCO

FMLA MANDATE

Would mandate that towns and cities grant certain municipal employees benefits in accordance with the state Family Medical Leave Act (FMLA). Under current law, municipalities already fall under the purview of the federal FMLA. Therefore, HB 486 would unnecessarily subject municipalities to both federal and state FMLA standards for their employees – thus, creating potential policy conflicts in leave benefits among various employees.

By creating a new, unwarranted state mandate -- this bill would also impose more stringent employee law standards on municipalities such as stricter job reinstatement provisions on towns with regard to certain workers who are no longer able to perform his or her original job.

SOLID WASTE TIPPING FEES AT PRIVATELY-OWNED FACILITIES, and CRRA

Would provide rate regulation for the disposal of solid waste at privately owned resources recovery facilities and those operated by the Connecticut Resources Recovery Authority.

CCM urges you that, before passing this bill, the General Assembly conducts a detailed analysis of any potential impacts on towns, for example those with ash landfills used by private companies or towns under contract to private companies (so they do not "lose" trash to regulated/lower cost options).

DISCLOSURE OF SOCIAL SECURITY NUMBERS

Would, among other things, require that if the State, municipalities, or businesses lose custody of a record containing an individual's social security number, the entity must (1) provide written notification of the disclosure or loss to the individual not later than 7 business days after discovering the disclosure or loss, (2) provide the individual, at the individual's option, not less than 2 years of commercially available identity theft monitoring and protection at the cost of, essentially, the State, municipality or business.

Also would allow for individuals to sue in civil court for damages.

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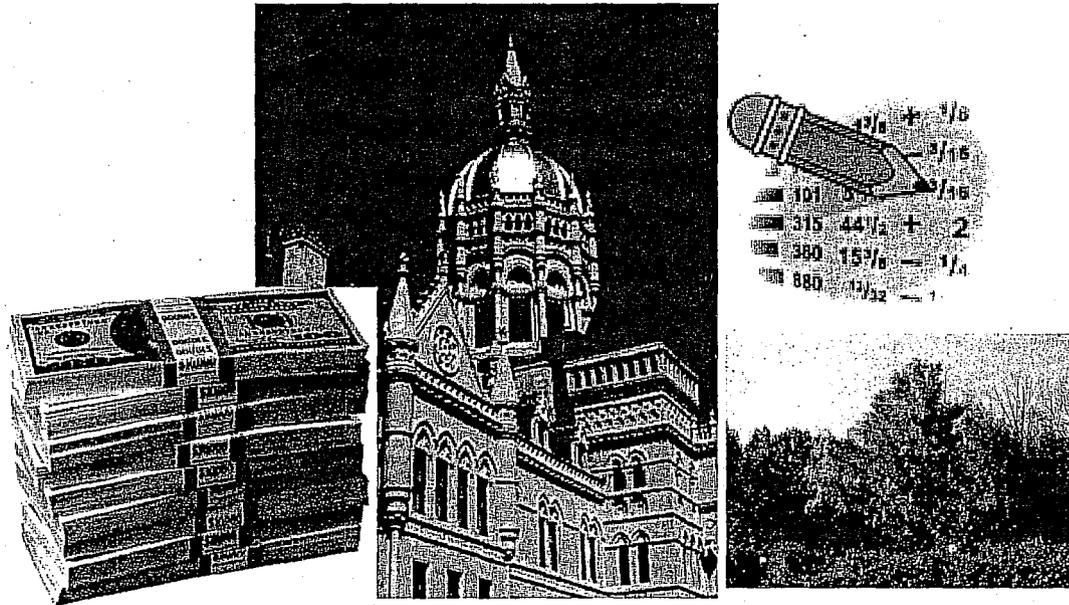


Item 1.

900 Chapel St., 9th Floor, New Haven, Connecticut 06510-2807
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THE VOICE OF LOCAL GOVERNMENT

Appropriations & Finance Committees' Proposed Revisions to the Second Year of the State Budget: FY 09



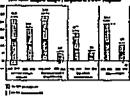
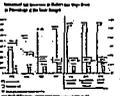
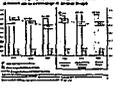
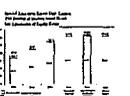
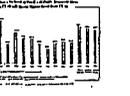
Impact on Connecticut's Towns and Cities

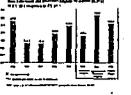
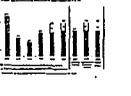
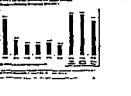
April 7, 2008

Item #14

Appropriations & Finance Committees' Proposed Revisions to the Second Year of the State Budget: FY 09

AID TO MUNICIPALITIES

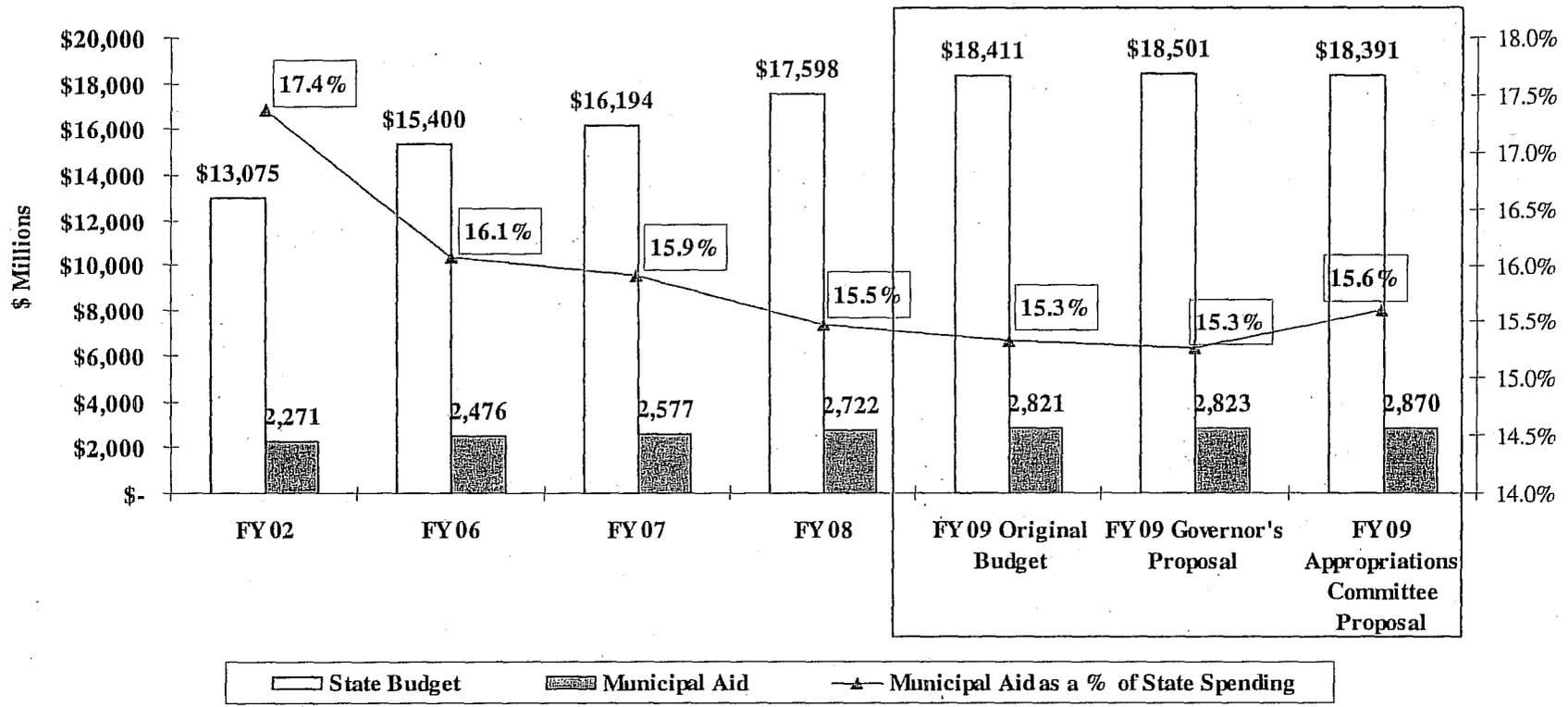
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*** If you have questions, please call Katie Cohen, Gian-Carl Casa, or Jim Finley of CCM at (203) 498-3000. ***

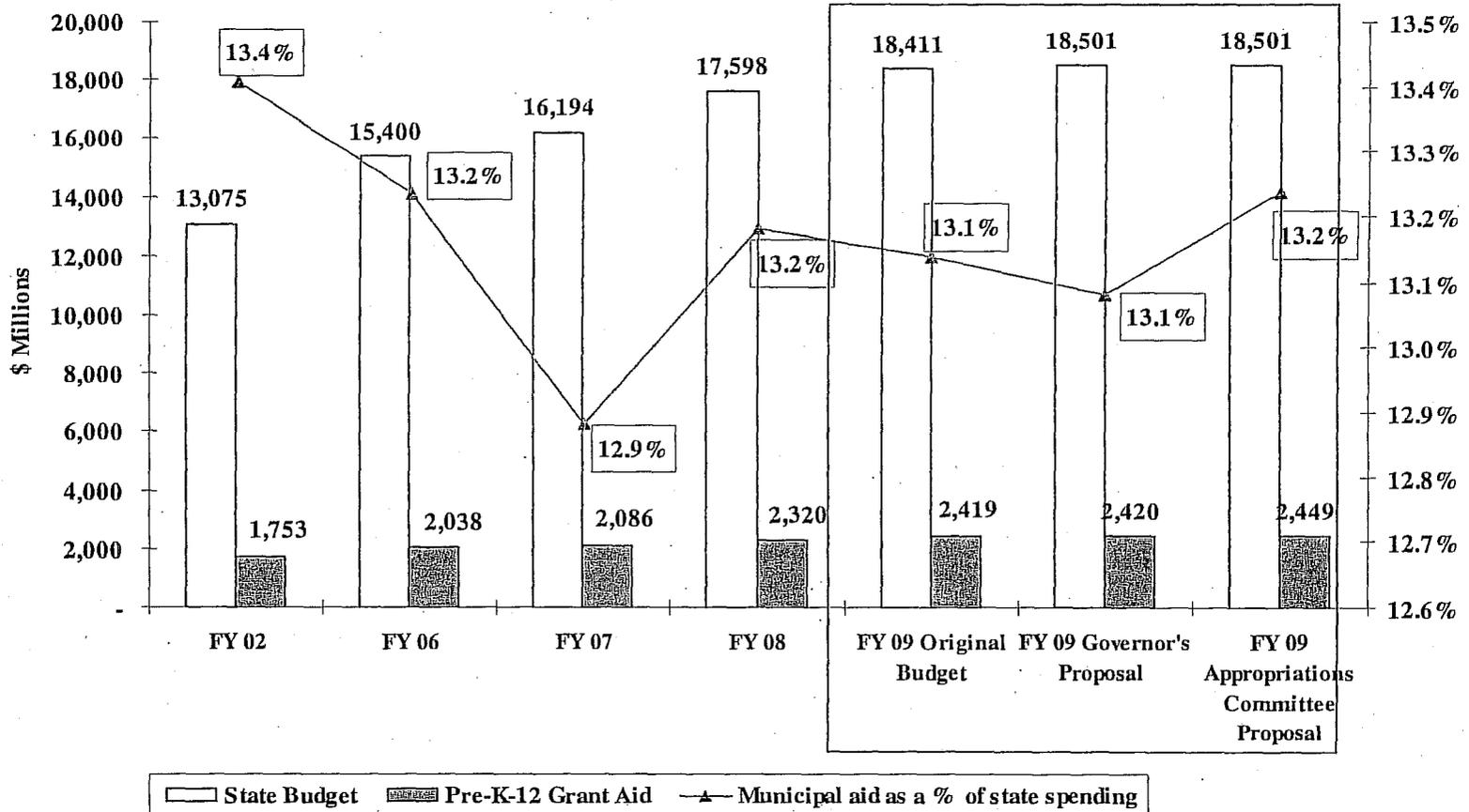
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Municipal Aid Increases by \$147 Million Over Previous Year, and \$48 Million Over the Governor's Proposal



Source: CT Office of Fiscal Analysis Budget Book and CCM, Appropriations Committee's Budget Proposal, March 26, 2008

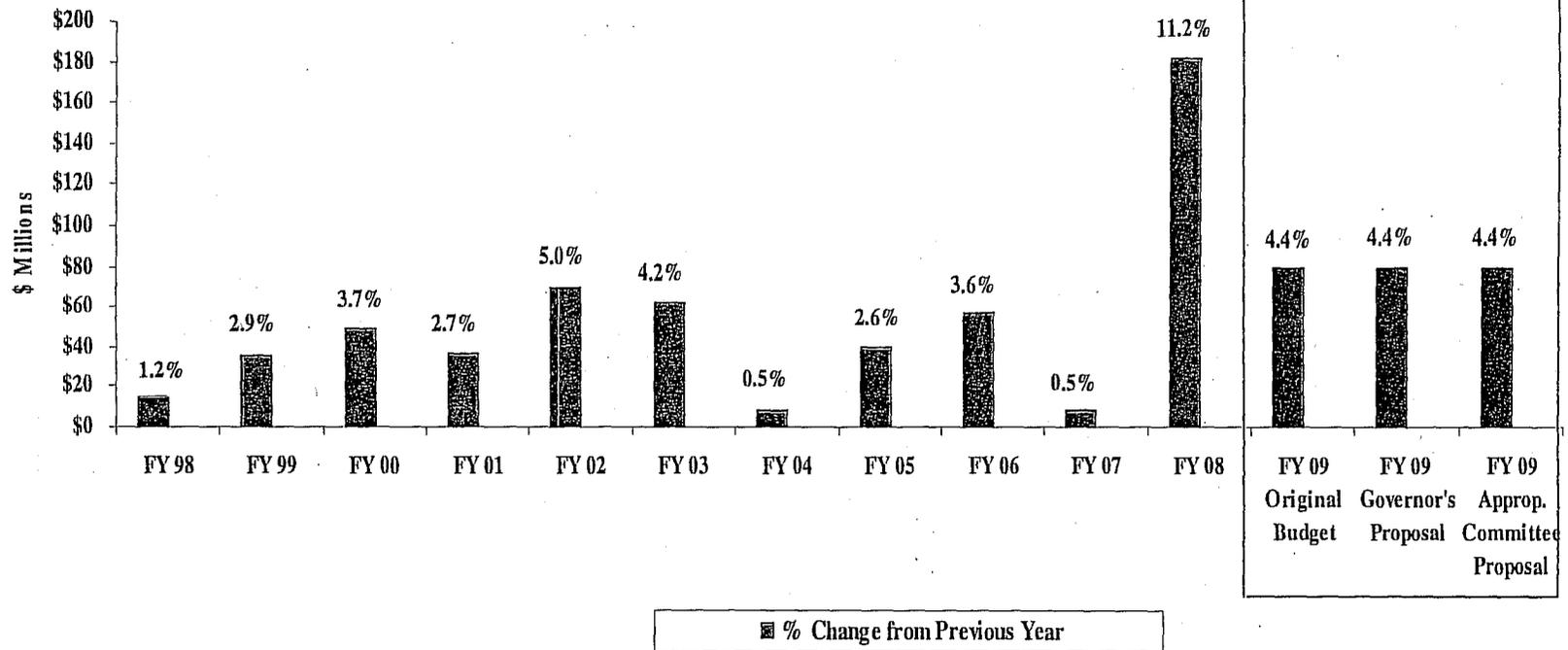
Grant Aid for Pre-K-12 Public Education Increases by \$128 Million Over the Previous Year, and \$29 Million Over the Governor's Proposal



Note: Education aid includes operating grant aid that assists towns and cities. School construction, charter schools, and unified school districts are excluded.

Source: CT Department of Education and CCM, Appropriations Committee's Budget Proposal, March 26, 2008

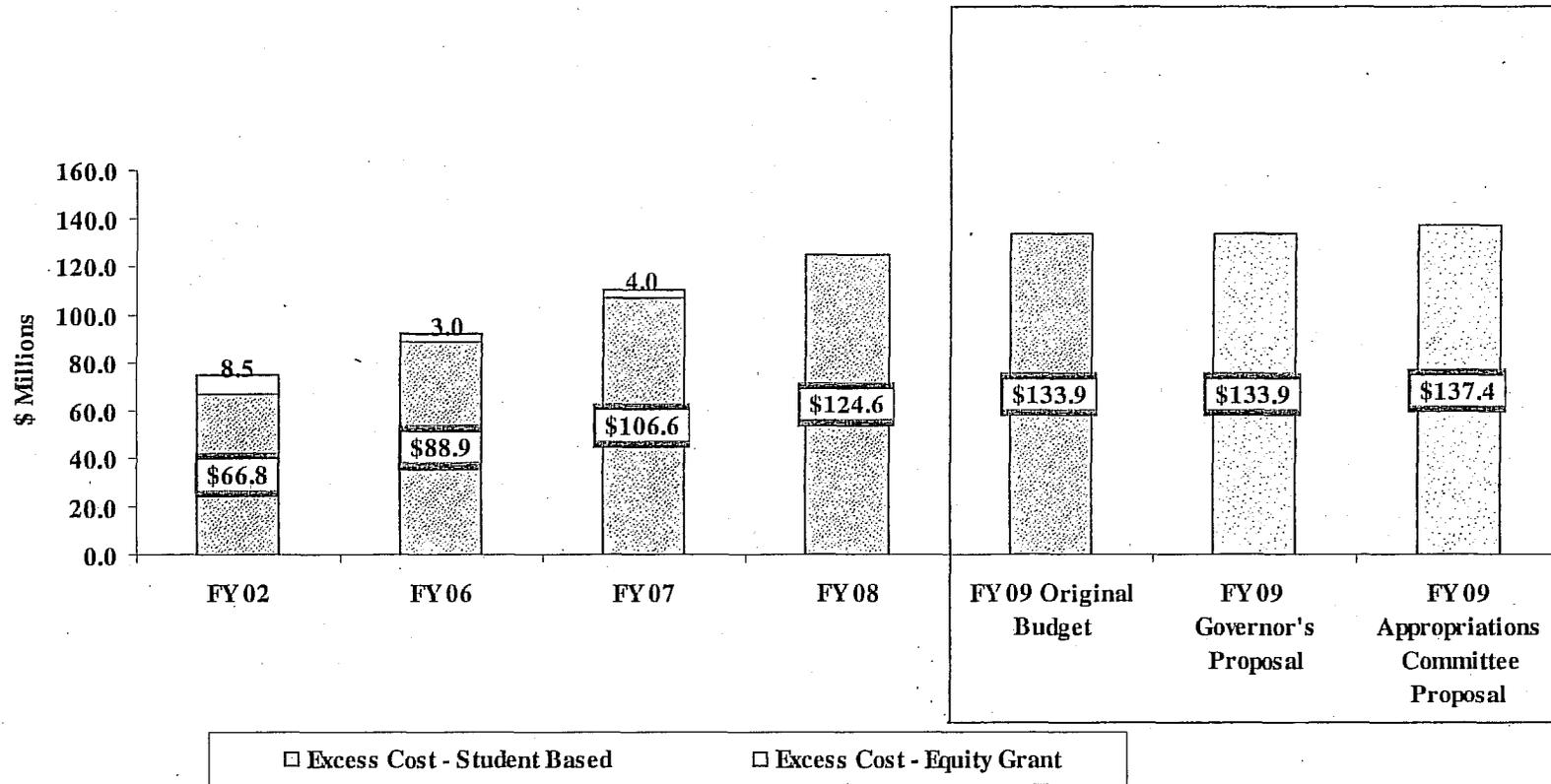
ECS Grant Increases by \$80 Million Over the Previous Year - Same as Governor's Proposal



\$ Increase: \$15	\$36	\$49	\$37	\$69	\$62	\$8	\$40	\$57	\$8	\$182	\$80	\$80	\$80
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Source: CT Office of Fiscal Analysis and CCM, Appropriations Committee's Budget Proposal, March 26, 2008

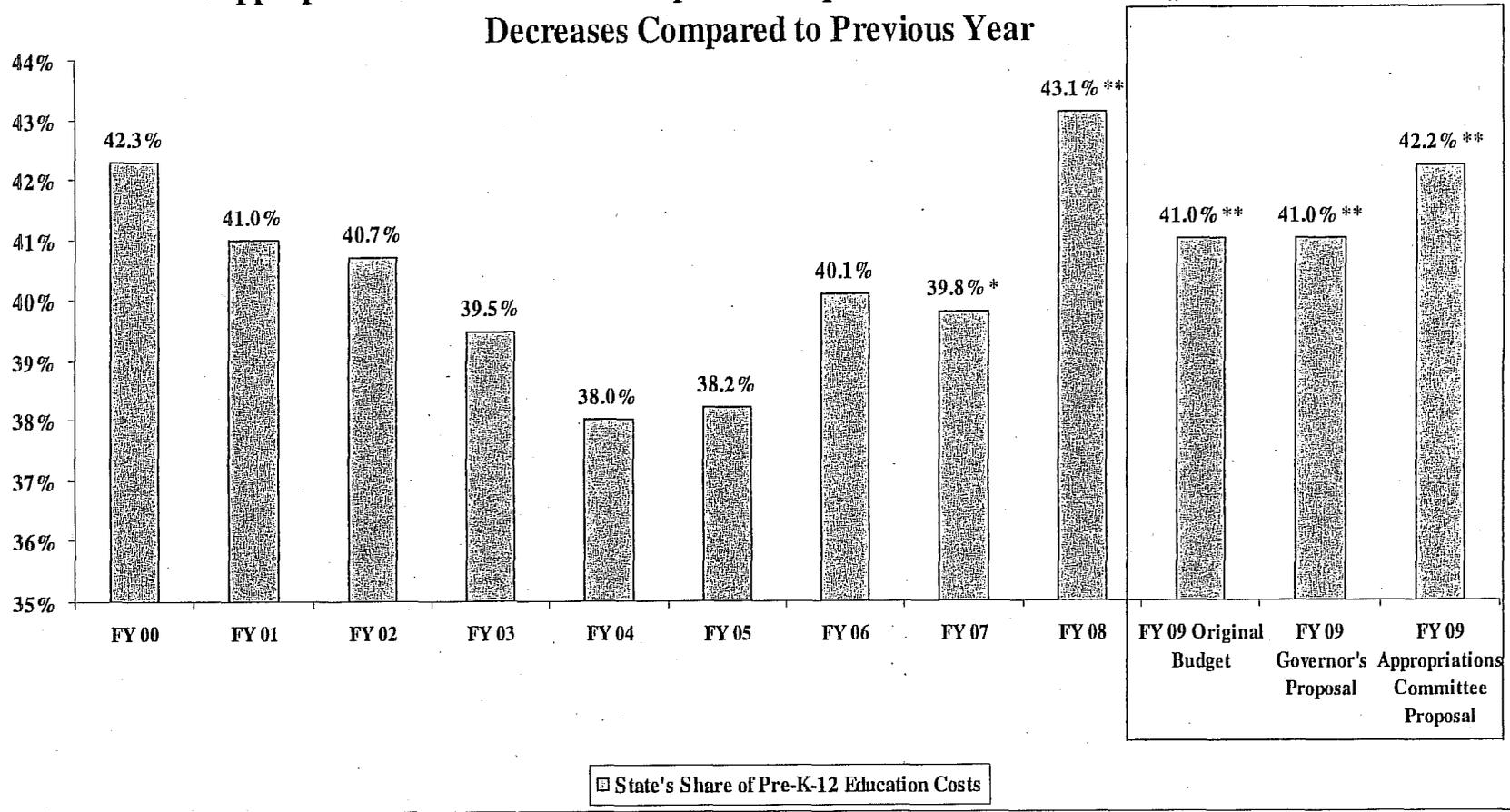
Special Education Excess Cost Grant Increases by \$12.8 Million Over the Previous Year, and \$3.5 Million Over the Governor's Proposal



Note: The Excess Cost - student based grant has two components: (1) children whose placement is handled by the Department of Children and Families and (2) children whose placement is handled by a local school district. For children placed by DCF, municipalities are reimbursed for all costs that exceed the local school district's average per-pupil expenditure. For locally placed students, municipalities are reimbursed for all costs that exceed 4.5 times the district's average per pupil expenditure. The Excess Cost - Equity grant reimbursed those towns whose special education expenditures exceeded the state average, but has been eliminated.

