

**REGULAR MEETING MINUTES
COLUMBIA BOARD OF SELECTMEN
Tuesday, October 6, 2015 - 7 pm.
Adella G. Urban Administrative Offices Conference Room
323 Route 87, Columbia, CT**

Members Present: First Selectman Carmen Vance; Deputy Selectman Steven Everett; Selectman William O'Brien; Selectman Robert Hellstrom; Selectman Robert Bogue.

Also Present: Town Administrator Natasha Nau; Walter Tabor; Nancy Tabor; Graydon Godfrey; Mark Coleman; Michael Gnazzo; Joanne Doyle; Tom Doyle; Marc Volza; Nell Reinwald; Carole Williamson and others.

CALL TO ORDER: C. Vance called the meeting to order at 7 pm.

1. **PLEDGE OF ALLEGIANCE**
2. **MINUTES: BOS Regular meeting minutes of 9/15/15:** R. Bogue MOVED to approve the minutes of 9/15/15 as presented. MOTION CARRIED 4:0:1 with C. Vance abstaining.
3. **AUDIENCE OF CITIZENS:** Carole Williamson of 12 Gaulin Road spoke to the BOS about the disposal of fracking waste and stated that she does not want to see this toxic waste in Columbia. She explained that some towns are using grit on the roads in the winter instead of sand and a majority of this grit is radioactive. She explained that the town of Coventry recently passed an ordinance pertaining to fracking and handed out copies to the BOS. N. Nau pointed out that a patron of the Senior Center had brought an article to her that discussed the health concerns related to fracking as well. Discussion followed. C. Vance thanked C. Williamson for bringing this to the Board and told her that this will be looked into further.

Walt Tabor spoke to the BOS regarding the parcel of land at end of Robert Drive he has proposed to purchase from the Town. He stated that this process is now going on the 10th month and he has met all of the criteria and would like to close on the purchase but has been told that a third party must sign off on the paperwork. W. Tabor explained that one neighbor had been using the access at end of Robert Drive and per the conditions of the agreement this neighbor was to be licensed and would then be able to continue use of this property going forward. W. Tabor stated that the license agreement was reviewed by Attorney Beck and tailored to his comments but now he is being told that this document needs a third signature line added to it consisting of approval from the third party land owner. He stated that this is not consistent with the sales agreement with the town. W. O'Brien feels that the town has done all it can at this point and that he believes this is between W. Tabor and his neighbor. Discussion followed.

C. Vance feels that the condition stated at the town meeting was that the neighbor would have access through the property being bought to the back of his property as he had in the past and now feels that W. Tabor is trying to change this. Mr. Tabor had a condition inserted that says he can, with 180 days notice, tell the neighbor he can no longer access the property without cause. S. Everett asked if the agreement becomes null and void if this is not agreed upon. W. O'Brien stated that if the conditions are not met then this should not go forward which would mean starting the process over from the beginning. Discussion followed.

Nancy Tabor stated that there is a legally binding contract between the Tabor's and the Town. She feels that they have met all the requirements and does not feel this issue should still be going on. She would like to know what has to be done to go forward with this. C. Vance stated that the conditions at the Town Meeting need to be followed. N. Nau stated that this is being discussed with the attorney and she will continue to follow up with the attorney and seek resolution.

Graydon Godfrey of 12 Robert Drive stated he is the third party neighbor and originally was in support of the Tabor's purchasing this land because W. Tabor promised "nothing is going to change" and now he is finding out there will be stipulations. G. Godfrey expressed that if this was the case from the beginning he would have proposed to purchase the land himself. He would like to see this issue brought back to a town meeting

so the land can be split up and he and the Tabor's may each purchase a portion. G. Godfrey explained that he did not anticipate stipulations would be brought to the table at the last minute.

4. OLD BUSINESS:

- 4.1 Verizon Cell Tower Agreement:** N. Nau stated that unfortunately Verizon is not interested in reinforcing the current tower and constructing a new one because it is failing the costs would be prohibitive. Chief Starkel spoke with Verizon and they said that they estimate the cost to replace the current cell tower at the CVFD to be approximately \$200,000. She explained that if they utilize the cupola, the rent payments to the Town would be \$6,000 annually with a 3% increase over the next 3 years. N. Nau pointed out that if the tower was replaced, it could then be utilized by other providers than just Verizon; there would not be enough room to fit other service providers in the cupola. N. Nau stated that Chief Starkel ultimately would like the best radio reception possible, and that would be achieved by a tower. S. Everett suggested utilizing the cupola while having the town's engineer look into what it would cost to construct a new tower that would provide the best possible reception. Discussion followed. R. Hellstrom would like a quote from an engineer before taking any action. W. O'Brien concurred and stated that he would like to hear more about this. N. Nau will contact the town's engineer and report back to the BOS.

5. NEW BUSINESS:

- 5.1 Annual Autumn Classic Road Race:** C. Vance stated that last year the route for the Race was changed. She explained that this was approved by the BOS with the understanding that the members of the Autumn Classic Road Race Committee would bring the item back to the BOS for discussion and approval this year and every year following. Amy Cordone explained that she was told this is a private entity and that it does not need approval from the BOS. C. Vance stated that the BOS should be aware of when the Race is being held and what the route will be, etc. which is why it is important for this item to be brought to the BOS for approval every year. A. Cordone stated that they will be sure to bring this to the BOS going forward. R. Bogue asked about liability. A. Cordone stated that they will obtain a \$1,000,000 certificate of insurance for the Race. A. Cordone stated that this year's race will benefit the Porter PTO and Windham Diversity Shelter and is requesting that rental fee for use of the Pavilion be waived. R. Bogue MOVED to waive the rental fee of \$50. MOTION CARRIED 5:0. S. Everett MOVED to approve the use of the roads for the Columbia Autumn Classic. MOTION CARRIED 5:0.
- 5.2 WinCOG Hazard Mitigation Plan Resolution:** W. O'Brien MOVED to authorize the First Selectman to sign the WinCOG Hazard Mitigation Plan Resolution as presented. MOTION CARRIED 5:0.
- 5.3 Windham Hospital Paramedic Agreement:** N. Nau stated that this 18+ month negotiation is a great cost savings (about \$10,000) for the town and commended Chief Starkel on a job well done. In past agreements, the Town was being overcharged on the per trip rate. Now the rate is set and performance metrics are included. Discussion followed. S. Everett MOVED to authorize the First Selectman or the Town Administrator to sign the Windham Hospital Paramedic Agreement for paramedic services as presented. MOTION CARRIED 5:0.
- 5.4 Revision of Ordinance #6-3 entitled "Forbidding the Encroachments into the Waters of Columbia Lake":** This ITEM has been TABLED.
- 5.5 Eastern Regional Mental Health Resolution:** R. Bogue MOVED to recognize October as Mental Health Awareness month. MOTION CARRIED 5:0.
- 5.6 Board Clerk Job Description amendment:** C. Vance MOVED to approve the revisions to the