Source: CT Office of Fiscal Analysis Budget Book and CCM, Appropriations Committee's Budget Proposal, March 26, 2008

State % Share of Pre-K-12 Public Education Costs Increase Under the Appropriations Committee's Proposal Compared to Governor's Proposal, but Decreases Compared to Previous Year



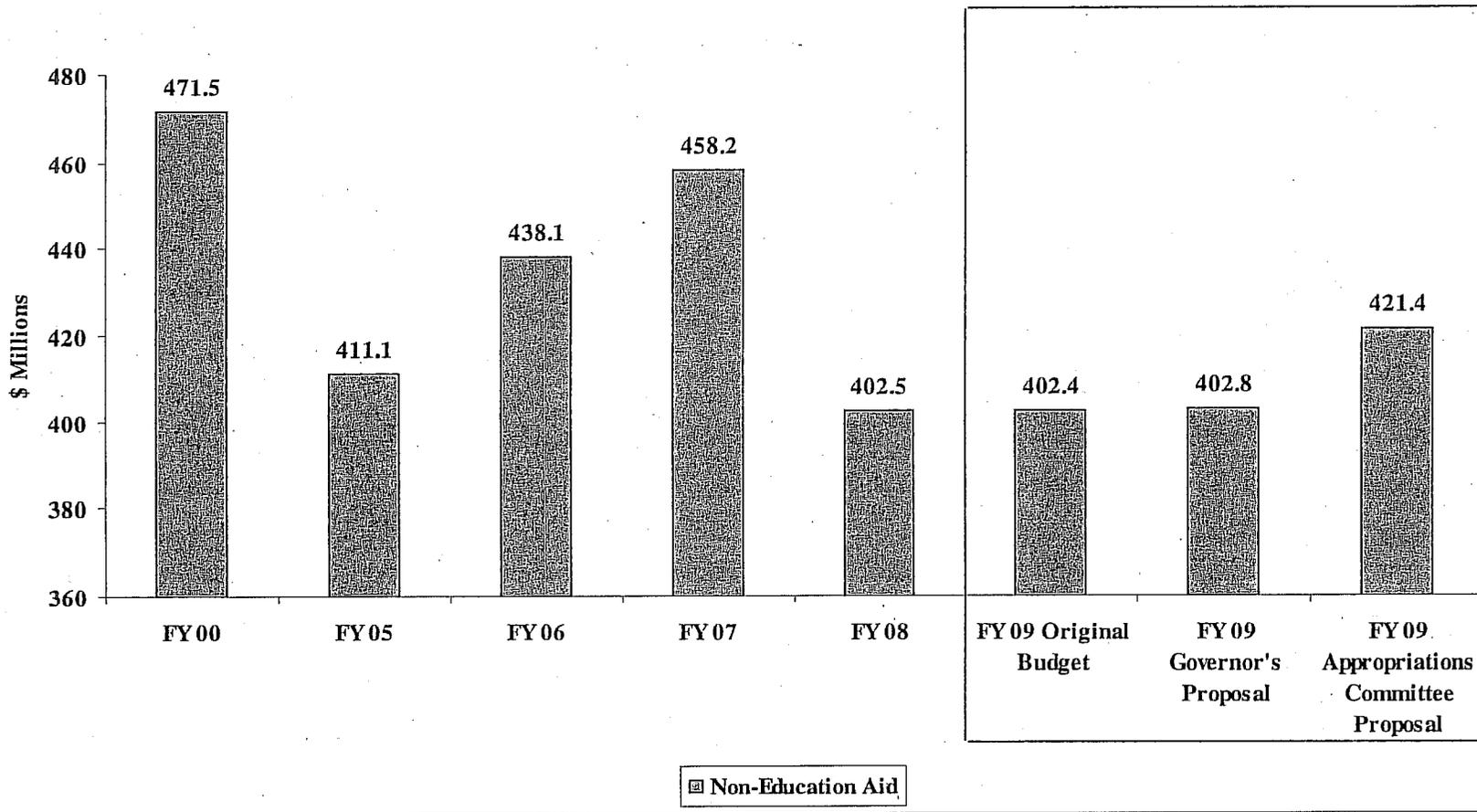
Note: State's share includes grants for operating grant aid, payments into the Teacher's Retirement Fund, other Department of Education costs, and school construction bond authorizations.

* FY 2007 is the latest information available

** Represent CCM Estimates based on budgetary projections

Source: CT Department of Education and CCM, Appropriations Committee's Budget Proposal, March 26, 2008

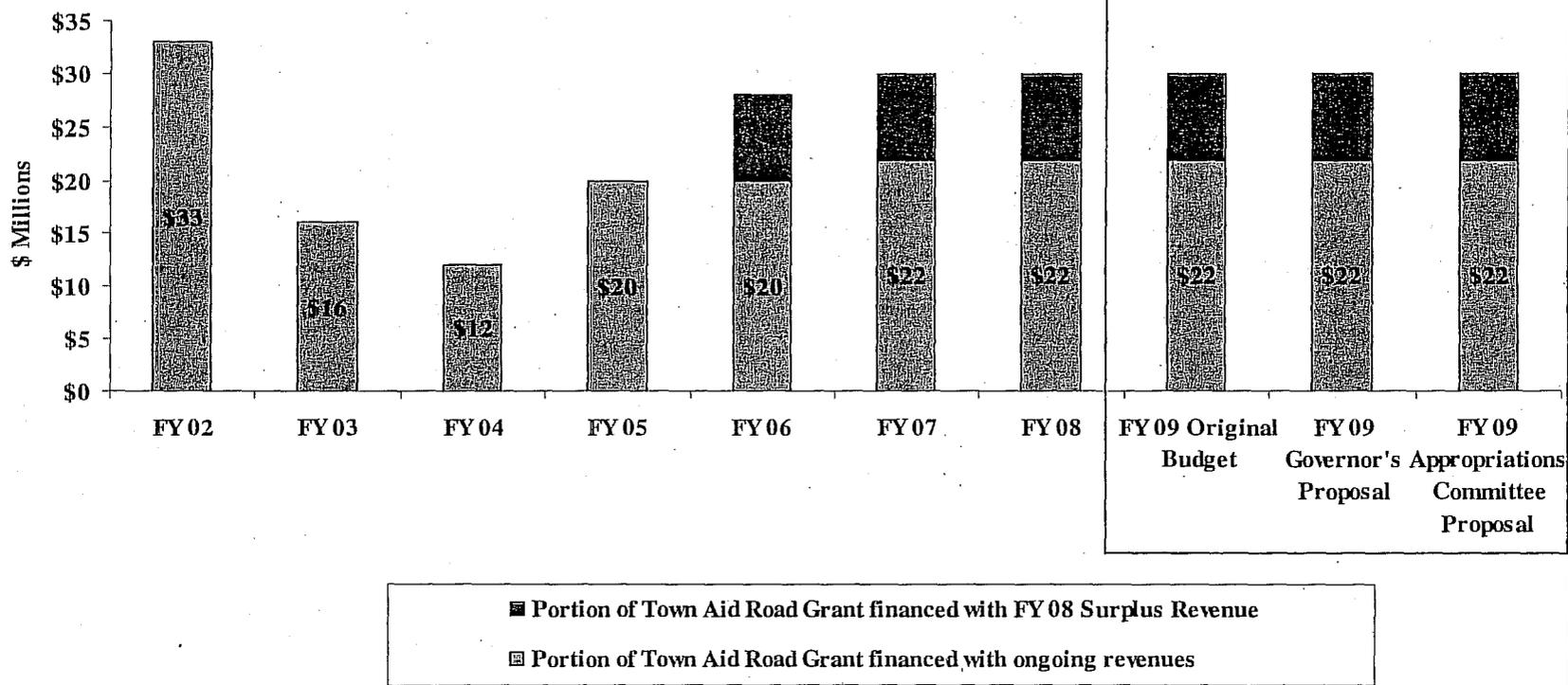
**Non-Education Aid Increases by \$18.9 Million Over the Previous Year,
and \$18.6 Million Over the Governor's Proposal**



* Excludes PILOT Machinery/Equipment and Commercial Motor Vehicles, which is reimbursement for an expended state-mandated tax exemption, and is thus, not increased municipal revenue.

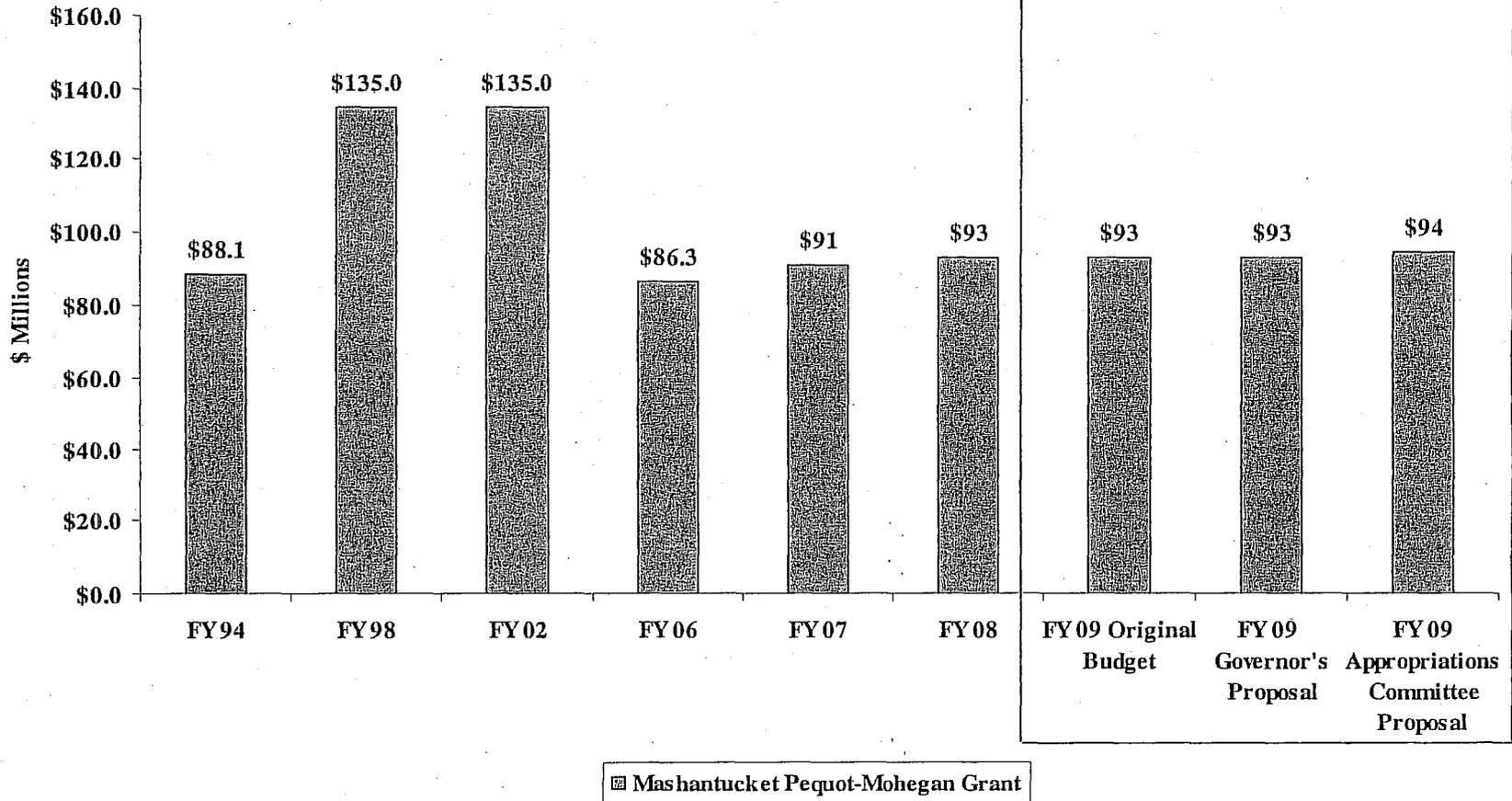
Source: CT Office of Fiscal Analysis, CT Office of Policy and Management and CCM, Appropriations Committee's Budget Proposal, March 26, 2008

Town Aid Road Grant - No Change



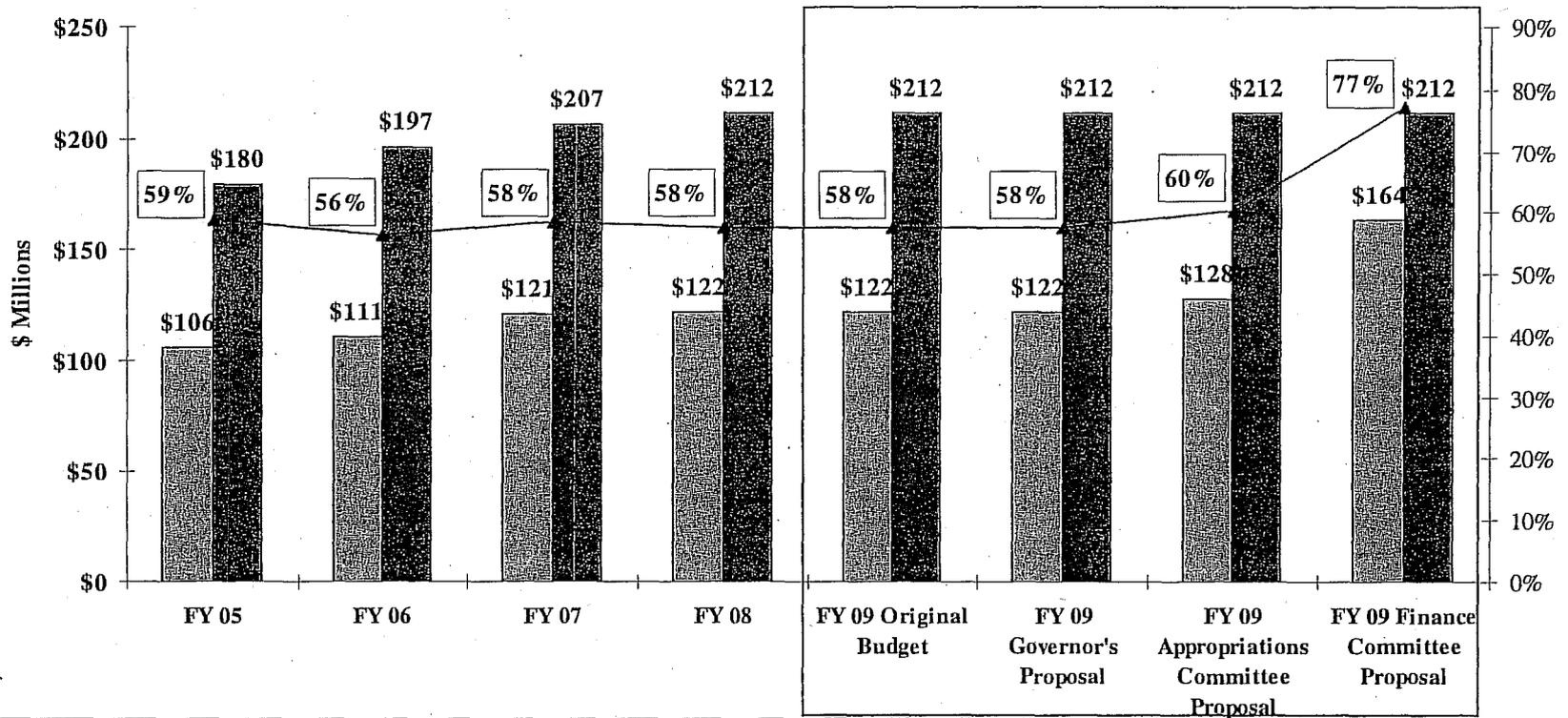
Source: CT Office of Policy and Management Estimates Book and CCM, Appropriations Committee's Budget Proposal, March 26, 2008

Mashantucket Pequot-Mohegan Grant Increases by \$1.44 Million Over the Previous Year, and \$1.44 Million Over the Governor's Proposal



Source: CT Office of Policy and Management and CCM, Appropriations Committee's Budget Proposal, March 26, 2008

PILOT: Private College and Hospital Property Increases by \$42 Million Over the Previous Year, and \$42 Million Over the Governor's Proposal



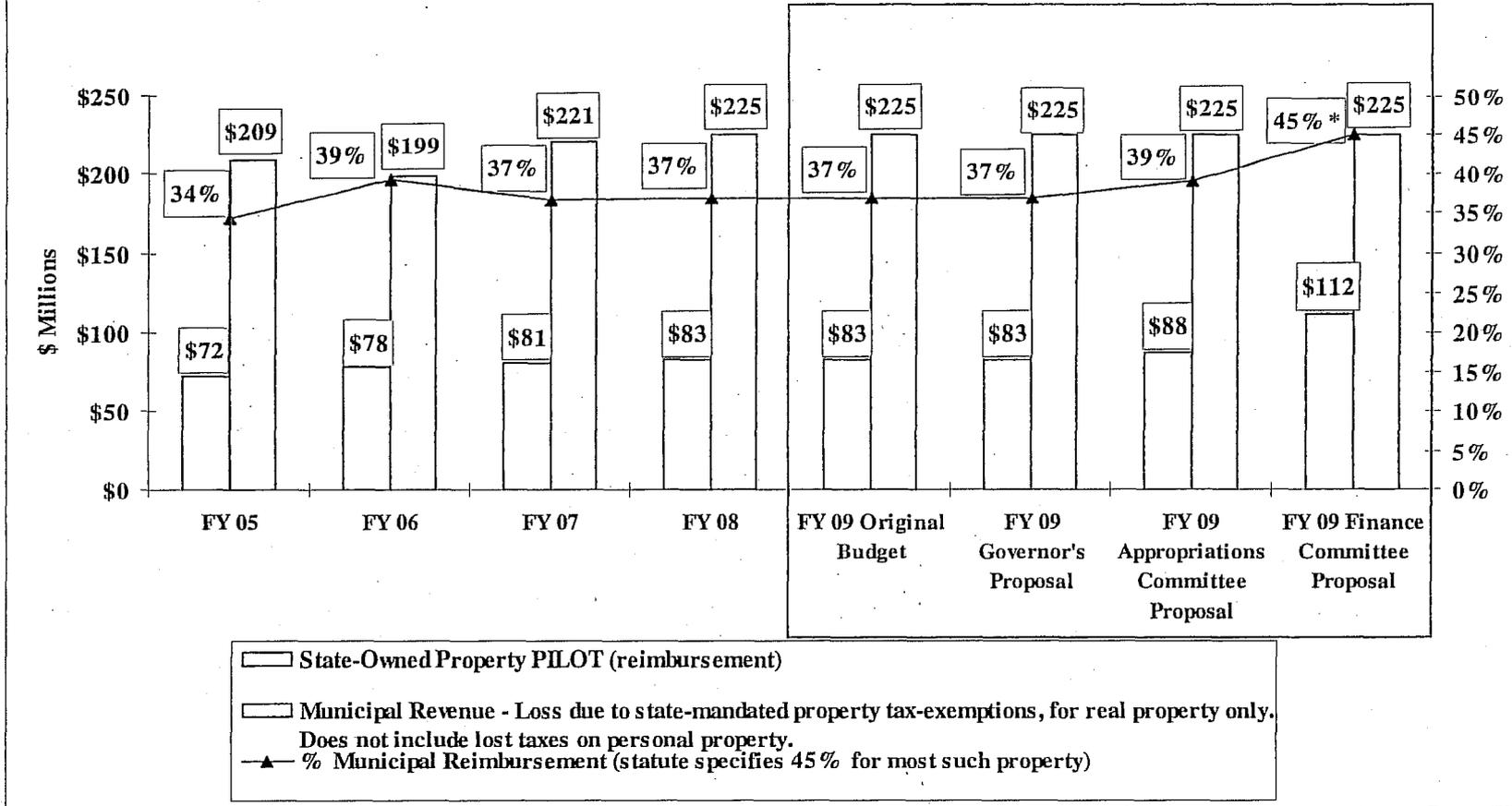
State PILOT (reimbursement)

Municipal Revenue - Loss due to state-mandated property tax-exemptions, for real estate property only. Does not include lost taxes on personal property.

% Municipal Reimbursement (statute specifies 77% for most such property)

Sources: CT Office of Policy and Management Estimates Book and CCM, Appropriations and Finance Committees' Budget Proposals, April 2, 2008.

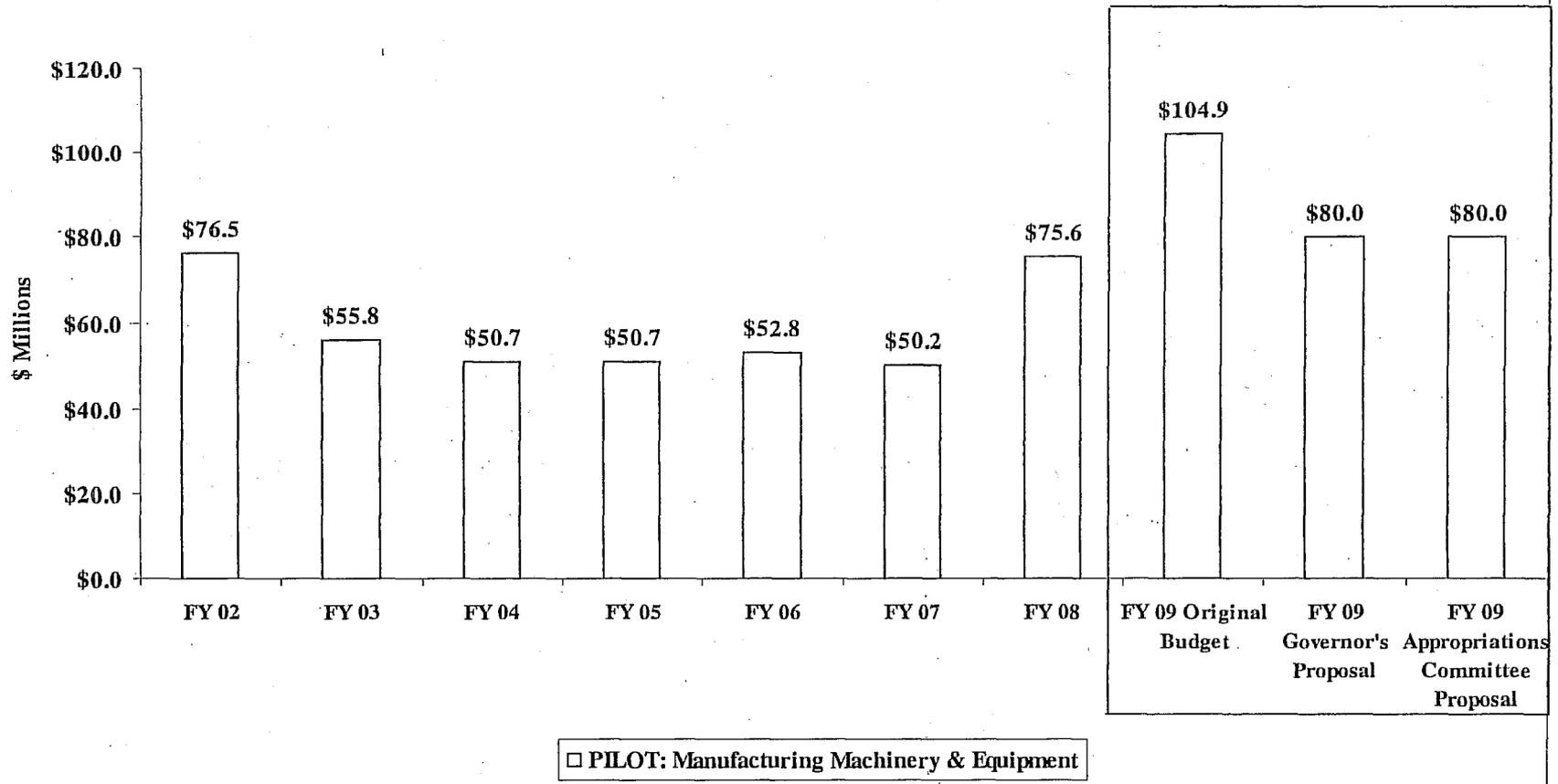
PILOT: State-Owned Property Increases by \$29 Million Over Previous Year, and \$29 Million Over the Governor's Proposal



Source: CT Office of Policy and Management Estimates Book and CCM, Appropriations and Finance Committees' Budget Proposals, April 2, 2008.

*Note: The Finance Committee recommended that PILOT: State Owned Property be funded at the statutory level of 45% of lost tax revenue for most state properties, 65% of lost tax revenue for the Connecticut Valley Hospital, and 100% of lost tax revenue for specified state prison facilities, as defined by state statute.

**PILOT: Manufacturing Machinery & Equipment -
Reduced by 24% Due to Latest Forecast of Need**



Note: The reimbursement rate is 100% for some equipment, but 80% for others, depending on the age of the equipment and when it became exempt from property taxation. A reduction of \$24.9 million below what the biennial budget had previously appropriated for FY 08-09. However, budget documents indicate that this change "does not reduce municipal entitlements. Grantees will receive the full PILOT for which they are eligible in FY 08-09".

Source: CT Office of Fiscal Analysis Budget Book and CCM, Appropriations Committee's Budget Proposal, March 26, 2008

CCM - Connecticut's Statewide Association of Towns and Cities



The Connecticut Conference of Municipalities (CCM) is Connecticut's statewide association of cities and towns. CCM represents municipalities at the General Assembly, before the state executive branch and regulatory agencies, and in the courts. CCM provides member cities and towns with a wide array of other services, including management assistance, individualized inquiry service, assistance in municipal labor relations, technical assistance and training, policy development, research and analysis, publications, information programs, and service programs such as workers' compensation, liability-automobile-property insurance, risk management, and energy cost-containment. Federal representation is provided by CCM in conjunction with the National League of Cities. CCM was founded in 1966.

CCM is governed by a Board of Directors, elected by the member municipalities, with due consideration given to geographical representation, municipalities of different sizes, and a balance of political parties. Numerous committees of municipal officials participate in the development of CCM policy and programs. CCM has offices in New Haven (the headquarters) and in Hartford.

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THE VOICE OF LOCAL GOVERNMENT

Number 08-38

April 23, 2008



Legislative Update

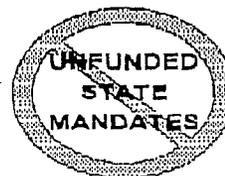


THE VOICE OF LOCAL GOVERNMENT

PLEASE DELIVER IMMEDIATELY TO ALL CCM-MEMBER MAYORS, FIRST SELECTMEN, AND TOWN/CITY MANAGERS

Compromises Reached:

- (1) *Workers' Compensation Mandate — No Longer "Mega"*
- (2) *Municipal Participation in State Health Plan — Voluntary*



Workers' Compensation Presumptions:

As previously reported — CCM staff had been in negotiations with public safety union officials regarding HB 5629, the "Mega-Mandate". A compromise has been reached. As a result, the bill passed the House yesterday and is awaiting approval by the Senate.

HB 5629, as amended and passed by the House, *provides a narrow, rebuttable presumption* for those paid police officers and paid firefighters hired after July 1, 1996, and who suffer a heart attack while on duty.

The bill no longer mandates *costly special benefits for (1) broad types of heart diseases, (2) infectious & contagious diseases, or (3) certain cancers.*

The *compromise bill provides a benefit presumption only for heart attacks* that occur "in training" or "engaged in fire duty at the site of an accident or fire, or other public safety operation" and "within the scope of such member's employment." *The compromise bill also enables towns and cities to rebut* this narrow benefit via a preponderance-of-the-evidence test.

As is customary under these circumstances, but not agreed to by the unions, CCM expects that such unresolved issues as proposed special cancer and infectious and contagious disease benefits, to be off the legislative table for the next two years as legislators want a break from this contentious issue.

Municipal Access to the State Employee Health Plan:

After weeks of negotiations organized by House Majority Leader Chris Donovan, CCM has reached agreement on a proposal that would allow municipalities to participate in the State Employee Health Plan. Initial participation by municipalities will be strictly voluntary...under the agreement such participation will not be subject to negotiation or binding arbitration unless the municipality and unions agree to do so, in writing.

#

If you have any questions regarding this bulletin, please contact Jim Finley, Gian-Carl Casa, Ron Thomas, or Bob Labanara of CCM at (203) 498-3000.

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April 8, 2008

Other Labor-Related Proposals That Would Negatively Impact Local Governments:

➤ **SB 64 (File #55) -- SCARRING AND DISFIGUREMENT**

Would create a new costly workers' compensation mandate by allowing commissioners to grant highly subjective compensation awards for scarring and disfigurement in "any area of the body."

According to OFA: "The bill [SB 64] will result in a cost to the state and municipalities, and is a state mandate on municipalities."

➤ **SB 255 (File #56) -- DISCRETIONARY BENEFITS**

Would extend the maximum number of weeks of additional workers' compensation benefits for partial permanent disabilities a workers' compensation commissioner may award after a claimant has exhausted the statutory schedule for regular benefits.

According to OFA: SB 255 is a "STATE MANDATE" on towns and "The fiscal impact to the entire state workers' compensation program would be substantially greater...Out year costs to the state will increase significantly as state employees receive discretionary benefits for a longer period of time."

➤ **SB 217 (File #68) -- PAID SICK LEAVE**

Among other things, would require towns and cities to provide paid sick leave to all municipal employees -- at a rate of one hour of paid sick leave for every 40 hours worked -- and also mandates that all employees are entitled to carry over unused, accrued paid sick leave from one year to the next. S.B. 217 is problematic -- although it excludes "temporary workers" -- it does not distinguish between part-time, full-time employees, or seasonal employees -- for example, park and recreational camp counselors.

According to OFA: SB 217 would cost towns money and is a "STATE MANDATE" on municipalities.

➤ **SB 486 (File #216) -- FMLA MANDATE**

Would mandate that towns and cities grant certain municipal employees benefits in accordance with the state Family Medical Leave Act (FMLA). Under current law, municipalities already fall under the purview of the federal FMLA. Therefore, HB 486 would unnecessarily subject municipalities to both federal and state FMLA standards for their employees -- thus, creating potential policy conflicts in leave benefits among various employees.

According to OFA: SB 486 is a "STATE MANDATE" on municipalities and would allow "...an employee to take additional unpaid FMLA leave may increase municipal personnel costs."



If you have any questions, please call Bob Labanara or Ron Thomas of CCM, at (203) 498-3000.

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THE VOICE OF LOCAL GOVERNMENT

Item #17

Protecting Connecticut's Homeowners and Families: A Seven-Point Plan for the 2008 General Assembly Session

Property tax relief and reform is an ambitious, comprehensive undertaking. It has been studied to death, and it has been difficult for state policymakers in the "Land of Steady Habits" to come to a consensus about how to best undertake it.

But residents and businesses of Connecticut cannot wait for long-term solutions. They need help paying their property tax bills now – in 2008:

- **Senior citizens**, who have retired on fixed incomes after years of work and productivity, find that the value of their homes drives up their property tax bills -- making it impossible for them to stay in the same houses in which they raised their families and in the communities they helped nurture.
- **Middle-class working people** -- already pinched by high prices for gas and oil, college tuition, health insurance and more -- find that their assessments and property taxes are rising faster than their incomes.
- **Teachers, firefighters and other local government employees** cannot afford to live in the communities in which they work. Housing prices are one factor; high property taxes are another.
- **Children entering the workforce** cannot afford to live in their hometowns or the state. Again, too high property taxes are an important factor contributing to this diaspora.
- **Lower-income families**, including thousands who have been victimized by sub-prime mortgage schemes, find themselves in towns and cities with high service demands and sky-high property taxes and a lack of affordable housing.
- **Small business owners** find that their biggest tax liability, the property tax, rises each year along with the other costs of doing business in Connecticut.

Although the 2008 General Assembly session is a "short" one, there is a need for immediate action to provide property tax relief. The short session should not be an excuse to postpone action for another year.

CCM proposes a seven-point plan that can be enacted in 2008. It would keep pressure off of residential and business property taxpayers while Connecticut debates longer-term state-local tax reform. Our citizens and businesses are crying out for help – the time to act is today, not tomorrow.

CCM's Seven-Point Plan:

◆ Direct Aid to Homeowners

Establish pilot (demonstration) programs in our most-distressed towns and cities that provide direct relief to low- and moderate-income homeowners. This could be done, for example, through a **Homestead Exemption or Property Tax Circuit-Breaker**.

Such direct aid could be expanded statewide to eligible homeowners by FY 11.

◆ Increase Aid for Pre K-12 Education

Education costs are responsible, on average, for 67% of municipal budgets statewide.

Build on the increases made last year to greatly increase the State's share of education costs (through ECS, Special Education, categorical and other grants). The State's share of such costs is scheduled to decline from 43.1% this year to 41% next year unless funding is increased.

Specifically, implement the remainder of the recommendations of the Governor's Task Force on Education Funding. **Provide, and commit to, a clear timetable for fully funding the ECS grant for all municipalities, and reduce the special education excess cost reimbursement threshold from 4 1/2 times to 3 times each district's average per-pupil expenditure.**

◆ Increase Aid to Municipal General Governments

Some grants, such as the **Pequot-Mohegan grant** and **Town Aid Roads**, have never fully recovered from the massive mid-year cuts in 2003. Funding should be returned to at least pre-2003 levels, adjusted for inflation.

Several state programs reimburse municipalities for state-mandated property tax exemptions. But funding for these programs for payments-in-lieu-of-taxes (PILOTs) has not kept pace with the need nor the statutory commitment.

- The **PILOT for Private Colleges and Hospitals** will, under the biennial budget, reimburse towns for just 52% of lost taxes. That's down from 55% this year, and far off the statutory commitment of 77%.
- The **PILOT for State Property** will reimburse affected municipalities for 33% of lost real estate taxes next year under the biennial budget, down from 35% this year, and well below the statutory commitment of 45%.
- The **PILOT and Tax Abatement programs for low-income housing** were eliminated in the biennial budget and should be restored.

Funding for PILOT programs should be restored at least to their statutory levels this legislative session, with the goal of full funding by FY 11.

◆ **Make Permanent the Present Rates of the Real Estate Conveyance Tax**

Unless legislation is passed, municipalities stand to lose up to \$40 million in revenue now being raised by the real estate conveyance tax – the only non-property tax towns and cities can levy.

◆ **Enact Mandates Reform**

Governor Rell has proposed a strong and much-needed mandates reform package that could help reduce many of the cost drivers at the local level – and only one of them would have any cost to the State. They can all be enacted this year. Her proposals would:

- **Enact a statutory prohibition against new unfunded mandates unless there is a 2/3 vote of the General Assembly.**
- **Increase prevailing wage thresholds** from \$400,000 to \$1 million for new construction, and from \$100,000 to \$500,000 for repairs or alterations, with the amounts indexed to inflation and adjusted annually.
- **Amend the Teacher Negotiation Act so that stipulated agreements (agreements voluntarily reached between school boards and teachers union within the arbitration process) go to local legislative bodies where they can be rejected by a 2/3 vote. In regional school districts it would be by a 2/3 vote of the legislative bodies in each town.**
- **Eliminate municipal responsibility to remove and store possessions of evicted tenants – this responsibility would be shifted to state marshals.**
- **Allow municipalities and their boards and commissions with websites to post certain notices on-line rather than in newspapers.**

◆ **Increase Financial and Technical Incentives for Regional Cooperation and Coordination**

Long-term efforts at property tax relief and reform must include ways to make government more efficient and harness the strength of regions to solve problems rather than leaving each municipality to their own devices. In 2008 the State could:

- **Increase staffing and other resources to the new state Office of Responsible Growth so that it can fulfill its mission to (a) provide needed technical and financial assistance to towns and cities and regions, and (b) facilitate smarter land use decision-making in our state.**
- **Create incentives for the voluntary establishment of newly empowered councils of government (COGs) in each of the 15 planning regions so that municipal CEOs in each region meet, on a regular basis, to discuss and act on**

issues of mutual concern – including economic development, land-use planning and joint service delivery.

- Enable such COGs to (a) more easily **share the property tax benefits of economic development** in order to encourage cooperation and responsible growth, (b) **share a portion of state sales tax** and other revenues collected within a region, and (c) exercise other powers that **encourage intermunicipal cooperation, decision-making and regional success.**
- Create a state incentive program to help pay for **one-time capital expenditures for equipment for joint municipal undertakings.**
- Continue and increase funding for the **Regional Incentive Performance Grant.** Governor Rell has proposed \$5 million in new funding for this popular program.
- **Authorize COGs to (a) bond for capital projects** that would benefit the entire region, (b) **work jointly on planning and zoning issues, and make regional land-use decisions,** and (c) **negotiate master contracts** for the teachers and municipal employees within the regions with local approval.

◆ **Improve Connecticut's Policy Development Capabilities**

The State this year should (i) work to improve government efficiency by creating a **State Data Council** to integrate state and municipal information databases for policy development and other purposes, and (ii) implement a **Tax Incidence Study** so that policymakers can learn the impacts on communities, individuals and businesses of proposed changes to the state-local tax system.

For more information, please contact Jim Finley, Jr. or Gian-Carl Casa of CCM at (203) 498-3000.



Item #18

April 16, 2008

Support Full Statutory Funding of PILOT Grants

Towns and cities need your help. The upcoming municipal budget season promises to be extremely difficult – steep property tax increases, deep service cuts, even painful employee lay-offs.

One important way the State can help is by funding PILOT reimbursements for property the state has mandated to be exempt from property taxes – such as state property and the property of private, non-profit colleges and hospitals.

HB 5844, favorably reported by the Finance Committee, calls for funding PILOT reimbursements at their full statutory levels (77% for colleges and hospitals, 45% for state property).

A delivery tax is not necessary to fully fund the PILOTs.

According to the Office of Fiscal Analysis, **\$60 million is needed** to fund both grants at their statutory levels. HB 5844 provides that **\$40 million of that come from the state's "abandoned property" fund.** An additional \$10 million may also be available from that fund, meaning that **the State would need to find another \$10 million (\$20 million at most)** in an \$18 billion budget to reach the full statutory funding goals.

Remember:

- ✓ The Appropriations Committee budget is \$110 million below the budget proposed by the Governor in February.
- ✓ PILOTs are payments-in-lieu-of-taxes for property mandated by the State to be exempt from property taxes. They are a form of mandates relief.
- ✓ According to a 2006 study by the Program Review and Investigations Committee as much as 16% (\$42 billion) of the statewide grand list is mandated to be exempt.
- ✓ PILOTs only reimburse towns for lost real estate property taxes. Municipalities get nothing for the tax-exempt personal property of these institutions.

See the attached for a town by town listing of what municipalities would receive under full statutory funding of the PILOTs as proposed by the Finance Committee.

The keys to property tax relief in the 2008 session include full statutory funding of PILOTs, as well as maintaining and increasing municipal aid levels recommended in the Appropriations Committee budget (including Town Aid Roads).

We urge your support for full statutory funding of PILOT reimbursements.

** ** *

PILOT: Colleges & Hospitals and PILOT: State-Owned Property Combined Town-by-Town Estimates

Municipality	Combined Current Year FY 07-08	Combined Adopted Biennial Budget FY 08-09	Combined Appropriations Committee Proposal FY 08-09	Combined Finance Committee Proposal FY 08-09	Difference: Combined Finance Committee FY 08-09 over Current Year		Difference: Combined Finance Committee FY 08- 09 over Combined Adopted Biennial Budget FY 08-09	Combined Finance Committee FY 08-09 over Appropriations Committee Proposal FY 08-09
					FY 08-09 over Current Year	FY 07-08		
Andover	42,395	30,607	32,453	41,367	(1,028)	10,760	8,914	
Ansonia	90,718	78,079	82,788	105,527	14,809	27,448	22,739	
Ashford	6,866	6,977	7,398	9,430	2,564	2,453	2,032	
Avon	79,704	81,229	85,906	109,527	29,823	28,298	23,621	
Barkhamsted	16,579	16,485	17,479	22,280	5,701	5,795	4,801	
Beacon Falls	67,666	58,257	61,771	78,737	11,071	20,480	16,966	
Berlin	21,050	20,946	22,209	28,309	7,259	7,363	6,100	
Bethany	66,678	68,192	71,798	91,578	24,900	23,386	19,780	
Bethel	54,126	53,945	56,711	72,345	18,219	18,400	15,634	
Bethlehem	1,393	1,463	1,551	1,977	584	514	426	
Bloomfield	291,230	300,558	314,752	401,667	110,438	101,109	86,915	
Bolton	40,470	40,863	43,327	55,228	14,758	14,365	11,901	
Bozrah	5,546	5,518	5,851	7,458	1,912	1,940	1,607	
Branford	188,649	189,913	194,906	248,719	60,070	58,806	53,813	
Bridgeport	14,486,720	13,888,323	14,499,975	18,509,255	4,022,535	4,620,932	4,009,280	
Bridgewater	874	1,941	2,058	2,623	1,749	682	565	
Bristol	985,444	975,454	1,016,192	1,297,438	311,993	321,983	281,246	
Brookfield	36,019	39,584	41,972	53,500	17,481	13,916	11,528	
Brooklyn	198,375	203,898	216,195	275,577	77,202	71,679	59,382	
Burlington	54,442	54,172	57,439	73,216	18,774	19,044	15,777	
Canaan	118,728	119,315	126,462	161,203	42,475	41,888	34,741	
Canterbury	11,496	13,593	14,413	18,372	6,876	4,779	3,959	
Canton	13,405	13,804	14,637	18,657	5,252	4,853	4,020	
Chaplin	81,349	84,723	89,832	114,506	33,157	29,783	24,674	
Cheshire	2,651,577	2,675,810	2,833,441	3,612,135	960,558	936,325	778,694	
Chester	13,899	14,363	15,229	19,412	5,513	5,049	4,183	
Clinton	41,536	42,789	45,369	57,831	16,295	15,042	12,462	

PILOT: Colleges & Hospitals and PILOT: State-Owned Property Combined Town-by-Town Estimates

Municipality	Combined Current Year FY 07-08	Combined Adopted Biennial Budget FY 08-09	Combined Appropriations Committee Proposal FY 08-09	Combined Finance Committee Proposal FY 08-09	Difference: Combined Finance Committee		Difference: Combined Finance Committee FY 08-09 over Current Adopted Biennial Budget FY 08-09	Combined Finance Committee FY 08-09 over Appropriations Committee Proposal FY 08-09
					FY 08-09 over Current Year FY 07-08	FY 08-09		
Colchester	65,612	62,344	66,104	84,260	18,648	21,916	18,156	
Colebrook	3,510	3,492	3,703	4,720	1,210	1,228	1,017	
Columbia	10,975	10,153	10,632	13,552	2,577	3,399	2,920	
Cornwall	22,557	55,037	58,356	74,385	51,828	19,348	16,029	
Coventry	59,147	59,294	62,870	80,138	20,991	20,844	17,268	
Cromwell	147,386	142,225	148,170	189,178	41,791	46,953	41,008	
Danbury	3,036,801	3,264,455	3,437,386	4,384,343	1,347,542	1,119,888	946,957	
Darien	29,910	72,411	76,684	97,866	67,956	25,455	21,182	
Deep River	12,683	12,924	13,703	17,467	4,784	4,543	3,764	
Derby	1,340,794	1,377,408	1,435,682	1,832,938	492,144	455,530	397,256	
Durham	23,433	29,944	31,749	40,470	17,037	10,526	8,721	
Eastford	10,107	10,057	10,663	13,592	3,485	3,535	2,929	
East Granby	681,166	705,502	748,050	953,515	272,349	248,013	205,465	
East Haddam	22,377	22,716	24,086	30,701	8,324	7,985	6,615	
East Hampton	137,774	142,090	150,660	192,041	54,267	49,951	41,381	
East Hartford	1,096,928	908,768	963,358	1,227,986	131,058	319,218	264,628	
East Haven	379,079	289,217	306,659	390,888	11,809	101,671	84,229	
East Lyme	1,267,595	1,019,235	1,279,429	1,631,453	363,858	612,218	352,024	
Easton	59,688	74,282	78,762	100,395	40,707	26,113	21,633	
East Windsor	104,260	104,112	110,391	140,712	36,452	36,600	30,321	
Ellington	7,689	7,713	8,179	10,425	2,736	2,712	2,246	
Enfield	1,762,570	1,438,580	1,524,268	1,943,061	180,491	504,480	418,793	
Essex	21,977	22,545	23,619	30,140	8,163	7,595	6,521	
Fairfield	2,907,895	2,958,347	3,077,978	3,930,321	1,022,426	971,974	852,343	
Farmington	3,116,619	3,186,937	3,378,407	4,306,431	1,189,812	1,119,494	928,024	
Franklin	19,300	18,627	19,750	25,175	5,875	6,548	5,425	
Glastonbury	63,547	66,286	70,283	89,588	26,041	23,302	19,305	
Goshen	25,525	19,379	20,548	26,192	667	6,813	5,644	
Granby	18,248	18,839	19,975	25,461	7,213	6,623	5,486	
Greenwich	1,134,562	1,007,373	1,048,494	1,338,793	204,231	331,420	290,299	
Griswold	52,406	53,451	56,674	72,241	19,835	18,790	15,567	
Groton	1,787,876	1,527,162	2,217,977	2,828,703	1,040,827	1,301,541	610,726	
Guilford	41,295	42,430	44,482	56,759	15,464	14,329	12,277	
Haddam	163,045	162,236	172,021	219,269	56,224	57,033	47,248	
Hamden	2,487,629	2,824,150	2,949,916	3,765,410	1,277,780	941,259	815,494	
Hampton	43,466	42,963	45,554	58,066	14,600	15,103	12,512	

PILOT: Colleges & Hospitals and PILOT: State-Owned Property Combined Town-by-Town Estimates

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					FY 08-09 over Current Year	FY 07-08		
Hartford	32,368,688	34,618,605	36,227,949	46,234,935		13,866,247	11,616,330	10,006,986
Hartland	145,002	151,073	160,184	204,181		59,179	53,108	43,997
Harwinton	7,841	8,084	8,572	10,926		3,085	2,842	2,354
Hebron	15,565	16,418	17,408	22,190		6,625	5,772	4,782
Kent	116,046	123,418	130,862	166,805		50,759	43,387	35,943
Killingly	259,920	324,786	344,373	438,961		179,041	114,175	94,588
Killingworth	151,815	150,121	159,175	202,895		51,080	52,774	43,720
Lebanon	39,420	42,360	44,914	57,251		17,831	14,891	12,337
Ledyard	75,184	75,009	79,533	101,378		26,194	26,369	21,845
Lisbon	5,514	8,836	9,369	11,942		6,428	3,106	2,573
Litchfield	122,283	127,239	134,912	171,968		49,685	44,730	37,056
Lyme	22,697	22,988	24,369	31,063		8,366	8,075	6,694
Madison	562,914	587,020	622,423	793,382		230,468	206,362	170,959
Manchester	1,897,832	1,927,247	2,023,764	2,581,947		684,115	654,700	558,183
Mansfield	8,020,784	8,368,470	8,873,161	11,310,327		3,289,543	2,941,857	2,437,166
Marlborough	27,387	28,278	29,927	38,154		10,767	9,876	8,227
Meriden	1,992,853	1,300,670	1,363,256	1,739,566		(253,287)	438,896	376,310
Middlebury	6,385	12,186	12,921	16,470		10,085	4,284	3,549
Middlefield	13,418	12,435	13,185	16,806		3,388	4,371	3,621
Middletown	9,398,866	9,159,487	9,590,277	12,238,735		2,839,870	3,079,249	2,648,458
Milford	1,044,853	1,160,301	1,219,801	1,556,074		511,221	395,773	336,273
Monroe	10,912	11,416	12,104	15,429		4,517	4,013	3,325
Montville	1,282,867	806,911	855,575	1,090,573		(192,294)	283,662	234,998
Morris	26,206	25,713	27,264	34,752		8,546	9,039	7,488
Naugatuck	68,926	73,003	77,406	98,667		29,741	25,664	21,261
New Britain	8,021,823	7,807,543	8,206,555	10,469,089		2,447,266	2,661,546	2,262,534
New Canaan	51,461	53,000	56,196	71,631		20,170	18,631	15,435
New Fairfield	19,653	19,814	21,009	26,779		7,126	6,965	5,770
New Hartford	19,228	20,093	21,305	27,157		7,929	7,064	5,852
New Haven	43,536,062	42,025,630	43,808,562	55,929,865		12,393,802	13,904,235	12,121,303
Newington	1,495,975	1,748,934	2,009,296	2,563,831		1,067,856	814,897	554,535
New London	6,555,989	6,509,176	6,738,987	8,604,313		2,048,324	2,095,137	1,865,326
New Milford	266,241	272,053	284,065	362,606		96,365	90,553	78,541
Newtown	1,050,821	1,084,279	1,149,670	1,465,447		414,626	381,168	315,777
Norfolk	81,083	81,811	85,723	109,389		28,306	27,578	23,666
North Branford	9,495	7,842	8,284	10,563		1,068	2,721	2,279

PILOT: Colleges & Hospitals and PILOT: State-Owned Property Combined Town-by-Town Estimates

Municipality	Combined Current Year FY 07-08	Combined Adopted Biennial Budget FY 08-09	Combined Appropriations Committee Proposal FY 08-09	Combined Finance Committee Proposal FY 08-09	Difference: Combined Finance Committee FY 08-09 over Current Year		Difference: Combined Finance Committee FY 08- 09 over Combined Adopted Biennial Budget FY 08-09		Combined Finance Committee FY 08-09 over Appropriations Committee Proposal FY 08-09
					FY 08-09 over Current Year	FY 07-08	FY 08-09 over Combined Adopted Biennial Budget FY 08-09	FY 08-09	
North Canaan	26,640	27,131	28,768	36,669	10,029		9,538	7,901	
North Haven	143,622	128,583	136,338	173,785	30,163		45,202	37,447	
North Stonington	28,643	28,501	30,220	38,520	9,877		10,019	8,300	
Norwalk	1,327,142	1,652,492	1,726,422	2,203,644	876,502		551,152	477,222	
Norwich	1,544,061	1,703,580	1,783,913	2,276,535	732,474		572,955	492,622	
Old Lyme	87,074	87,219	91,512	116,761	29,687		29,542	25,249	
Old Saybrook	63,955	66,534	70,547	89,924	25,969		23,390	19,377	
Orange	21,364	21,764	23,036	29,368	8,004		7,604	6,332	
Oxford	208,824	207,787	220,172	280,646	71,823		72,859	60,474	
Plainfield	58,257	60,493	64,043	81,645	23,388		21,152	17,602	
Plainville	451	486	515	657	206		171	142	
Plymouth	13,170	16,770	17,782	22,666	9,496		5,896	4,884	
Pomfret	35,638	36,881	39,105	49,846	14,208		12,965	10,741	
Portland	30,750	28,875	30,617	39,026	8,276		10,151	8,409	
Preston	265,738	264,318	280,259	357,237	91,499		92,919	76,978	
Prospect	2,707	2,752	2,918	3,720	1,013		968	802	
Putnam	297,734	308,857	322,181	411,298	113,564		102,441	89,117	
Redding	154,977	154,208	163,508	208,418	53,441		54,210	44,910	
Ridgefield	184,497	188,431	199,795	254,672	70,175		66,241	54,877	
Rocky Hill	623,268	697,070	739,109	942,118	318,850		245,048	203,009	
Roxbury	5,618	5,590	5,927	7,555	1,937		1,965	1,628	
Salem	60,223	68,828	72,979	93,024	32,801		24,196	20,045	
Salisbury	10,396	10,582	11,220	14,302	3,906		3,720	3,082	
Scotland	24,105	23,985	25,432	32,417	8,312		8,432	6,985	
Seymour	28,762	29,646	31,434	40,068	11,306		10,422	8,634	
Sharon	20,707	20,604	21,846	27,847	7,140		7,243	6,001	
Shelton	19,249	19,743	20,933	26,683	7,434		6,940	5,750	
Sherman	25	25	27	34	9		9	7	
Simsbury	84,379	86,295	91,499	116,631	32,252		30,336	25,132	
Somers	1,723,880	1,760,230	1,866,387	2,379,022	655,142		618,792	512,635	
Southbury	391,768	394,485	418,275	533,162	141,394		138,677	114,887	
Southington	223,367	230,473	240,640	307,175	83,808		76,703	66,535	
South Windsor	11,514	12,109	12,839	16,366	4,852		4,257	3,527	
Sprague	15,162	16,706	17,714	22,579	7,417		5,873	4,865	
Stafford	343,305	335,372	349,512	446,228	102,923		110,856	96,716	
Stamford	5,228,156	4,442,683	4,657,215	5,942,690	714,534		1,500,007	1,285,475	

Sources: CT OPM Estimates Book, Adopted Biennial Budget FY 08-09, Appropriations Committee Proposal, CT OFA and CCM. Estimates subject to change.

CCM 4/08

PILOT: Colleges & Hospitals and PILOT: State-Owned Property Combined Town-by-Town Estimates

Municipality	Combined Current Year FY 07-08	Combined Adopted Biennial Budget FY 08-09	Combined Appropriations Committee Proposal FY 08-09	Combined Finance Committee Proposal FY 08-09	Difference: Combined Finance Committee		Difference: Combined Finance Committee FY 08-09 over Current		Difference: Combined Finance Committee FY 08-09 over Current				
					FY 08-09 over Current	FY 07-08	FY 08-09 over Current	FY 08-09 over Current					
Sterling	6,570	6,689	7,093	9,041	2,471								
Stonington	24,940	25,839	27,398	34,923	9,983								
Stratford	302,039	314,176	333,123	424,621	122,582								
Suffield	2,805,987	2,908,859	3,084,288	3,931,441	1,125,454								
Thomaston	40,175	36,373	38,566	49,159	8,984								
Thompson	9,322	12,229	12,947	16,506	7,184								
Tolland	65,668	65,342	69,283	88,313	22,645								
Torrington	705,463	687,008	719,790	918,511	213,049								
Trumbull	98,835	102,250	108,417	138,195	39,360								
Union	33,485	36,117	38,295	48,814	15,329								
Vernon	933,342	777,518	814,738	1,039,659	106,317								
Voluntown	195,907	206,503	215,339	274,622	78,714								
Wallingford	483,829	490,510	511,405	652,894	169,065								
Warren	29,885	29,773	31,569	40,240	10,355								
Washington	13,855	14,361	15,227	19,409	5,554								
Waterbury	12,738,746	12,504,001	13,093,486	16,709,227	3,970,482								
Waterford	444,871	468,475	495,716	631,992	187,121								
Watertown	23,486	23,370	24,779	31,585	8,099								
Westbrook	52,798	120,022	127,261	162,215	109,417								
West Hartford	1,810,038	2,209,479	2,307,510	2,945,455	1,135,417								
West Haven	1,561,588	2,034,647	2,455,408	3,135,405	1,573,817								
Weston	4,347	4,448	4,716	6,011	1,664								
Westport	751,989	792,103	839,873	1,070,559	318,570								
Wethersfield	232,840	235,292	249,482	318,007	85,167								
Willington	47,758	47,911	50,801	64,754	16,996								
Wilton	91,172	93,892	99,555	126,899	35,727								
Winchester	249,742	251,971	264,721	337,719	87,977								
Windham	3,599,952	4,054,998	4,279,551	5,457,359	1,857,407								
Windsor	79,212	77,546	82,223	104,807	25,595								
Windsor Locks	3,682,362	3,700,820	3,923,747	5,001,472	1,319,110								
Wolcott	4,156	2,730	2,895	3,690	(466)								
Woodbridge	26,770	27,658	29,241	37,283	10,512								
Woodbury	289	302	320	408	119								
Woodstock	17,663	18,272	19,374	24,695	7,032								

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the Chronicle, Willimantic, Conn., Friday, April 18, 2008 3

Budget meeting flap not really about cash

By ZACHARY JANOWSKI
Chronicle Staff Writer

MANSFIELD — The budget hearing Thursday did not prompt much community input, but ended with council members in a spat over how to respect town staff — and each other.

After a short discussion about council members and residents showing respect to town staff, council member Helen Koehn challenged Mayor Elizabeth Paterson on her behavior at public meetings.

Paterson told council members to avoid disrespect.

"Does that include rolling your eyes?" Koehn asked.

Paterson replied that it did.

"I can't tell you the number of people who have told me, about you in particular, rolling your eyes when I make a comment," Koehn said. "I have talked to you about this in private before and, since you brought it up, I want to talk about it in public."

The discussion about respect began after Town Manager Matthew Hart read a statement to show his concern about a trend away from Mansfield's "traditions of civility and respect."

"Over the past several months, however, I have witnessed at town council meetings a pattern of derogatory treatment toward staff, particularly by a limited number of residents," Hart said.

Hart explained it is appropriate for the council and citizens "to provide constructive criticism and to push staff and myself to reach our many goals and objectives."

He contrasted valid criticism and disagreement with inappropriate criticism of town employees, "as incompetent or unethical, or to otherwise treat them in a deroga-

tory manner."

Hart said this morning some residents don't get the answer they want, and interpret that as not getting an answer.

"I'm not asking that the council and the public treat us with kid gloves," he added.

Hart said if a resident has a criticism of a particular employee, he should contact his office directly.

The proposed town/school budget of \$43.74 million, which did not attract much attention Thursday, includes the board of education budget and the town's contribution to Regional School District 19.

If the budget is approved, the mill rate will increase 1.42 to 25.29 mills. Taxes on a home assessed at \$200,000 will go up \$284, if the proposed budget is approved.

These figures include a \$335,000 reduction made by the board of education at the request of the town manager.

This holds its budget to a 5.5-percent increase over last year.

The originally proposed budget totaled \$44.075 million with an anticipated mill rate of 25.65, a 1.78-mill increase.

The town council will adopt a budget at its meeting Monday or Wednesday, if needed, at 6 p.m. in the council chambers of the Audrey P. Beck Municipal Building.

There will be a public information session on the budget May 7 at the Mansfield Public Library at 7 p.m. and then a town meeting May 13 at Mansfield Middle School at 7 p.m.

The budget could go to referendum under the new charter if a petition gathers enough signatures.

PAGE
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Draft UConn academic plan aims to improve school ^{4/16}

By ZACHARY JANOWSKI
Chronicle Staff Writer

STORRS — The University of Connecticut unveiled a draft version of its five-year academic plan to the board of trustees Tuesday, expressing hope the plan's execution would move UConn into the top-20 public research universities in the country.

The plan outlines three themes: "Our World," "Our People" and "Our Future" that will guide how the university completes the six stated goals in the plan.

The "Our World" theme focuses on environmental and international concerns. "Our People" focuses on health care and human behavior and "Our Future" emphasizes

the development of new products and opportunities to contribute to economic growth.

Provost Peter Nicholls said UConn is right to embrace trends toward environmentalism, internationalism and interdisciplinary research. He said the practice of combining multiple academic disciplines is the only way to use research to improve people's lives.

"I don't think it's really right to characterize these sorts of things as fads," Nicholls added.

The goals are to:

- Improve undergraduate education.
- Develop graduate programs.
- Enhance research and creative

activity.

- Increase diversity.
- Engage the public.
- Align administration, budgets and infrastructure to accomplish academic calls.

The plan outlines strategies to accomplish each of these goals.

For example, the university plans to improve its undergraduate program by promoting interdisciplinary learning and adding international and cross-cultural learning opportunities.

The final section of the plan lays out how UConn will evaluate its progress toward each of its goals.

Nicholls said the administration would collect input from board members, as well as faculty, staff and students, and then present a revised draft for trustee approval in August.

UConn will distinguish itself from other public universities by the areas it places emphasis

Nicholls said this morning.

"There's going to be a lot of similarity," Nicholls explained.

He said UConn has strength in the areas of health and human behavior, as an example, that includes biomedical science, the development of products based on medical research and related policy areas.

Nicholls said the draft is of the "overarching" academic plan, which will be supplemented by more specific plans for the schools, colleges and regional campuses.

He said they are being developed currently and will be completed about six months after trustees approve the university-wide plan.

"Of course it's in the schools and colleges and regional campuses that we expect to see a lot of the actions taking place and a lot of the details developed," Nicholls added.

PAGE
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The ghettotizing of a university neighborhood ^{4/22}

By CYNARA STITES

Soon Hunting Lodge Road in Storrs will again be ground zero for rowdy behavior displayed by University of Connecticut students and outsiders on the Thursday and Friday night opening of UConn's annual Spring Weekend. Although Hunting Lodge Road residents endure the brunt of this annual fiasco, residents of other Storrs neighborhoods experience mini-Spring Weekends throughout the year.

Since UConn significantly increased student enrollment but failed to provide sufficient on-campus housing for undergraduates, opportunistic investors have bought up single-family houses in Storrs residential neighborhoods to provide off-campus rental housing to UConn undergraduates at exorbitant rents.

UConn students who live in our residential neighborhoods frequently don't display neighborly behavior. We, the residents of these neighborhoods, endure the students' trash-strewn yards and overflowing garbage cans. Students seem to have difficulty adhering to Mansfield's rules about separating recyclables and adhering to limits on garbage pick-up. We pick up the beer bottles that are tossed in our yards and on our roadsides. The only house(s) in Storrs that have lawns covered in party debris and trash are the student-rental houses.

My student-neighbors' party guests have

Community voices

parked on both sides of the road so that a car, and certainly a fire truck, could not have gotten through. During one late evening snow-storm, I realized that the students' guests must have parked (illegally) on the road because the snowplow driver was blaring his horn.

Noise — in the form of shouting, honking cars, fireworks, and loud music — can disturb the neighbors at any time of day or night at any time of the year. Like the four students who wake up their elderly next-door neighbor when they skateboard at 4 a.m., even though the elderly neighbor has previously asked the students not to do this. Like the students who have loud parties with partygoers hooting and hollering outside at all hours day or night. Like the partying women whose screams sound like someone is being raped. Like the students who set off (illegal) fireworks in the road.

Then there's the underage drinking and drunkenness. Like the drunken students who awaken a neighbor by cursing and arguing loudly outside her window about how to find their way back to UConn at 3 a.m. Like the underage drinkers who hide in the nearby woods when the police arrive at a party at 1 a.m. Like the partygoers who vomit in the neighbors' yards. Like the students who leave the parties and drive drunk. Like the UConn

students who provide two kegs of beer at their party in a residential neighborhood.

How can Storrs residents take back their neighborhoods? Jim Hintz, director of UConn's Office of Off-Campus Student Services, advises Storrs residents to report to him when students on their block behave badly. He says he'll talk to them.

He also holds out the possibility that these students will be disciplined by UConn. It appears that this never happens.

He also encourages Storrs residents to call the police so there will be a police report to verify the students' misbehavior. As my neighbors know too well, calling the police merely wastes police time.

It's pointless to expect the investor-landlords to control their tenants. When one of my neighbors called the students' landlord, she was rebuffed with curses and threats.

We Storrs residents are tired of our repeated mini-Spring Weekend experiences with our student-neighbors. We are concerned that our neighborhoods will become student ghettos as predatory landlords seek to buy up as many houses as they can for student rentals. We believe that we're on the train to blighted neighborhoods, and we don't know how to get off.

Stites lives in Storrs.

PAGE
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Heroin Arrests made at UConn

By ZACHARY JANOWSKI
Chronicle Staff Writer

STORRS — A state police drug investigation led to the arrest of two University of Connecticut students Tuesday night involved in a heroin deal.

The Connecticut State Police Statewide Narcotics Task Force, with the assistance of UConn police, arrested Stephen Laurencin, 19, of 123 Clark St., Hartford, and Alimahad Isa, 21, 83 Mayflower St., Hartford. Both men appeared in court Wednesday, but neither entered a plea.

Laurencin was charged with possession of heroin, possession of heroin with intent to sell, possession of marijuana and possession of drug paraphernalia. He is being held on \$200,000 bond and will appear in Rockville Superior Court May 12.

Reportedly, Laurencin was selling drugs to pay for college.

Isa was charged with conspiracy to possess heroin, conspiracy to sell heroin and possession of drug paraphernalia. He was released on \$25,000 bond and will appear in Rockville court April 30.

Investigators from the state and UConn police interrupted a drug transaction that was about to take place in a UConn parking lot shortly after 8 p.m. Tuesday, police said. Police seized 200 bags of heroin, 1.7 grams of marijuana and a scale. The drugs carry had an estimated worth of \$3,000 on the street, according to police.

State Police spokesman Lt. J. Paul Vance said state police developed information about heroin sales and distribution occurring between Hartford and the UConn campus. "We intercepted the buy," Vance explained.

He said the task force is made up of local police who team up with undercover state officers to infiltrate drug trafficking organizations. "This should send a clear message for coming festive events: we will be there." ²⁰ added.

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Hogan's term becomes official

By HEATHER ALLEN

The Day

STORRS — There was plenty of pomp, circumstance, music and accolades Sunday afternoon for the University of Connecticut's 14th president, Michael J. Hogan.

The new university president was welcomed to UConn through music and glowing words during his inauguration ceremony in Jorgensen Auditorium before a crowd of his family, students, faculty, staff, alumni, legislators and local officials.

Mixed in with the ceremonial staples of an inauguration was a sentiment of enthusiasm and hope as several of those who spoke at the ceremony, including Hogan, commented on a period of exciting transition that appears to be on the horizon for the university.

Hogan's speech carried the theme and refrain "in unity there is strength" throughout.

He asked the university community to come together and rethink the way it teaches and conducts research.

Instead of looking inward, he said, the university community must look outward and begin to work together. "Where we've previously seen the pieces, I ask that we see the whole; to imagine the possibilities of collaboration, and to turn those possibilities into real strategies, real partnerships, and ultimately real successes in which we can all take pride," Hogan said.

He added by uniting and supporting one another, the university would be able to move forward "through the changing landscape of higher education in the 21st century."

"Let's participate together in defining and making that change, and not be content to sit back and be made by it," he said.

Hogan, formerly the executive vice president and provost of the University of Iowa, joined the university last September, when he started work.

The new president made some news in his inaugural address Sunday, announcing he will unveil a draft of a new strategic academic plan this week, which will restructure the university's top-level administrators.

The plan also created a new position, the vice president of



That person will oversee research being conducted at all of UConn's campuses.

Hogan also said, for the first time, every dean of all of the colleges and schools at UConn will report directly to the university provost. "These two changes, as simple as they may seem, will bring all of our academic programs, for the very first time, under one administrative umbrella and aid our efforts to eliminate barriers to cross-disciplinary teach and research," Hogan said Sunday in his speech.

Gov. M. Jodi Rell, who sat on the search committee and is also on the board of trustees, said she was thrilled and honored to officially welcome Hogan to UConn.

She said the new president "fell in love with Connecticut almost as fast as we fell in love with him."

John W. Rowan, chairman of

Hogan is "the right leader at the right time" for UConn.

In his speech, student body president R. Ryan McHardy said the students are "honored to call you our president."

The ceremony, which ran just over an hour and a half, not only formally welcomed Hogan to the university, but also showcased student musicians.

The UConn Pep Band, Wind Ensemble, Jazz Ensemble, Marching Band, Voices of Freedom Gospel Choir and soloist Rachael Binaco, all performed Sunday, eliciting applause from the audience.

Hogan couldn't help tapping his foot while the Jazz Ensemble performed or bob his head when the gospel choir took to the stage.

The marching band carried the momentum of the event outside and then led the crowd on a short parade, accompanied by a large inflatable husky balloon to a

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Al Malpa photos
ABOVE: University of Connecticut President Michael Hogan chats with Connecticut Gov. M. Jodi Reil Sunday during Hogan's inauguration ceremony. BELOW: Hogan's inauguration came with full pomp and circumstance, evidenced here by this giant, inflatable 'Jonathan' the Husky dog. This was the centerpiece to a small parade that led visitors to a picnic in Hogan's honor.

Mansfield budget set for town meeting ^{4/22}

By ZACHARY JANOWSKI
Chronicle Staff Writer

MANSFIELD — The town council passed three budgets Monday to send to a May 13 town meeting, including a combined town/school budget of \$43.7 million for a 1.37-mill tax hike.

If the general fund budget is adopted by the town meeting — slated for 7 p.m. at Mansfield Middle School — the mill rate will increase 1.37 mills, or 5.75 percent, over last year to 25.24.

An owner of a home assessed at \$200,000 would pay an additional \$274 in taxes after the proposed increase.

The council also adopted budgets for the capital fund, \$2.59 million, and the capital and nonrecurring reserve fund, \$663,085.

Both accounts are funded with revenue from non-tax sources, PILOT funds, lease purchase agreements and bond revenues, except for a \$25,000 transfer from

the general fund to the capital fund.

The council spent some time talking about the changes to the budget process under the new charter, such as automatic secret ballots on town meeting votes.

The charter revisions approved last November also affect the budget approval procedure.

If the town meeting fails to pass a budget, it will go back to the town council, which has 10 days to return a revised budget to the town meeting.

If the town meeting passes a budget, the new charter allows for residents to petition to send the budget to referendum with signatures equaling 2 percent of the approximately 10,400 electors.

The petition must be submitted within 21 days of the town meeting and then the town clerk has five days to certify the petition.

If the petition is valid, the town clerk will schedule the referendum for a Tuesday at least 10 days from the date of certification to allow enough time for legal notices.

A referendum would have one binding question and two advisory ones:

- Are you in favor of the budget as adopted?
- Is the town budget too high or too low?
- Is the school budget too high or too low?

The council must then reconsider

the budget and pass a revised one no later than midnight June 30. A replacement budget approved by the council would be final.

Monday night, the Democratic caucus presented some changes to the town manager's proposed budget. The four changes resulted in a net decrease of \$40,000.

The caucus recommended a \$30,000 increase for the registrars of voters and a \$5,000 increase for the planning and zoning legal budget.

The caucus also recommended a \$25,000 reduction in transfers to parks and recreation and a \$50,000 cut in transfers to the capital fund.

The capital fund reductions will delay two projects, the council media project that would allow residents to view meetings on television and improvements to Southeast Park.

Freshman councilman Gene Nesbitt tried to make some additional cuts by further reducing the subsidy for the community center and reducing the town contribution to the Mansfield Downtown Partnership.

After some discussion, both of his amendments were defeated with only Nesbitt voting in favor.

Council member Helen Koehn was the only one to vote against the general fund budget after her effort to reinstate the council media project failed.

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New mall owners say nothing will change

By ZACHARY JANOWSKI
Chronicle Staff Writer

MANSFIELD — The sale of the East Brook Mall will have no impact on the current tenants, according to a former owner still involved in managing the property.

New York real estate investor Thomas Klein, of Monsey, N.Y., purchased the property in March through three limited liability companies for \$30,112,000.

According to land records, Klein has contracted Northeast Retail Leasing & Management Company, LLC (NRLM) to manage the property.

George Lee, a principal in NRLM who was also a principal in the partnership that sold the mall, said current tenants should see "no change at all."

He said Klein wants the mall to continue to

operate in the same way.

"We had it for sale and a New York broker contacted us," Lee said.

Lee said the partnership sold the mall "primarily because we're working on other projects right now."

He said NRLM will focus on 2- to 3-acre developments for one or two tenants, which the company would build, own and manage.

He said NRLM and Klein will focus on operating and maintaining the mall because the East Brook limits further expansion.

According to Lee, many of the tenants have long-term leases committing them to the location.

He said Kohls has 17 years remaining of 20; the cinema has 18 remaining of 20 and both TJ Max and JC Penney recently signed five-year renewals.

Lee said his group purchased the mall for \$7.9 million.

"It had a lot of vacancy and a lot of weaker tenants," he explained. "We did well, but we also invested over \$12 million."

He said their investments included a new façade and roof.

"We believe very strongly in eastern Connecticut," Lee said. He said NRLM would look for other opportunities in the area.

NRLM is currently developing a site in East Hampton for a Savings Institute branch and a CVS pharmacy. Lee said the Savings Institute moved in last year and CVS will arrive in about one month.

Klein did not return calls for comment placed through his New York attorney. According to Lee, Klein conducts business in a "private" manner.

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PETA claims UConn 4/10 scientists torture cats

By ZACHARY JANOWSKI
Chronicle Staff Writer

STORRS — An animal rights group has called for an investigation into the death of a cat used in brain experiments in a University of Connecticut laboratory.

People for the Ethical Treatment of Animals has asked the U.S. Department of Agriculture to look into a whistleblower report that a cat bled to death after researchers drilled holes in its skull, said Holly Beal, a PETA spokesman.

UConn officials denied the allegation.

"The PETA account provided to the media has several serious inaccuracies. The truth is that the cat in question was never paralyzed and did not bleed to death and the head veterinarian was present," UConn spokesman Karen Grava

said in a statement.

According to Beal, UConn researchers Monty Escabi and Heather Read received a federal grant for \$1.3 million to perform brain experiments on cats through next year.

"These experimenters would go to jail on felony cruelty-to-animals charges if this violence occurred outside a laboratory," said PETA Director of Research Kathy Guillermo. "This cat's life and death show a callous disregard for animals and the law at UConn."

Beal said in a statement researchers paralyzed the cat with drugs, inserted a breathing tube into its throat and drilled into the skull to remove portions of the cat's brain.

She said researchers then immo-

bilize the cat, attach electrodes to its brain and perform hearing tests on it in a soundproof chamber for up to four days.

The cats are killed after the conclusion of the experiments, according to Beal.

Grava said the research would benefit children because it would allow doctors to identify hearing loss before infants can speak.

She said it would also help reduce noise interference with hearing aids or cochlear implants.

Grava said the research tries to understand "how the brain processes and interprets everyday sounds and background noise."

PETA is also calling for investigators to look into why the research is not being conducted with alternative human research

(PETA says, Page 4)

PETA says UConn lab tortures cats

(Continued from Page 1)

methods, she said.

According to Grava, the researchers use cats because they have hearing ranges and anatomies similar to humans.

She said many existing procedures were developed using cat research. Grava said the researchers used computer models, engineering principals and human subjects to reduce the number of animals used.

Beal said the USDA cited the same laboratory for not properly monitoring the health of a cat in an experiment.

"The researchers received one citation two years ago from the U.S. Department of Agriculture for a gap in recording data on one cat during a limited amount of time during an experiment. This error resulted in no harm to the cat," Grava explained.

The peer-reviewed research by the health center neuroscientists uses protocols approved by the National Institutes of Health and the university committee that governs animal research, according to Grava.

"UConn strongly values the research of these two neuroscientists and the potential benefit their

work will have for the millions of individuals with hearing impairments," she added.

This is not the first time UConn and PETA have crossed paths.

In January, the NIH ordered the University of Connecticut Health Center in Farmington to return \$65,005 in grant money for brain experiments on monkeys that violated federal animal welfare laws.

According to PETA reports, more than 20 violations occurred between November 2005 and January 2007.

The violations included causing unnecessary trauma, failure to give sufficient sedatives and failure to painlessly euthanize animals in severe distress.

The experiments, under researcher David Waitzman, called for researchers to drill holes into a monkey's skull and then insert electrodes in its brain and wire coils in its eyeballs.

News of the experiments incited student protests on the Storrs campus.

Primate experiments have since been halted at the health center because funding ran out.

The funds had to be returned from another source because the grant money was already spent.

2 the Chronicle, Willimantic, Conn., Friday, April 11, 2008

School budget cut in Mansfield

By ZACHARY JANOWSKI
Chronicle Staff Writer

MANSFIELD — The board of education voted unanimously to reduce its budget Thursday by \$334,557 to comply with a request from the town manager that the budget only increase 5.5 percent over current spending.

With the reductions the new budget of \$20.93 million is a 5.51-percent increase over the \$19.84 million budgeted last year.

The original proposed town budget, including education and its contribution to Regional School District 19, totaled \$44.075 million with an anticipated mill rate of 25.65, a 1.78-mill increase.

The owner of a \$200,000 home would pay \$5,130 or \$356 more in taxes this year.

When the board of education meets the target increase rate, the budget will total \$43.74 million.

The largest line item cut came from certified staff reductions.

School Superintendent Gordon Schimmel said he plans to leave an opening for a fourth-grade teacher at Southeast School open and reduce the number of fifth-grade sections from eight to seven.

Schimmel said he also removed a contingency equivalent to one certified teacher salary. There is still another contingency salary in the budget.

"We have to have some wiggle room," Schimmel said. "We're giving up some of that here."

Before the board made its cuts, two parents requested a third sec-

tion for fourth-grade at Annie E. Vinton School to reduce class sizes.

Steve Tucker, father of a current third-grader, said he was concerned her class was larger than other classes in the school and the only one in the district larger than the state average. "You inherently have less access to the instructional staff," he said, comparing a class of 21 with a class of 16.

Tucker said he was disappointed that full-day kindergarten, an initiative he supported, has negatively affected his daughter.

"I feel like my daughter and her peers inadvertently have had to make a sacrifice," he explained. "I don't want the budget balanced on the backs of these kids."

Fellow parent John Vampatella criticized the board for not following through on its stated priorities. "Either small class sizes are top priority or they're not," Vampatella said.

Schimmel and his fellow administrators said the current third-grade teachers have a certified instructional assistant available in the afternoons and other resources in the morning. "To me,

makeup is more important than numbers," said Allison Peterson, one of the third-grade teachers with a larger class at Vinton.

Other large savings came from cutting a teacher in residence partnership with the University of Connecticut's Neag School of Education, saving \$46,694, and not making a half-time literacy coach full-time at Southeast School for \$29,647 in savings.

Schimmel said he budgeted for these two items to start discussion so they don't "come out of the blue" when they are adopted in future years.

The original proposal over-budgeted \$20,000 for the purchase of a math textbook series and \$10,000 for summer school. School officials said the cuts could be made without affecting services.

Officials also hope to realize \$18,000 in savings from using fewer buses during the midday bus run. The cuts also include \$12,500 in middle school field trip subsidies, \$11,000 for technology and the elimination of one of two UConn minority interns saving \$13,000.

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commitment to the Windham com-
munity," he said, adding he was "very
impressed" with Fuller from her inter-
view.

He said she seemed relaxed during
the interview and was very secure in
the answers she provided.

Folan said she recognized the impor-
tance of input from the bottom up.

(Board, Page 6)

Storrs Center may need town help

By ZACHARY JANOWSKI ^{4/22}
Chronicle Staff Writer

STORRS — The Storrs Center project will likely take center stage next month when the Mansfield Downtown Partnership and New York developer Leyland Alliance present an update to the town council.

That's when they will formally request town assistance in one or more areas of the project, though firm figures still are not publicly available.

Town officials have known about a need to subsidize rents for displaced businesses since last fall.

The time spent finding a solution, which will probably include some form of town assistance, has delayed groundbreaking on the "Dog Lane 1 Building" or DL1. It was planned for this spring until the impasse occurred.

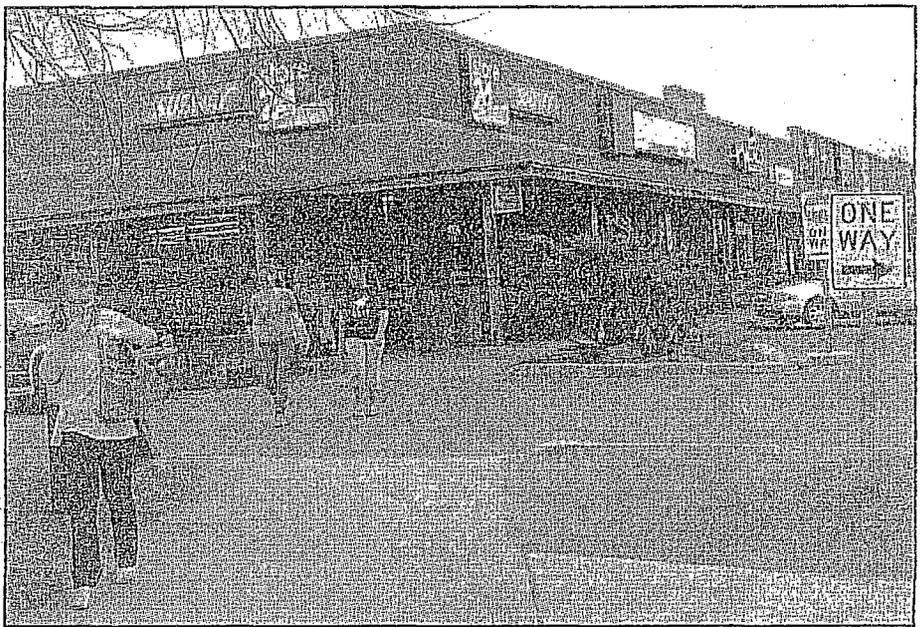
More recently, attention has turned to a \$4 million funding gap for the project's first parking garage and a possible town role there, which may include operating the garage.

"There's a possibility the developer may look to the town to share in funding that gap," Town Manager Matthew Hart said. "We've got to be in a position so we can evaluate everything thoroughly."

He said the town and the developer "don't have an explicit agreement" saying the town would operate the first garage, but that was the "thinking."

"Is it feasible to have a private entity own and operate the facility as well? We've got to be able to look at all the options," Hart added.

The project is expected to include two or



Roxanne Pandolfi

three garages.

The update, requested by Hart on behalf of the council, will come after a period of quiet from the much-anticipated \$220 million development planned for the wooded area across from E.O. Smith High School.

In his letter requesting the update, Hart specifically requested the partnership to outline the "public components" of the project, including contributions from the town, state and federal government.

Hart foreshadowed what was to come when, at a budget information session, he said, "I anticipate they (the developer) will ask the town to contribute."

In preparation for Leyland's request, Hart included \$50,000 in his proposed budget for professional and technical services related to the project.

Hart said the money would pay for a real estate attorney, bond counsel and financial experts who would be required to review any potential agreement between the town and the developer.

He said the town would likely incur similar costs in fiscal year 2009-2010.

Partnership Executive Director Cynthia van Zelm and Hart both said there are four areas that require public money. They are:

(Storrs Center, Page 6)

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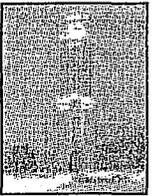
New York Post, Newsday may become kissing cousins. See story on Page 9.

Sports

ECSU baseball Warriors take on unbeaten Trinity. See story on Page 11.

Around town

Latin American music concert, 7 p.m. on Wednesday at Eastern Connecticut State University's Student Center. See more calendar on Page 3.



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It's the little things that matter

Simple solutions to improve Mother Earth

By JUDY BENSON
The Day

If you don't want to let another Earth Day go by without doing your part for the planet, you've come to the right place for some practical first steps.

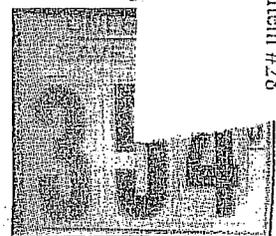
Today marks the 38th

last week with his 8-year-old son cleaning up trash in Groton.

"Since people don't know where to start, they often end up doing nothing," said Jamie Howland, policy analyst with Environment Northeast.

Howland and his organiza-

Gas 1



Item #28

Storrs Center may need town help

(Continued from Page 1)

• Support for the DL1 to make rents in the new building more affordable for relocated businesses accustomed to paying lower rent in an older building. There are a handful of ways the town could provide this support.

• The state legislature has approved \$10 million in bonding for the first garage expected to cost \$14 million.

The town council passed a resolution Thursday urging Gov. M. Jodi Rell to put the funding on the state bond commission agenda.

• State and federal grants will fund aesthetic and traffic calming improvements to Storrs Road (Route 195), with the town contributing \$293,000 of the \$7 million expected cost.

• The town and Leyland Alliance will share relocation costs for displaced businesses, as required by state law. These expenses have already been provided for in previous town budgets and grants.

The partnership already has an agreement with the developer, but van Zelm said it will need to be updated to add specifics.

She said, however, that agreement would likely wait until a bilateral agreement is reached between the town and Leyland Alliance.

The town council has already discussed options for contributing to the project during at least one executive session.

According to Hart, the council discussed in Thursday's executive session "acquisition of real estate and financing related to the Storrs Center project."

Hart said the council discussed a "potential mortgage interest" in the site proposed for the DL1

building. He said a mortgage interest would be analogous to the town acting as a bank.

"What we would be looking at, at least conceptually, would be a low-interest loan," Hart said to clarify that the assistance would not be in the form of a grant to the developer.

This represents the most detailed, publicly available scenario for town assistance in building for displaced tenants of the Store 24 building.

Hart and van Zelm had previously said the town could waive building permit fees, provide a tax abatement for DL1 or finance the building to reduce the developer's costs.

Hart, van Zelm and council members have not publicly identified a favored approach, or combination of approaches, to subsidize the rent for businesses moved into DL1.

"What I envision is the developer's request will be part and parcel of the partnership's report," Hart said, adding the request will be subject to the approval of the council.

According to Hart, the town will need to spend the additional professional and technical funds to evaluate any proposed agreement between the town and developer and to review their financial analysis.

The agreement could be as simple as a commitment to operate the parking garage or a complex arrangement to subsidize DL1 or otherwise contribute additional financial support.

Hart said the developer would also present a revised estimate of net tax revenue for the town, broken down by phase.

He said a 2005 report estimated

\$2.5 million in net gain for the town when the project is completely finished.

The town would retain a financial adviser to review the developers' updated figures, Hart said.

"If asked, we need to be able to determine the worth of our investment," he explained.

Hart said the experts would be on hand to advise the council when the partnership and developer make their presentation.

"We will continue to apply for state and federal funding, but as time goes on, we could lose momentum here. Costs will continue to escalate. We want to start building this in the not-too-distant future," Hart said.

According to van Zelm, the U.S. Army Corps of Engineers and the state Department of Environmental Protection are reviewing applications related to the project.

She said Leyland Alliance would soon submit an application to the State Traffic Commission related to the Storrs Road improvements.

Van Zelm said she hopes the road improvements would begin during fiscal year 2008-2009 in coordination with future construction plans to minimize disruption.

After the road improvements begin and DL1 is completed, the developer would demolish the Store 24 building. Then the first phase of the project could begin.

"There's housing in the entire project right now," van Zelm explained. "As of today, Phase 3 has no commercial (development). These things evolve with the market."

She said recent economic woes wouldn't affect the long-term plan for the project.

"It doesn't really change the fact that we think there is a strong market here," she added.

Van Zelm said it may be to the partnership's advantage there is still more work to be done before the project is completed.

Behind-the-scenes activity related to the project has increased the involvement of town staff, according to Hart.

"I'm probably spending more time on this project than I have in the past," she said.

The proposed budget for the partnership itself has remained the same. The town and University of Connecticut each contribute \$125,000, plus the partnership collects about \$19,000 in dues.

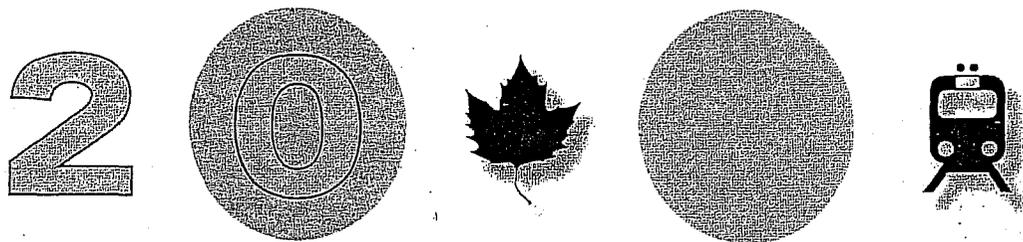
The budget did increase in recent years to accommodate additional professional and technical expenses, according to Hart.

UConn Vice President and Chief Operating Officer Barry Feldman said he did not expect the university to contribute additional funds for rent subsidy or parking facilities.

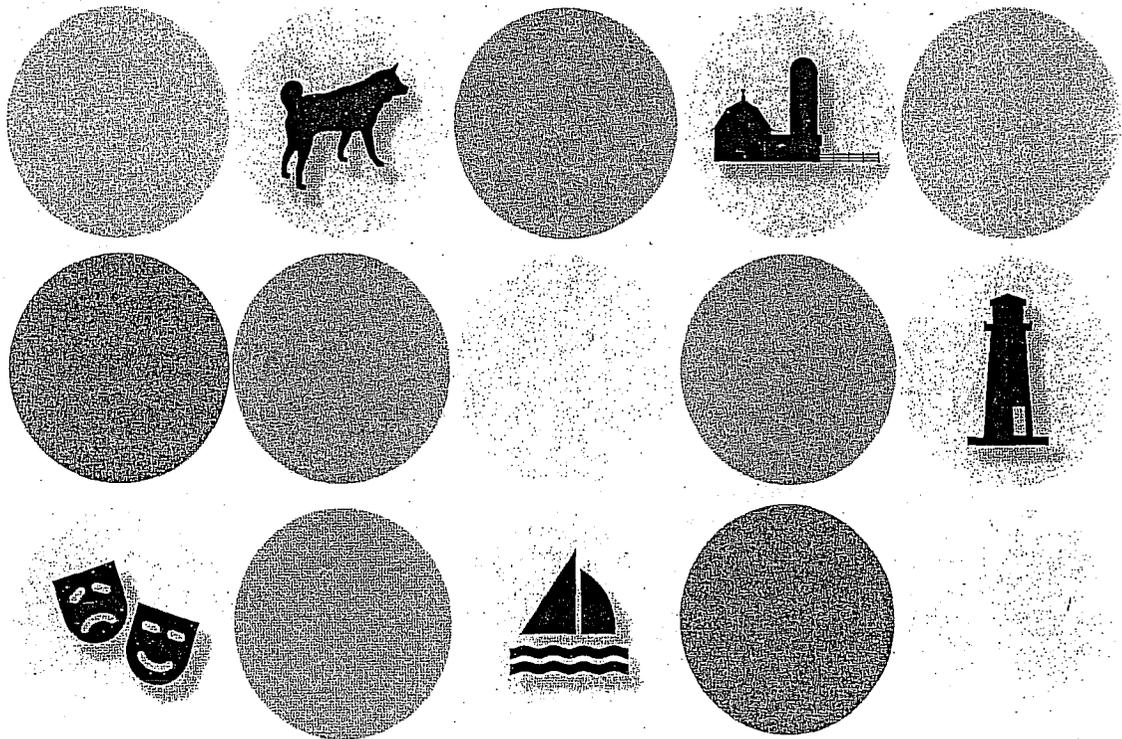
Feldman, who served as town manager in West Hartford when it planned and executed the Blue Back Square mixed-use development there, said, although the projects are similar, Storrs Center is more exciting "because it creates a downtown."

"We haven't built downtowns in this state for probably 80 or 100 years," Feldman explained. "In five years people probably won't even notice. They'll think it's always been there."

Van Zelm said the report should be "comprehensive" and would allow the council to make decisions related to the project.



GREAT PLACES TO RETIRE



When the time comes, you'll know it. But you may not know where to spend it. Here are some suggestions. By Charles Monagan

You may have far-flung plans for your retirement, or you may plan on staying right where you are. But for a growing number of aging baby boomers in Connecticut, the plan is to get out of the house they're in and into a smaller place in a pleasant location not too far from family and friends. That's why during the last 10 years or so there's been an explosion of new housing, and even new communities, for "active adults" over the age of 55 in the state.

ment towns in Connecticut. This is not a scientific survey, but in most cases it does take into account things like cultural amenities, public safety, proximity to medical centers and the availability of appropriate housing. In the range of towns we've selected, we've tried to find something for everyone. But at the same time, we understand that it's possible to experience a perfectly enjoyable retirement in any of the state's 169 towns. Ultimately, it all depends on you, your situation, and your likes and dislikes.

With such a huge trend staring us in the face, we define For those who might be looking, however, here are



The pleasures of waterfront life are favored by retirees. Here a seaside boardwalk in East Lyme.

Husky Heaven: Mansfield

It has taken an uncommonly long time for Mansfield, and especially its southern outrider, Storrs, to catch up with the fact that an enormous state university has been growing in their midst. Even as the state poured billions of dollars into UConn's infrastructure in recent years, the surrounding area seemed stubbornly to resist becoming a "college town" by providing cafés, shops and other amenities that might be enjoyed by

ty faculty and staff. But now all that seems to be changing with the plans for Storrs Center, to be built on a 50-acre parcel near the campus. According to a press release, "The town plan will knit architecture, pedestrian-oriented streets, small lanes and public spaces into a series of neighborhoods." The plan also calls for retail, restaurants, office space,

of housing (including apartments and condos above the shops) and plenty of open space. Combined with UConn's existing facilities—Jorgensen Center for the Performing Arts, William Benton Museum of Art, Gampel Pavilion, etc.—Storrs and Mansfield suddenly look more attractive to retirees yearning for an affordable college town, especially if it was their own. Everything is planned to be in place by 2014.





LEGISLATIVE STATUS REPORT

Budget

HB-5021 – AN ACT MAKING ADJUSTMENTS TO THE BUDGET FOR THE BIENNIUM ENDING JUNE 30, 2009

The budget approved by the Appropriations Committee includes an additional \$46 million in municipal aid over the Governor's proposed budget. The budget: 1) Restores almost \$20 million in funding for the Early Reading Success program, which provides grants to priority school districts; 2) Restores \$3.5 million to the Special Education Excess Cost grant- student based, which was cut last year; 3) Authorizes \$6.2 million in PILOTs for private colleges and hospitals; 4) Authorizes \$5.0 million in PILOTs for state property; 5) Increases municipal aid under the Pequot Mohegan fund to \$1.4 million; 6) Increases funding for the Vo-Ag program by \$1 million; 7) Restores \$1.7 million in funding for the DECD Tax Abatement program for low-income housing; 8) Flat funds the Town Aid program at \$30 million per year (\$22 million in the budget; \$8 million from surplus revenues; and 9) Flat funds Education Cost Sharing, which was increased in last year's budget.

Status: Approved by the Appropriations Committee; referred to the floor.

Municipal Tax Issues

HB-5028 – AN ACT CONCERNING PROPERTY TAX LIMITS, RELIEF FROM UNFUNDED MANDATES, REGIONAL PERFORMANCE INCENTIVES, MUNICIPAL OPERATIONAL EFFICIENCIES AND PROPERTY TAX CREDITS FOR CERTAIN VOLUNTEERS

This is Governor M. Jodi Rell's proposal to cap property taxes and provide towns with relief from unfunded mandates by: 1) Requiring a 2/3 vote of the General Assembly to approve a municipal mandate costing more than \$100,000; 2) Increasing the prevailing wage threshold to \$1 million for new construction and \$500,000 for renovations; 3) Eliminating the mandate that towns store the possessions of evicted tenants; and 4) Reforming Binding Arbitration by providing that any arbitration award be approved by the town's legislative body.

Status: Died in the Finance Committee.

HB-5807 – AN ACT INCREASING GRANTS TO MUNICIPALITIES FOR COLLEGES & HOSPITALS THAT ARE EXEMPT FROM PROPERTY TAXES

This bill fully funds PILOTS for colleges and hospitals.

Status: Incorporated into HB-5021, the budget approved by the Appropriations Committee, and HB-5844.

HB-5844 – AN ACT CONCERNING A MUNICIPAL SHARE OF THE HOTEL OCCUPANCY TAX

This bill requires the state to return 50% of the gross revenue from the state's 12% tax on short-term hotel and lodging house room occupancy charges to the towns where the hotels or lodging houses are located. The bill also requires the state to provide full funding for the PILOT grants to towns for lost revenue from property tax exemptions for (1) colleges and hospitals and (2) state property. The bill establishes a PILOT Reserve Account within the General Fund and dedicates the revenue from any proceeds from the sales of abandoned property that exceed amounts dedicated to the Citizen's Election Fund and a new sales tax on delivery services.

Status: Approved by the Finance Committee; referred to the floor.

HB-5885 – AN ACT CONCERNING THE MUNICIPAL SHARE OF THE REAL ESTATE CONVEYANCE TAX

This bill extends the municipal share of the real estate conveyance tax at one-fourth of one per cent until 2010.

Status: Approved by the Finance Committee, with 27 legislators supporting and 21 opposing; referred to the floor.

HB-5929 – AN ACT CONCERNING A MUNICIPAL OPTION TO LEVY LOCAL TAXES

This proposal provides towns with the authority to adopt local ordinances to impose sales, property or income taxes.

Status: Died in the Finance Committee.

HB-5940 - AN ACT CONCERNING A SHARE OF SALES TAX REVENUE FOR REGIONAL PROGRAMS, AND THE OPEN SPACE TAX CREDIT PROGRAM

The .5 % increase in the sales tax to provide funding for regional incentive programs was eliminated from the bill. Instead, the bill revises the law and criteria for awarding regional performance incentive grants to eliminate participation by regional planning agencies and expand allowable proposals to include a planning study for the joint provision of any service on a regional basis. In addition, under the bill, OPM must give priority to proposals that increase the participating municipalities' purchasing power or reduce their expenses and thus lower property taxes. The bill also establishes a one-time grant program for FY 09 to study the efficiency of any municipal operation.

Status: Approved by the Finance Committee; referred to the floor.

SB-602 – AN ACT CONCERNING THE COLLECTION OF DELINQUENT PROPERTY TAXES ON MOTOR VEHICLES

This bill prohibits local tax officials and their agents from enforcing motor vehicle tax levies against people and corporations more than six years after the tax due date.

It also caps at three years the accrual of interest on motor vehicle tax delinquencies unless the official or agent has, within that period, mailed or personally given the taxpayer a statement specifying the year, amount of tax due, and accrued interest.

Status: Died in the Planning & Development Committee.

SB-493 – AN ACT CONCERNING REAL PROPERTY TAX BENEFITS AND ABATEMENTS

This bill revises provisions concerning tax relief for fuel efficient vehicles, the municipal optional property tax relief for elderly homeowner and collection of deficiencies under the real estate conveyance tax, and to establish a municipal optional tax relief program for improvements to homes owned by elderly and disabled person.

Status: Died in the Finance Committee.

Labor Mandates

SB-486 – AN ACT CONCERNING FAMILY AND MEDICAL LEAVE FOR EMPLOYEES OF MUNICIPALITIES

This bill provides that municipal employees are entitled to receive 24 weeks of family and medical leave over a two year period, rather than 12 weeks per year.

Status: Approved by the Labor and Appropriations Committees; referred to the floor.

HB-5629 – AN ACT CONCERNING WORKERS' COMPENSATION COVERAGE FOR FIREFIGHTERS, POLICE OFFICERS AND EMERGENCY RESCUE WORKERS (MEGA OR MONSTER MANDATE)

This proposal, which has been co-sponsored this year by Rep. James Amann, establishes a rebuttable presumption that a firefighter, police officer or emergency rescue worker who contracts hepatitis, meningococcal meningitis, TB or certain other diseases is eligible for workers' compensation provided they meet certain requirements.

Status: Approved by the Labor and Appropriations Committees; referred to the floor.

Municipal Governance

SB-374 – AN ACT CONCERNING FINANCIAL AND MUNICIPAL AUDITS OF MUNICIPALITIES

This bill requires financial and management audits on towns receiving state funding in excess of 35% of the operating budget of such town.

Status: Died in the Appropriations Committee.

SB-377 – AN ACT CONCERNING MUNICIPAL AUDITS AND FINANCIAL PRACTICES

This act allows OPM and the Municipal Finance Advisory Commission to identify and address fiscal distress in towns and take corrective action to address general fund deficits and help avoid or mitigate a fiscal crisis.

Status: Approved by the Planning & Development Committee; referred to the Appropriations Committee.

SB-442 – AN ACT CONCERNING AUTHORITY OF BOARDS OF SELECTMEN AND THE VALUE OF PROPERTY NECESSARY FOR ELIGIBILITY TO VOTE

This bill requires town meetings rather than the board of selectmen to act on certain questions, unless the charter or ordinance provides otherwise. Also requires the eligibility requirements for nonresident property owners to vote to be updated from \$1000.

Status: Approved by the Planning & Development and GAE Committees; referred to the floor.

SB-685 – AN ACT CONCERNING THE CREATION OF A STATE MUNICIPAL FINANCE ASSISTANCE COMMISSION

This bill establishes a state Municipal Finance Commission to help some towns foster financial stability by improving their financial management practices.

Status: Amended and approved by the GAE Committee; referred to the floor.

HB-5888 - AN ACT CONCERNING REVISIONS TO THE OPTICAL SCAN VOTING SYSTEM.

The bill makes certain revisions to the voting and recanvass process in response to the use of optical scan voting tabulators, including requiring the registrar of voters to have printed a number of ballots equal to 100% of the number of electors on the last completed enrollment list, unless they request and obtain permission from the SOTS to print less.

Status: Approved by the GAE and Appropriations Committees; referred to the floor.

Municipal Health Insurance

SB-475 – AN ACT EXEMPTING INSURANCE CONTRACTS AND POLICIES FOR MUNICIPALITIES FROM THE INSURANCE PREMIUM TAX

This bill exempts a town's insurance from the insurance premium tax, which will reduce costs.

Status: Approved by the Insurance and Finance Committees; referred to the floor.

HB-5536 – AN ACT ESTABLISHING THE CONNECTICUT HEALTHCARE PARTNERSHIP

This is House Majority Leader Chris Donovan's proposal to open up the state employee insurance pool and allow municipalities to participate. Although the program is described as voluntary, there are questions as to whether the program could ever truly be voluntary given the binding arbitration laws for municipal employees and teachers.

Status: Approved by the Labor, Appropriations and Insurance Committees; referred to the floor.

HB-5710 – AN ACT CONCERNING MUNICIPAL SHARED RISK GROUPING

This proposal, touted by the insurance industry as a mechanism for controlling municipal health insurance costs, allows two or more towns to join together as a single entity for the purpose of procuring health insurance for their employees.

Status: Approved by the Insurance Committee; referred to the floor.

Municipal Ethics

SB-206 – AN ACT CONCERNING STAFFING AT THE OFFICE OF STATE ETHICS

This proposal expands the code of ethics to apply to elected and appointed municipal officials.

Status: Died in the Appropriations Committee.

HB-5029 – AN ACT CONCERNING THE ETHICS CODE FOR GOVERNMENT OFFICIALS

This was Governor Rell's proposal to require towns to adopt a municipal ethics code based on the recommendations of the Citizens Ethics Advisory Board, which would have included financial disclosure for public officials and employees. The GAE Committee gutted the bill and replaced it with language prohibiting lobbyists from serving on boards and commissions. However, Governor Rell is pushing for a 9 Point Ethics Reform Plan which was approved by the Senate. The bill does not include any municipal ethics provisions.

Status: Amended by the GAE Committee; referred to the floor.

HB-5506 – AN ACT CONCERNING A MUNICIPAL ETHICS PILOT PROGRAM

This proposal establishes a pilot municipal ethics program for up to 10 towns that may voluntarily choose to participate.

Status: Approved by the GAE Committee; referred to the Appropriations Committee.

Recycling & Waste Disposal

SB-357 – AN ACT CONCERNING THE EXPANSION OF THE BEVERAGE CONTAINER REDEMPTION PROVISIONS TO INCLUDE WATER BOTTLES

This bill, which was amended, expands the bottle bill to all containers, including water, juice, etc.

Status: Approved by the Environment Committee and Planning & Development Committees; referred to the floor.

HB-5138 – AN ACT CONCERNING PRIVATE, MUNICIPAL AND STATE RECYCLING

This bill establishes a single-stream recycling pilot program to provide grants to six municipalities to initiate a recycling program. It also mandates municipal curbside recycling.

Status: Mandatory curbside recycling was stripped out of the bill in the Appropriations Committee.

HB-5817 – AN ACT CONCERNING RESOURCE RECOVERY FACILITIES

This bill subjects certain resources recovery facilities to Department of Public Utility Control (DPUC) regulation, including regulation of their tipping rates, and specifies the principles DPUC must follow in regulating these facilities. The bill authorizes the power produced at resources recovery facilities that meet certain criteria to be sold under long-

term agreements to a political subdivision of the state that supplies power to certain governmental facilities. DPUC must approve any power purchase agreement between an eligible facility and the political subdivision, using criteria the bill specifies.

Status: Approved by the Energy and Appropriations Committees; referred to the floor.

Regionalism

HB-5324 – AN ACT IMPLEMENTING THE RECOMMENDATIONS OF THE PROGRAM REVIEW AND INVESTIGATIONS COMMITTEE STUDY OF REGIONAL PLANNING ORGANIZATIONS

This proposal: 1) Clarifies that all three types of planning organizations (i.e., Regional Planning Agencies, Regional Council of Elected Officials and Regional Council of Governments) have the same responsibilities and the same powers; 2) Requires periodic review of the boundaries of the logical planning areas in the state; 3) Gives RPOs the authority to review projects of regional significance; and 4) Incorporates changes to the Regional Performance Incentive Grant to encourage greater regional cooperation.

Status: Approved by Program Review, Planning & Development and Appropriations Committees; referred to the floor.

Responsible Growth/Land Use

SB-39 – AN ACT CONCERNING RESPONSIBLE GROWTH

This bill establishes the Responsible Growth Cabinet and specifies its membership and responsibilities, which include a review of certain "regionally significant projects." The cabinet must review these projects to determine their consistency with state growth management principles. Under the bill, these principles encourage the use of land and resources in ways that enhance the long-term quality of life for current and future state residents. The bill makes zoning, subdivision, and inland wetland regulations that conflict with local plans of conservation and development, as determined by the local planning (or planning and zoning) commission, ineffective unless the municipality's legislative body approves the regulations. The bill requires that any real property development that receives state financial assistance under any law (including special acts) to allocate from the assistance, to the extent authorized, sufficient funds for pedestrian and other non-motorized transportation improvements in connection with the property. The bill allows the Office of Policy and Management (OPM) secretary to waive this requirement upon a finding that the project's nature, scope or location is not appropriate for such improvement.

Status: Approved by the Planning & Development and GAE Committees; referred to the floor.

SB-362 – AN ACT CONCERNING RIVERFRONT PROTECTION

By law, the Department of Environmental Protection (DEP) commissioner and municipal inland-wetlands agencies regulate certain activities that take place in inland wetlands and watercourses, including rivers. This bill recognizes the ecological and public health benefits of land alongside rivers by imposing specific restrictions on development in 100-foot wide corridors running along either side of a river ("riverfront area"), and requiring

inland-wetland agencies to regulate activities in these areas. It requires applicants seeking to conduct regulated activities in riverfront areas to prove, by a preponderance of the evidence, that the proposed activity is consistent with existing law and the bill, and will not have an adverse effect on the riverfront area's natural functions. It extends, to areas around riverfront areas, the territory in which a municipal inland-wetlands agency may regulate certain activities. It allows certain activities to take place in riverfront areas as of right.

Status: Approved by the Environment and Appropriations Committees; referred to the floor..

HB-5641 – AN ACT CONCERNING CONSERVATION DEVELOPMENT

This bill promotes smart growth by authorizing towns approve conservation development zones (CDZs) where developers may build more dwellings per acre than the zoning regulations normally allow (i.e., density limits). It allows them to approve these zones only if the developer agrees to (1) concentrate dwellings in certain parts of the zone and (2) preserve and maintain at least 20% of the developable land as open space.

Status: Approved by the Planning & Development and GAE Committees; referred to the Environment Committee.

HB-5714 – AN ACT CONCERNING ZONING FOR STARTER HOMES

This bill requires towns with undeveloped land to zone for starter homes.

Status: Died in the Finance Committee.

HB-5873 – AN ACT CONCERNING THE FACE OF CONNECTICUT STEERING COMMITTEE AND THE PRESERVATION OF FARMLAND

This bill creates the Face of CT Steering Committee to administer capital funds for various state programs; authorizes additional bonds for such programs, such as open space lands; and creates new grant programs for municipal and regional planning, small farms and locally significant farms.

Status: Approved by the Environment and GAE Committees; referred to the floor.

School Construction & Education

SB-402 – AN ACT CONCERNING AUTHORIZATION OF STATE GRANT COMMITMENTS FOR SCHOOL BUILDING PROJECTS AND CONCERNING CHANGES TO THE STATUTES CONCERNING SCHOOL BUILDING PROJECTS

This bill authorizes \$345.37 million in state grant commitments for 29 new school construction projects of various types. It also reauthorizes a total of 17 previously authorized projects. The bill also requires school project change orders issued after July 1, 2008 to be submitted to the State Department of Education within 6 months of their issuance dates. It excludes any change order not submitted within 6 months from project costs eligible for a school construction grant. In addition, the bill requires applications for state grants for new or replacement school projects filed on or after July 1, 2008 to 1) identify all potential sites for the project; 2) state that each potential site has been evaluated for programmatic and construction suitability; 3) include 2 appraisals of the

purchase price for each potential site; 4) include a Phase 1 environmental analysis of each site and a Phase 2 assessment, if required by the commissioner.

Status: Approved by the Education and Finance Committees; referred to the floor.

SB-435 - AN ACT CONCERNING ORDERS AND CONTRACTS FOR ARCHITECTURAL AND CONSTRUCTION MANAGEMENT SERVICES FOR SCHOOL CONSTRUCTION PROJECTS

This bill establishes a process by which local school districts must award contracts for architectural or construction management services on school construction projects receiving state school construction grants. The bill requires school districts to award the contracts using a public selection process that contains certain prescribed steps. It requires districts to consider no more than four bidders in making its final selection and establishes minimum considerations they must use both to narrow the field to a maximum of four and to select the winning firm from among the finalists. The bill also defines the "lowest responsible qualified bidder" for an architectural or construction manager services contract as the firm the school district selects after considering the price and the qualities needed to faithfully perform the work based on the criteria and work scope the district included in its request for proposals. As under current law, the bill's selection process applies unless (1) the district is using a state contract for the project; (2) the contract is for a change order, (3) the contract or other project order costs less than \$10,000, or (4) the education commissioner determines the project is an emergency. In these cases, districts may choose a contractor by negotiation unless local regulations, ordinances, or charters conflict.

Status: Approved by the Education Committee; referred to the Appropriations Committee.

SB-683 - AN ACT CONCERNING CERTAIN MUNICIPAL CONSTRUCTION

This bill exempts school districts from the requirement that they award architectural and construction management services contracts for local school construction projects receiving state school construction grants to the lowest responsible qualified bidder. The exemption applies only if a district awards the contract by a "qualification-based selection process" equivalent to the DPW procedure for awarding state contracts.

Status: Died in the Planning & Development Committee.

HB-5826 - AN ACT CONCERNING SCHOOL LEARNING ENVIRONMENT

This bill would have originally required change orders to be submitted no later than 6 months after the issuance of such orders for reimbursement. These provisions were incorporated into SB-402. The bill now delays the implementation of the in-school suspension mandate to January 1, 2009 and provides that students can be placed in one facility to serve their in-school suspension.

Status: Approved by the Education and Appropriations Committees; referred to the floor.

Transportation

SB-289 - AN ACT INCREASING FUNDING FOR THE TOWN AID FOR ROADS PROGRAM

This bill increases funding for the Town Aid Road program.

Status: Died in the Appropriations Committee. The budget approved by the Appropriations Committee flat funds TAR funding at \$30 million per year.

Volunteer Firefighters

HB-5646 – AN ACT CONCERNING VOLUNTEER SERVICE BY PAID EMERGENCY PERSONNEL OR PAID FIREFIGHTERS

This bill prohibits towns and cities from banning their paid firefighter personnel and emergency personnel from serving as volunteer firefighters in another town or city during their personal time.

Status: Approved by the Public Safety, Labor and Appropriations Committees; referred to the floor.

For more information:

Bart Russell
Executive Director
COST
1245 Farmington Avenue, Suite 101
West Hartford, CT 06106
Tel: 860-676-0770

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New Shuttle To Hartford Offered

UTS Bus \$50 For One-Way, \$100 For Round-trip

By: Lindsay Fetzner

Posted: 4/3/08

A new shuttle service to Union Station in Hartford is being offered for students, faculty and staff on campus.

The program is being offered by the UConn Transportation Services, according to Janet Freniere, transportation services administrator.

Students may take advantage of the services at any time throughout the year. Faculty and staff may utilize the service when traveling on UConn business, Freniere said.

The shuttle service could be used in conjunction with freshman orientation, visiting professors, guest speakers, transfer orientation and doctoral candidates who are traveling on campus for interviews.

The cost of the shuttle is \$50 one-way and \$100 round-trip. When traveling and paying with three or more people, group rates are available. Acceptable forms of payment are cash, check, Husky Bucks, or department accounts, and payments must be made before the services are provided.

"My first reaction is that it is very expensive," said Andrew Smith, a 4th-semester exploratory major. "You can get a ticket for a much longer bus ride for less money. If the price was better, it would be a decent idea."

According to Freniere, Union Station in Hartford is about the same distance to Bradley International Airport from campus. Transportation Services had to take into account the use of gas as well as vehicle depreciation in determining the cost of the service. A taxi service to Bradley can run roughly \$85, Freniere said.

One of the reasons this service is being offered on campus is that one of the earliest Peter Pan departures from Union Station is after 3 p.m.

"We wanted to provide a service that was not otherwise available," Freniere said. We are in no way trying to make a profit but have to account for the costs that go into the service."

Reservations for the service must be made at least one week in advance.

Drop-offs and pick-ups do not include individual houses but are located on the UConn bus line. Operators of the shuttles are state employees and are not authorized to accept tips.

"It would be cheaper to find a friend to drive and pay for the gas than to take the transportation," said Dana Burstynski, a 6th-semester molecular cell biology major. "It should definitely be a lot cheaper - we are college students."

Union Station offers Amtrak trains and Peter Pan buses for transportation. Schedules and further information can be found at their respective Web sites.

UConn also offers a shuttle service to Bradley International Airport, which is open to all students on campus, according to information provided by UConn Transportation Services. The cost is the same as the Hartford shuttle to Union Station and will transport students from the airport to campus and vice versa. Reservations for the service must also be made at least one week in advance before the flight.

For more information or to schedule service on the shuttle, contact UConn Transportation Services.

Contact Lindsay Fetzner at Lindsay.Fetzner@UConn.edu.

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Courant.com

Not Just For Cars Anymore

'Complete Streets' Movement Focused On Making Way For Cyclists, Pedestrians, Transit

By PHILIP LANGDON

March 16, 2008

If America is going to conserve energy and become more physically fit, a good place to start would be with the streets.

Since at least World War II, streets have been regarded primarily as conduits for cars and trucks. But if streets and their sidewalks and intersections were handled in a more far-sighted way, they would serve a bigger slice of the population — pedestrians, bicyclists and mass transit riders, as well as motorists.

Throughout the United States, a "Complete Streets" movement is emerging, causing more and more governments to broaden their outlook. According to a report last fall in the AARP Bulletin, 52 municipalities, six counties, 10 regional governments and 14 states have adopted Complete Streets policies. These policies require transportation departments to design — or redesign — streets and roads so that they accommodate people using all modes of travel.

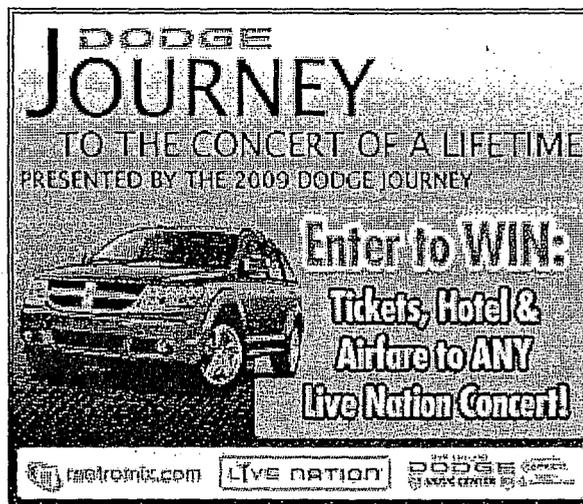
The West Coast is a hotbed for such efforts. The first state to pass a law mandating that facilities for bicycles and pedestrians be included in all road projects was Oregon, in 1971, says Michael Ronkin, who for 16 years managed Oregon's bike and pedestrian programs.

Oregon initially focused more on improving conditions for bicyclists than on serving pedestrians.

"Until the last 10 years, bike advocates were always more vocal than pedestrian advocates," Ronkin points out. But that's been changing, in Oregon and elsewhere. The National Complete Streets Coalition, which was formally launched in May 2006 in Washington, D.C., represents a coming together of cyclists, pedestrians and transit users. The goal is to influence how communities are laid out and managed so that they're accessible for everyone.

Portland, Ore., has for years had a bicycle coordinator on its city planning staff.

"We don't do anything around here without thinking about pedestrians, bikes and transit," says Roger Geller, the person who fills that position. What the city chooses to do depends on the location and its circumstances. In some places, Portland installs bike lanes on the streets, in greenways or on other off-



road routes. The space for creating on-street bike lanes sometimes comes from narrowing the vehicular travel lanes, which are often wider than they needed to be, or from removing parking from one side of the street. A bike lane can benefit pedestrians by establishing a buffer area between vehicular traffic and the sidewalks.

In some areas, Portland has widened its sidewalks, marked part of the broadened sidewalks for use by cyclists, and even installed a separate signal system for bikes. "It's a bike facility in every sense of the word," Geller explains. "You feel separate from the roadway."

In most of the country's urban neighborhoods, there simply isn't room to add many bike lanes, so cities turn to other methods, such as employing law enforcement and traffic-calming design techniques to bring speeds down. Ronkin, now a consultant on Complete Streets efforts, advises governments to try to slow cars and trucks down to 20 to 25 mph — a speed at which motor vehicles and cyclists can comfortably share the road. This also makes pedestrians safer and more relaxed.

In Portland, the result of applying these and other techniques is that 4.2 percent of the city's residents commute by bike. That's the highest proportion in any American city, and four times the national average.

Innovations continue to be introduced. One of the latest — planned for this spring — is the installation of "bicycle boxes" at 14 Portland intersections. A bicycle box is a section of pavement marked with wide stripes where cyclists can wait at stop lights, in front of the queue of waiting motor vehicles. The striping of the bike box will flow into the striping of the street's bike lane, making the bike waiting area noticeable to motorists.

Geller says his city is also considering spending about \$25 million over 10 years to designate 110 additional miles of "bike boulevards." These are local streets — generally traveled by fewer than 3,000 vehicles a day — that are made safer for cyclists through a combination of traffic calming, intersection treatments and signs. They may use pinch points, choker entrances and other devices to discourage non-local motor vehicle traffic. So far, 30 miles of bike boulevards have been established in Portland.

Seattle, another leading city on the Complete Streets front, has started to use techniques such as:

- Special signal loops (wires installed under the pavement) that cause signals to change when a motor vehicle or a bicycle is detected.
- Pedestrian-scale street lighting to illuminate sidewalks.
- Median islands for the safety and comfort of pedestrians crossing the streets.
- "Bus bulbs," widened areas of sidewalk where passengers board buses. These allow buses to stop in a travel lane rather than pulling over to a curb. "This makes the stopping distances shorter" for buses, and it increases the speed of bus service, says Barbara Gray, a strategic adviser in the Seattle Department of Transportation.

Rapidly developing cities such as Charlotte, N.C., have asked developers to lay out their new subdivisions with more and shorter blocks and more choices of routes. A half-dozen years ago, most new residential blocks in Charlotte were 800 feet long, and some were 1,000 feet, says Norm Steinman, manager of Charlotte's Transportation Planning Division. "Developers have been reducing it to 600 to 800 feet," he says. This provides more direct walking routes to various destinations. For pedestrians, short blocks are best.

In most parts of the country, including Connecticut, the greatest gains are likely to come not from major road projects but from routine work — the things that maintenance and operations employees in local and state governments take care of.

Existing streets, crosswalks, signals and other transportation elements all undergo continual maintenance and repair, Ronkin notes. Consequently, the emphasis should be on seizing opportunities to require routine improvements — such as installing a pedestrian countdown signal every time a traffic signal is worked on. It's through hundreds of thousands of actions like these that America's streets will be made "complete."

Philip Langdon is a member of the Place Board of Contributors and senior editor of New Urban News, a national newsletter on community design. He lives in New Haven.

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Courant.com

Safety, Traffic Flow Give Roundabouts An Edge

By RICHARD RICHTMYER

March 16, 2008

New York drivers are increasingly finding themselves going in circles, and it's not because they're lost.

Following a national trend, state transportation planners are turning right-angle intersections into roundabouts, derided by many but proved in a national study to be safer than some intersections with stop signs or traffic signals.

Traffic circles have long been part of New York roads, but modern roundabouts are distinctly different. Today's rotaries are much smaller than older traffic circles — about 100 to 200 feet in diameter instead of 400 to 600 feet — and they're designed with narrow lanes that force drivers to slow down.

Transportation planners say the newer design — which originated in Europe and found its way to the United States around 1990 — results in improved traffic flow and fewer accidents.

"The No. 1 reason we're doing these is safety," said Howard McCulloch, a traffic engineer with the New York Department of Transportation who specializes in roundabouts.

At intersections with stop signs or traffic lights, the most common — and serious — accidents are right-angle, left-turn or head-on collisions that can be severe because vehicles may be moving fast. Roundabouts virtually eliminate those types of crashes because vehicles all travel in the same direction.

Roundabouts also tend to keep cars moving steadily in all directions. That cuts down on fuel-wasting stop-and-go traffic and reduces air pollution, giving planners another reason to use them, said Wade Scarbrough, a roundabout specialist with Kittelson & Associates, a transportation engineering and consulting firm in Portland, Ore.

"There are times when there's such a huge amount of traffic that they get backed up, but for the most part, it's a steady flow," Scarbrough said.

The Federal Highway Administration — which oversees federal money spent on highway construction and maintenance — estimates 150 to 250 rotaries are being built each year. The agency supports a goal to raise that to roughly 1,000 per year, said Doug Hecox, an agency spokesman.

"We do recognize this as a very valuable tool," Hecox said. "In many circumstances, they're a safer

The image is a black and white advertisement for Walmart's financial services. At the top left is the Walmart logo. To its right, the text "Walmart" is written in a large, bold font. Below this, the text "Walmart Free Checking" is displayed in a stylized font. Underneath that, "13.55% Online Savings" is written. A line of text says "Apply online in just 7 minutes." At the bottom left, there is a button that says "LEARN MORE" and below it, "FDIC insured". On the bottom right, the phrase "Whoohoo!" is written in a playful, bubbly font.

alternative."

Since New York started its roundabout-building program in the late 1990s, it has installed them at 42 intersections, and the projects often meet with stiff community resistance, McCulloch said.

"I've seen people who are pretty levelheaded get really emotional," he said.

The exact number of roundabouts in New York, or nationwide, is unclear since no single state or federal agency keeps track of them all.

Richard Retting, a transportation engineer with the Insurance Institute for Highway Safety, estimates about 1,000 have been built so far, and the pace is accelerating as 23 states from Alaska to Florida have active roundabout construction programs.

Roundabout proposals frequently evoke strong opposition from drivers, but those opinions quickly change when people become familiar with them, Retting said.

An institute survey in three communities where rotaries replaced stop-sign intersections found 31 percent of drivers supported the rotaries before construction, compared with 63 percent shortly after they were built.

McCulloch attributes much of the opposition to roundabouts to people confusing them with the older traffic circles and the consternation that they can sometimes cause drivers.

Corrine Weeks, a teacher from Voorheesville, N.Y., who said she became quite familiar with roundabouts during an eight-month sabbatical in England in the late 1980s, doesn't like driving through them.

"I just find them very uncomfortable," she said. "You have to constantly be looking over your shoulder, and it just doesn't feel safe to me having to basically guess what the other person is going to do."

William Hotaling, a former public works superintendent from the village of Voorheesville, was one of the most vocal opponents and led a campaign against the state's plan to put a roundabout in his community.

Nearly five years later, Hotaling grudgingly acknowledges the roundabout works the way transportation planners said it would.

"It's not very attractive to look at, with the signs all around it," he said. "But does it work? Yes. I can't argue with that. It does slow people down."

That slowing and the traffic "calming" that roundabouts create are largely why they're so much safer than other types of intersections, Retting said.

Richard Richtmyer is a reporter for the Associated Press in New York.

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Mansfield
Community Center

Item #34



SunEdison
simplifying solar



You are invited to:
Mansfield Community Center
Solar Open House
Tuesday, April 29, 2008
beginning at 1:00pm

The Town of Mansfield and the Mansfield Community Center are proud to announce the activation of our 87kW hosted solar facility. We are dedicated to the health and well being of our members and that means providing a Center that incorporates sustainability practices. In celebration of this momentous occasion, Mansfield residents are invited to attend and will have free access to the facility for the day, enjoy refreshments and learn more about the Center's solar initiative.

For more information call the
Community Center at 429-3015



Mansfield Community Center



For immediate release
April 22, 2008

Contact: Curt Vincente, 429-3015

Mansfield Community Center to Hold Solar Open House on April 29

SunEdison Installs an 87 kW Solar System at No Upfront Cost to Mansfield Residents

April 22, 2008 – Mansfield, CT – The Town of Mansfield will host a Community Solar Open House on April 29 to celebrate the activation of an 87 kW (DC) rooftop solar system at the Mansfield Community Center. The Solar Open House and activation celebration is scheduled to begin at 1pm and will include presentations by Mansfield Mayor Elizabeth Paterson and the Connecticut Clean Energy Fund. In addition, Mansfield residents are invited to use the Community Center facilities on April 29th free of charge in celebration of the Solar Open House. Mansfield residents and visitors will be invited to sign a pledge to support solar energy in Mansfield, to see a solar panel and to learn more about solar and environmental conservation.

Connecticut Clean Energy Fund, through its On-Site Renewable Distributed Generation Program, provided a grant on this project.

The solar photovoltaic system was deployed and will be maintained by SunEdison, North America's largest solar energy services provider, under a 20-year solar power services agreement (SPSA). Under the SPSA, SunEdison will finance, install and will maintain and monitor the system. Mansfield will purchase the solar electricity at long-term predictable prices, which are lower than retail rates for traditional electricity.

The clean renewable solar energy system is expected to produce approximately 91,600 kilowatt hours (kWh) during the first year of operation and 1,668 megawatt hours (MWh) over 20 years. Over 20 years, the zero emission system will offset approximately 1,516,000 lbs of carbon dioxide that would have been emitted during the production of electricity from fossil fuels.

"Mansfield is committed to doing what's right for our community and for our environment. I commend the Town of Mansfield and the Mansfield Community Center for making this happen," said Mayor Paterson.

"During the building's construction in 2003, we had to give up our plans to deploy solar due to construction costs. By working with SunEdison, our town has deployed clean solar energy and can save

money on utility rates without any upfront capital costs. It's a plus for us all," said Curt Vincente, Director of Parks and Recreation for the Town of Mansfield. "Today, when Mansfield residents use our center for swimming, exercising, or classes, they're benefitting from the use of clean renewable energy. It's good for the center and good for our local community's environment."

Thomas (Tom) Rainwater, CEO of SunEdison, said, "The Town of Mansfield is a leader in environmental awareness. SunEdison is proud to work side by side with the local community in harnessing the sun to provide clean energy and reduce costs for decades to come."

"This solar installation is yet another example of how Mansfield has taken proactive steps to promote and adopt clean energy," said Lise Dondy, president of the Connecticut Clean Energy Fund. "The town was one of the first municipalities to become a Connecticut Clean Energy Community. CCEF is pleased to have helped make this solar installation possible, and we hope that other communities will similarly raise the bar in their support of clean energy."

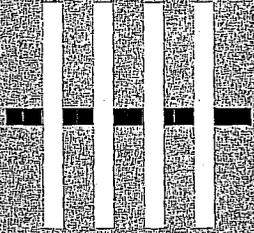
About SunEdison

Sun Edison LLC is North America's largest solar energy services provider. SunEdison provides solar-generated energy at or below current retail utility rates to a broad and diverse client base of commercial, municipal and utility customers. For more information about SunEdison, please visit www.sunedison.com. The company headquarters is located in Beltsville, Md.

About the Connecticut Clean Energy Fund (CCEF)

CCEF was created by the Connecticut General Assembly and is funded by the electric ratepayers. CCEF's mission is to promote, develop and invest in clean energy sources for the benefit of Connecticut's ratepayers in order to strengthen Connecticut's economy, protect community health, improve the environment, and promote a secure energy supply for the state. CCEF is administered by Connecticut Innovations, a quasi-public authority. For more information on CCEF, please visit www.ctcleanenergy.com.

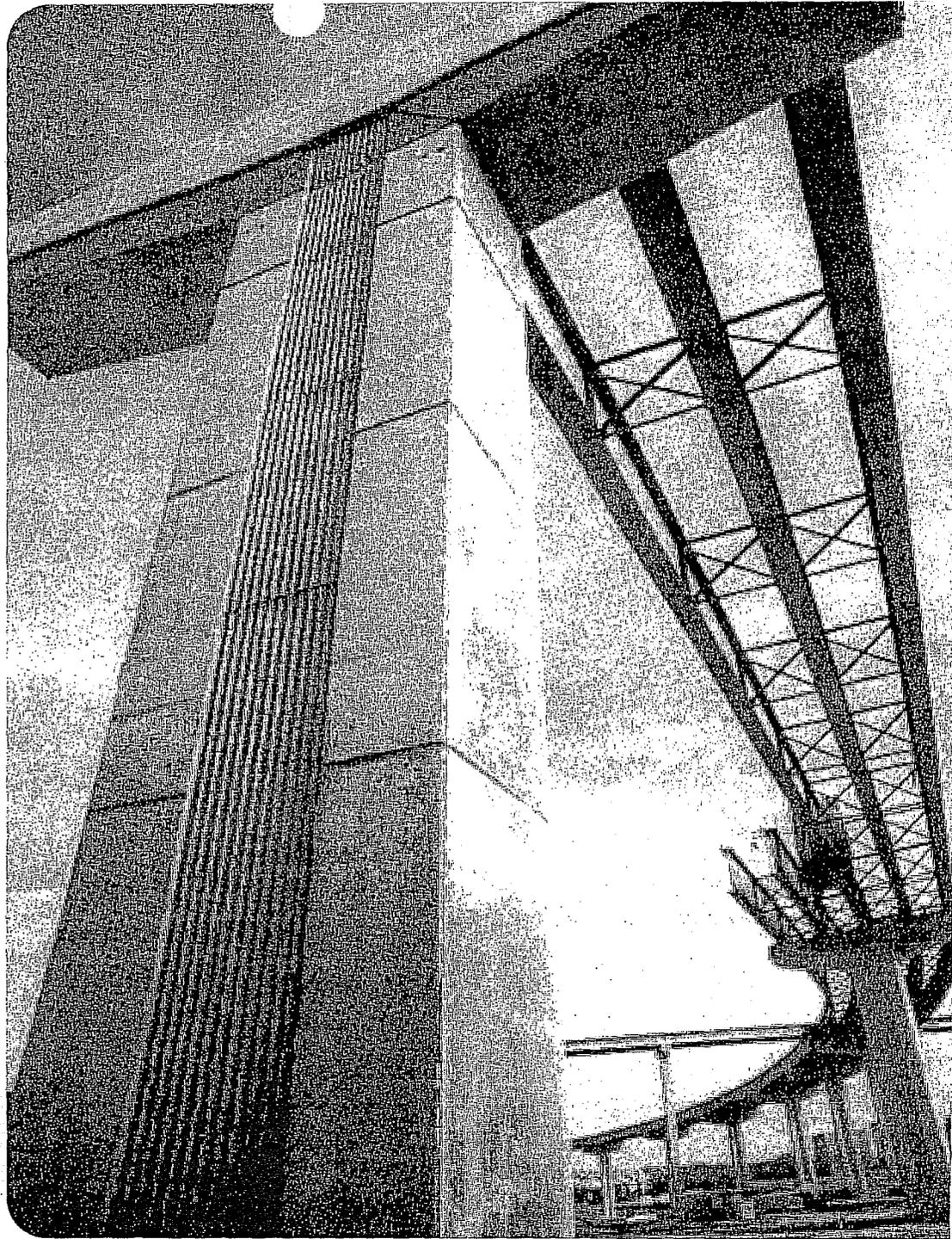
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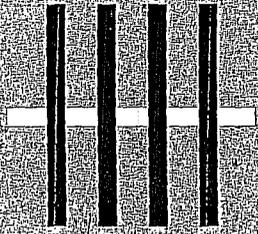
**THE BUSINESS
OF BRIDGING
50 YEARS OF
PUBLIC WORKS
IN NEW ENGLAND**

THE NEW ENGLAND CHAPTER
OF THE AMERICAN PUBLIC
WORKS ASSOCIATION

54/04



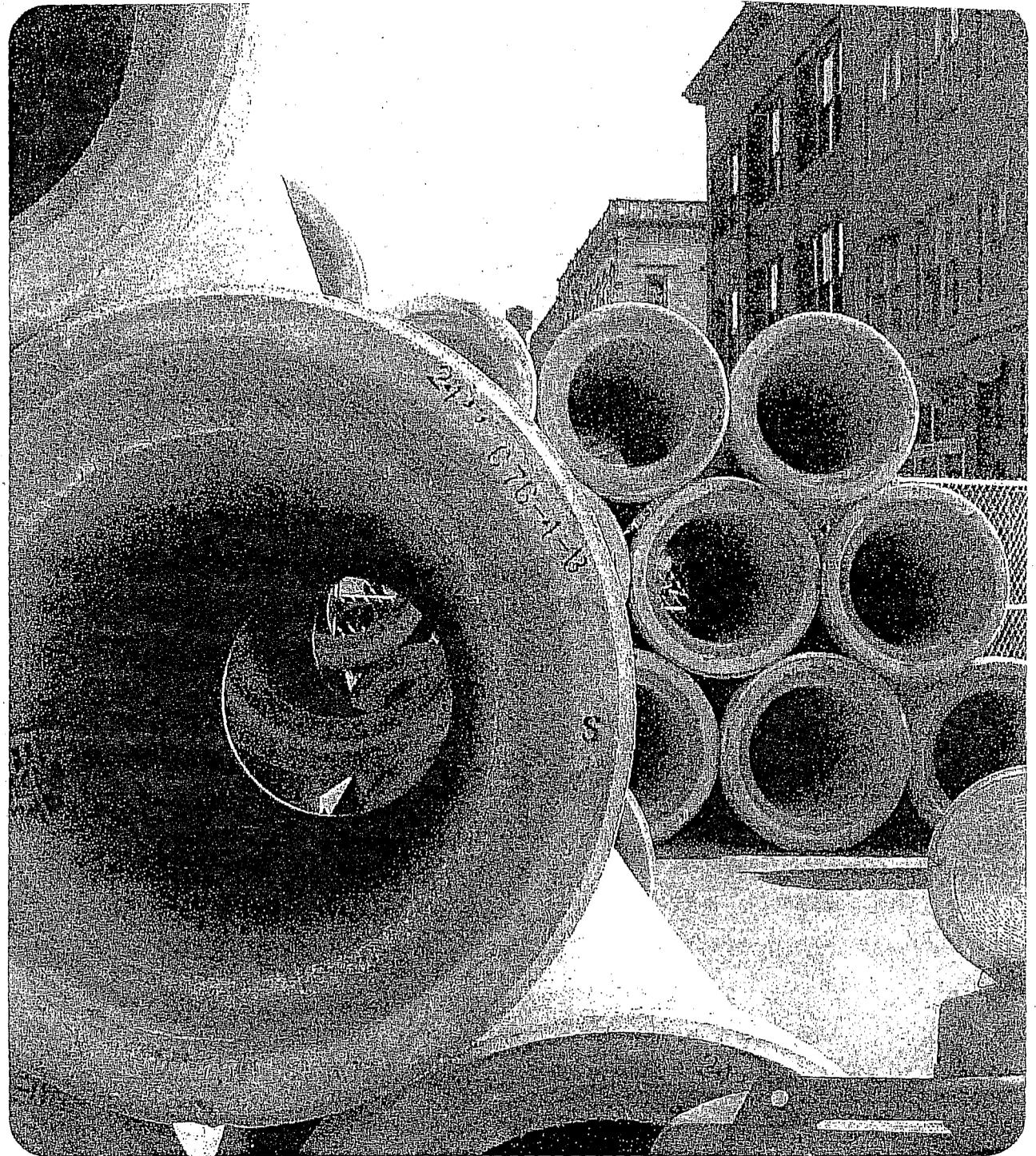
Item #35



80/89

BRIDGING THE GAP
BETWEEN OLD
AND NEW

THE NEW ENGLAND CHAPTER
OF THE AMERICAN BRIDGE
AND STRUCTURAL STEELWORKS ASSOCIATION





89

Lon R. Hultgren

Lon Hultgren is one of the few members to serve as the Chapter's Secretary-Treasurer for an extended period of time. He began in that capacity in 1993 and continues to serve at this writing. He also has served as Editor of the Chapter's newsletter since the mid 1980s. As the successor to Jim Kissane in that capacity, he documented much of the Chapter's activities and people in the last half of the Chapter's first 50 years.

Lon grew up near San Francisco and earned his BSCE in 1968 from UC Davis. After relocating to Connecticut in the late 1960s, he earned an MSCE from UConn in 1972. His career began with several engineering consulting firms, leading to his appointment as the Director of Public Works for the Town of Mansfield, Connecticut, in 1979. Lon served as Chapter President in 1989. In 2001, he was honored as one of APWA's Top Ten Public Works Leaders.

Lon lives in Storrs, Connecticut, with his wife, Debra, and has six children and four grandchildren.

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



Elizabeth C. Paterson, Mayor
Matthew W. Hart, Town Manager

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

April 22, 2008

Senator Donald E. Williams, Jr.
Legislative Office Building, Room 3300
Hartford, CT 06106-1591

Re: House Bill #5844

Dear Don:

We are writing to you on behalf of the Town of Mansfield in support of House Bill #5844, which would provide full funding of the state's payment in lieu of taxes (PILOT) program. As you know, Mansfield is significantly impacted by the presence of state owned property and colleges located within our community, including the University of Connecticut and Bergin Correctional Institution.

It is no secret that the property tax is the largest source of revenue for a community in Connecticut. Furthermore, Connecticut municipalities have little opportunity to diversify their revenue base through other funding sources such as local option taxes for sales, alcohol or hotels. As a result, having a sizeable amount of state owned property within our community considerably reduces the tax base subject to the property tax and places Mansfield at a disadvantage. Further adding to the problem is Section 10-261(7) of the Connecticut General Statutes, which causes Mansfield's state grant revenues to decrease as students at the University of Connecticut increase. Under this provision, the town finds itself in the unenviable position of having its costs go up while its revenues go down. If the PILOT program was fully funded to statutory levels, the town would receive an additional \$3,289,543 in revenue over the current year. This additional funding would assist the town in offsetting the revenue lost due to the presence of state-owned property.

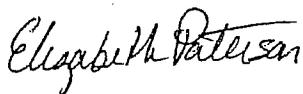
Perhaps more significant than the loss of revenue is the impact that the University has on municipal services and expenditures. Mansfield's daytime population far exceeds its nighttime population. The number of persons residing in households is 13,000+; the number of students residing in our community doubles our population to 26,000+. Commuters and employees of the University increase our daytime population further still to 35,000+ with all the concomitant services necessary to serve this population. Unlike state office buildings, which bring no

residents with them, Mansfield's state owned buildings (UCONN and Bergin CI) are populated 24 hours per day with a high demand for services. These population demographics impact expenditures and services in a manner that are more commonly seen in cities and larger municipalities. The service areas that demonstrate the most noteworthy impact are: education; police services; public works; and fire/emergency medical services.

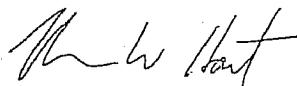
As cited by the Connecticut Conference of Municipalities, a delivery tax is not necessary to fully fund the PILOT program. According to the Office of Fiscal Analysis, \$60 million would be required to fully fund both the private colleges and hospitals, and state property PILOT programs. House Bill #5844 provides that \$40 million would be derived from the state's "abandoned property" fund, with a potential for an additional \$10 million to be funded from that source. This would leave a balance of \$20 million to be funded via another mechanism in the state's \$18 billion budget.

We thank you for representing Mansfield's interests in the General Assembly, and urge your support of House Bill #5844. Please feel free to contact either of us regarding this important issue.

Sincerely,



Elizabeth C. Paterson, Mayor



Matthew W. Hart, Town Manager

CC: Town Council

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



Elizabeth C. Paterson, Mayor
Matthew W. Hart, Town Manager

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

April 22, 2008

Representative Denise Merrill
Legislative Office Building, Room 2704
Hartford, CT 06106-1591

Re: House Bill #5844

Dear Denise:

We are writing to you on behalf of the Town of Mansfield in support of House Bill #5844, which would provide full funding of the state's payment in lieu of taxes (PILOT) program. As you know, Mansfield is significantly impacted by the presence of state owned property and colleges located within our community, including the University of Connecticut and Bergin Correctional Institution.

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Perhaps more significant than the loss of revenue is the impact that the University has on municipal services and expenditures. Mansfield's daytime population far exceeds its nighttime population. The number of persons residing in households is 13,000+; the number of students residing in our community doubles our population to 26,000+. Commuters and employees of the University increase our daytime population further still to 35,000+ with all the concomitant services necessary to serve this population. Unlike state office buildings, which bring no

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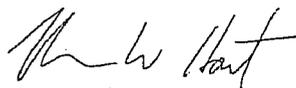
As cited by the Connecticut Conference of Municipalities, a delivery tax is not necessary to fully fund the PILOT program. According to the Office of Fiscal Analysis, \$60 million would be required to fully fund both the private colleges and hospitals, and state property PILOT programs. House Bill #5844 provides that \$40 million would be derived from the state's "abandoned property" fund, with a potential for an additional \$10 million to be funded from that source. This would leave a balance of \$20 million to be funded via another mechanism in the state's \$18 billion budget.

We thank you for representing Mansfield's interests in the General Assembly, and urge your support of House Bill #5844. Please feel free to contact either of us regarding this important issue.

Sincerely,



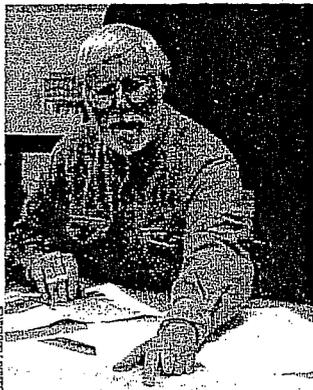
Elizabeth C. Paterson, Mayor



Matthew W. Hart, Town Manager

CC: Town Council

March 2008 Planning magazine



Town-gown alliances are a good thing—but they shouldn't sacrifice the qualities that make a place special. So says M. Perry Chapman, a principal of Sasaki Associates in Watertown, Massachusetts, and the author of American Places: In Search of the Twenty-First Century Campus.

There have been lots of articles recently, in Planning and elsewhere, about the partnerships forged by cities and towns across the U.S. with the higher education institutions in their midst. These arrangements are intended to link academia's intellectual, scientific, and creative resources with the desires of state and local governments to create new centers of global innovation. Planners and urban designers have a critical place at the table as these alliances unfold, because such joint endeavors can significantly affect the shape and character of the localities in which they are taking place.

The idea of the university as an entrepreneurial engine that can redefine the local economy has powerful precedents in modern America. Think of Silicon Valley in the 1950s, where Stanford University established a research park to allow its scientists and engineers to capitalize on their discoveries. In the Boston area, MIT spurred the transformation of the old industrial neighborhood surrounding its campus into a research and development headquarters for companies from around the world. The burgeoning North Carolina Research Triangle started as an initiative sponsored by the state and three universities—UNC, Duke, and North Carolina State—to create a new technology-based economy in the once predominately rural Piedmont region.

From my perspective as a consulting planner for universities and localities, I see these alliances as a great chance to reshape communities based on the particular qualities of place that set university communities apart from other places in the country and around the world. Distinctiveness of place, coupled with the cultural and institutional resources that enrich community life, can be a powerful competitive asset for localities seeking to attract the talent and enterprises around which the new global, creative economy will be formed.

But a word of caution: Development spurred by town-gown collaborations must be diligently designed to avoid falling into the pattern of corporate sameness that afflicts so much of our built environment today, or, even worse, the ersatz Gothic spires that announce the entry to "Collegeland, USA." Fortunately, there are good examples of college-related urban development initiatives taking shape today that creatively maintain the essential qualities of place.

The University of South Carolina and the city of Columbia, working with a consortium of business and community leaders, have crafted a vision for an urban downtown that accommodates a vibrant mix of office, research, residential, and public uses. The 500-acre Innovista plan builds on Columbia's post-Revolutionary War history as a planned town by revitalizing the original urban grid between the campus and the Congaree riverfront with an armature of public open spaces culminating in a waterfront park. The riverside ambience of this emerging neighborhood, called the "Vista" for generations, is as essential to Columbia's character as Gothic grandeur is to Oxford. It's our job as planners to seek out and express this essence.

Auburn University in Alabama is taking a more rural tack. Its redevelopment plan envisions a "smart growth" campus in which the built areas form a compact, human-scaled academic community, while also limiting costly infrastructure expansion. The contained development pattern will be interwoven with a green belt of woods, streams, and recreational and agricultural fields that preserve natural systems and the authenticity of the surrounding Chattahoochee Valley. Long dismissed as a "cow college" because of its rural location, Auburn might just have the last laugh. As overseas automobile manufacturers move into Alabama, Auburn is destined to be global-ready as both a brain trust and a model of sustainable development for its region—while keeping its character and essence intact.

Identifying and building on community character and essence in town-gown projects around the country is among our most urgent tasks as community planners.

P. Chapman

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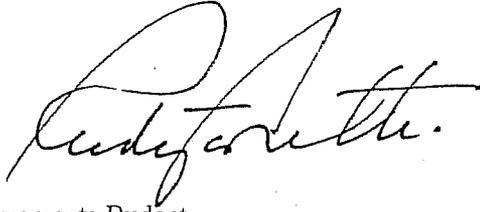
PAGE
BREAK

**TOWN OF MANSFIELD
PLANNING AND ZONING COMMISSION**

AUDREY P. BECK BUILDING
FOUR SOUTH EAGLEVILL ROAD
STORRS, CT 06268
(860) 429-3330

Tuesday, April 22, 2008

To: Town Council
From: Planning and Zoning Commission
Re: 8-24 Referral; 2008-09 Capital Improvements Budget



At a meeting held on 4/21/08, the Mansfield Planning and Zoning Commission adopted the following motion:

“That the PZC approve, subject to the condition below, the proposed 2008-09 Capital Improvement Program.

1. Several items are land use-regulated and may require PZC and/or IWA approvals before implementation. The PZC respectfully requests that the departments involved with land use projects coordinate plans with the Director of Planning and Inland Wetland Agent and that the Commission/Agency be given adequate time to thoroughly review and act upon final plans for all projects that require PZC or IWA approval.”

PAGE
BREAK

STATE OF CONNECTICUT
EXECUTIVE CHAMBERSDEPT. OF SOCIAL SERVICES
CONTRACTS/PURCHASING
04 OCT - 1 PM 5:01MEMORANDUMM. JODI RELL
GOVERNOR

To: Vendors Conducting Business with the State of Connecticut

From: M. Jodi Rell, Governor *mjr*

Subject: State Ethics Policy

Date: September 28, 2004

As you are undoubtedly aware, state government is striving to improve how it conducts its business. The task force charged with analyzing the state contracting process recently recommended to me several areas which require improvement. I expect to implement a number of those recommendations. Your assistance is needed in order to facilitate change.

While the state ethics code does not prohibit gifts to state employees altogether—for example, the law permits employees to accept a gift in celebration of a major life event and up to \$50 per calendar year in food and beverage—the intent of the code is clear. State employees should not just avoid impropriety, but even the mere appearance of impropriety, and should forego accepting gifts from those with whom the state does business.

I would also call your attention to section 1-84(m) of the Connecticut General Statutes, which prohibits state employees from accepting gifts from those who do business, or seek to do business, with the employee's agency or department. Vendors and prospective vendors are also prohibited from knowingly giving gifts to state employees in violation of this section.

My request to you is this, no matter how well-intentioned or appreciative you may be of an employee's assistance, I would ask that you refrain from offering a state employee a gift of any kind, including, but not limited to, meals and beverages. Offering a gift to an employee puts the employee in the rather uncomfortable position of having to decline the gift or ascertain its monetary value and consult with an attorney and/or the state Ethics Commission.

I expect—and indeed the residents of this state deserve—state government employees to adhere to the highest ethical standards, which may entail more stringent practices than even the ethics code provides. With your assistance, the state should be well on its way to restoring the public's faith in state government.

I would appreciate it if you would communicate this message to your employees. Thank you for your cooperation and understanding.



STATE OF CONNECTICUT

DEPARTMENT OF SOCIAL SERVICES

OFFICE OF THE COMMISSIONER

Affirmative Action Contract Compliance Statement of Policy

The Connecticut Department of Social Services is an affirmative action employer, supportive of, and in compliance with, the following Federal and State legislative mandates: the Civil Rights Act of 1964 (Titles VI and VII); the Equal Pay Act; the Age Discrimination in Employment Act; the Rehabilitation Act of 1973; Section 402 of the Vietnam Era Veteran's Readjustment Assistance Act of 1974; the Americans with Disabilities Act, relevant Governor's Executive Orders; plus the following sections of the Connecticut General Statutes:

46a-58(a) (d), Deprivation of Civil Rights; 46a-60 through 46a-81p, Fair Employment Practices; Public Accommodations; Affirmative Action Plans; Code of Fair Practices; Criminal Offenders and Cooperation with the Commission on Human Rights and Opportunities. The Department and all contractors must comply with administrative regulations on contract compliance and cooperate fully with the Connecticut Commission on Human Rights and Opportunities in all activities pertinent to these regulations.

The Department of Social Services will not knowingly do business with any contractor, sub-contractor or supplier of materials who discriminates against members of any class protected under the Connecticut General Statutes. Contractors, sub-contractors and suppliers of materials whose overall employment statistics are not reflective of the general employment area must submit evidence of good faith efforts to ensure that their personnel policies and practices do not have a disparate impact on employment opportunities for protected class individuals. ("Good Faith" means that degree of diligence which a reasonable person would exercise in the performance of his/her obligations).

Contractors, sub-contractors and suppliers of materials are encouraged to develop and follow a plan of affirmative action to achieve or exceed parity of employment with the applicable labor market. The existence and active administration of voluntary plans and continued compliance will be factors for deciding contract approvals and for the continuation of existing contracts. "Default by the Contractor" status may be assigned to any DSS contractor that fails to comply with the conditions of the State of Connecticut Contract.

Patricia Wilson-Coker, Commissioner

11/99

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STATE OF CONNECTICUT
DEPARTMENT OF SOCIAL SERVICES
OFFICE OF THE COMMISSIONER

COMMISSIONER'S POLICY STATEMENT

COMPLIANCE WITH TITLE VI OF THE CIVIL RIGHTS ACT OF 1964

The Department of Social Services does not discriminate in the provision of services, the administration of its programs, or the contractual agreements with subrecipients. The Department seeks to fully carry out its responsibilities under the Title VI Regulations.

Title VI of the Civil Rights Act of 1964 prohibits discrimination on the grounds of race, color, or national origin in programs and activities receiving Federal financial assistance. Title VI provides that "No person shall, on the grounds on race, color, or national origin, be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination under any program" covered by the Regulations.

This policy is effectuated through the methods of administration outlined in the Department's document entitled "Methods of Administration" to ensure full implementation and compliance by the Department, as the recipient, and by the grantees, as subrecipients. The cooperation of the Department and grantee personnel is required.

A handwritten signature in black ink, appearing to read "Patricia Wilson-Coker".

Patricia Wilson-Coker, Commissioner
March 30, 1999



STATE OF CONNECTICUT
DEPARTMENT OF SOCIAL SERVICES
OFFICE OF THE COMMISSIONER

DSS - METHODS OF ADMINISTRATION

Prohibited Practices

The DSS and its subrecipients, in determining the types of services, financial aid, or other benefits, or facilities which will be provided under any such program, or the class of individuals to whom, or the situations in which, such services, financial aid, other benefits, or facilities will be provided under such program, or the class of individuals to be afforded an opportunity to participate in any such program, may not, directly or through contractual or other arrangements, utilize criteria or methods of administration which have the effect of subjecting individuals to discrimination because of their race, color, or national origin, or have the effect of defeating or substantially impairing accomplishment of the objectives of the program with respect to individuals of a particular race, color, or national origin.

In determining the site of location of any facilities, any applicant or the DSS and its subrecipients may not make selections with the effect of excluding individuals from, denying them the benefits of, or subjecting them to discrimination under any programs to which the Title VI Regulation applies, on the ground of race, color, or national origin, or with the purpose or effect of defeating or substantially impairing the accomplishment of the objectives of the Act of Regulation.

The services, financial aid, or other benefits provided under a program receiving federal financial assistance shall be deemed to include any services, financial aid, or other benefits provided in or through a facility provided with the aid of federal financial assistance.

In administering a program which the DSS and its subrecipients have previously discriminated against persons on the ground of race, color, or national origin, both must take affirmative action to overcome the effects of prior discrimination.

Even in the absence of such prior discrimination in administering a program, the DSS and its subrecipients may take affirmative action to overcome the effects of conditions which resulted in limiting participation by persons of a particular race, color, or national origin.

COMPLAINT PROCEDURE

Any person who believes that he/she or any specific class of individuals are or have been subjected to discrimination prohibited by Title VI may file a written complaint with the Secretary, Office of Civil Rights, DHHS, Region 1-Room 2403, J.F.K. Federal Building, Government Center, Boston, MA 02203. The complaint must be filed no later than 180 days from the date of the alleged discrimination, unless the time for filing is extended by the Secretary.

The identity of complainants shall be kept confidential, except to the extent necessary to carry out any investigation, hearing, or judicial proceeding arising from the complaint.

The DSS, its subrecipient or other person may not intimidate, threaten, coerce, or discriminate against any individual for the purpose of interfering with any right or privilege secured by Title VI Act or Regulation because he/she has made a complaint, testified, assisted, or participate in any manner in an investigation, proceeding or hearing.

A copy of the DSS's Title VI Complaint Procedure is included in this section.

**Title VI - CIVIL RIGHTS ACT OF 1964
COMPLAINT RESOLUTION PROCEDURE**

TITLE VI PROCEDURE

The purpose of this procedure is to provide a method by which compliance with Title VI of the Civil Rights Act of 1964 is assured and to provide a method for dealing with complaints related to the act.

Title VI of the Civil Rights Act of 1964 prohibits discrimination on the ground of race, color, or national origin in programs and activities receiving Federal financial assistance. No person shall be excluded on the grounds of race, color, or national origin from participation in, be denied the benefits of, or be otherwise subjected to discrimination under any program or activity administered by the Department of Social Services and its grantees.

Each active and potential beneficiary has the right and the opportunity to file a complaint of alleged discrimination by following the Department of Social Services' Title VI grievance procedure.

PROCEDURE:

The Civil Rights Officer should initially be notified of all complaints of alleged Title VI discrimination. The Commissioner of the Department of Social Services, however, must be notified of all complaints alleging Title VI discrimination. The Civil Rights Office and the Office of the Commissioner are located at 25 Sigourney Street Hartford CT, 06106, the telephone numbers are 420-5040 and 424-5008 respectively.

All complaints alleging discrimination because of race, color, or national origin must be made in writing. The complaint must describe the alleged discrimination in sufficient detail. The pertinent facts and circumstances of alleged act of discrimination, including names of persons involved and witnesses, if any, must be fully and sufficiently explained. The complaints must be signed by the complaint or by his/her representative.

After a complaint has been investigated, the Civil Rights Officer, as the Commissioner's designee, shall determine if an act of discrimination has occurred. If it has, he/she shall take appropriate action to correct and to prevent recurrence of the discriminatory act. The Commissioner must be notified promptly of the outcome of the investigation by the Affirmative Action Administrator. The complainant will be informed in writing as to the Department's findings.

If the complainant is not satisfied with the Department's investigation and findings, he/she may request an opportunity for a hearing before the Commissioner of Social Services at which time he/she may present the evidence and/or witnesses to the alleged act of discrimination as presented to the Civil Rights Officer, which formed the basis of the investigation.

As a result of the hearing, the Commissioner may support or reverse the findings of the investigation conducted by the Civil Rights Officer. The Commissioner's determination is final as to the investigation conducted by the Department. The Department of Social Services will maintain records of each complaint, investigation findings, rulings and action taken.

While the Department of Social Services may investigate every complaint of alleged discrimination submitted to the Civil Rights Office, the Department must cooperate in the investigation of any complaint of alleged discrimination brought against it by any authorized enforced agency.

Every complainant has a right to due process which requires the prompt and equitable resolution of his/her complaint filed under this procedure. The Civil Rights Officer shall attempt to resolve the alleged discriminatory act within a time frame not to exceed ninety (90) calendar days after the complaint is filed. Other avenues or remedies such as filing a complaint with the Office of Civil Rights of the U.S. Department of Health and Human Services or other agency is not impaired when this procedure is invoked by the complainant. Utilization of this grievance procedure is not prerequisite to the pursuit of other remedies.

1. The Connecticut Commission on Human Rights and Opportunities (C.H.R.O.) within 180 days of the alleged discriminatory act(s):

Southwest Region
1057 Broad Street
Bridgeport, CT 06604
Telephone: 579-6264

West Central Region
50 Linden Street
Waterbury, CT 06702
Telephone: 596-4237

Capitol Region
1229 Albany Avenue
Hartford, CT 06112
Telephone: 566-7710

Eastern Region
100 Broadway
Norwich, CT 06360
Telephone: 886-5703

2. The Department of Health and Human Services (DHHS), within 180 days of the alleged discriminatory act(s):

DHHS Regional Office for Civil Rights
Region 1
John F. Kennedy Federal Building
Government Center
Room 2403
Boston, MA 02203
(617) 565-1340

3. The Department of Energy (DOE), within 180 days of the alleged discriminatory act(s):

Director
Federally Assisted Programs Division
Office of Equal Opportunity
Department of Energy
Washington, D.C. 20585

REC'D APR 09

56 Crane Hill Road
Storrs, Connecticut 06268
April 8, 2008

Item #40

Mr. Matthew Hart, Town Manager
4 South Eagleville Road
Storrs, Connecticut 06268

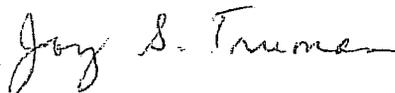
Dear Mr. Hart:

I urge the town to consider purchasing for open space the parcel across from the trail to Wolf Rock on Crane Hill Road. The wetlands portion (a lovely rocky area, with the largest imaginable pine tree) lies beside the Nipmuck Trail; hikers regularly park just off the road here.

Mr. Richard Lee of Lee & Lamont, Vernon, responded to my e-mail of 4/7/08 to the effect that his agency will sell the parcel soon; it is at present unapproved for building. His number is 860-875-0000 (home, 871-1594) and e-mail, joelee2020@excite.com.

Thank you most sincerely for considering this special place.

Yours truly,



Joy S. Truman

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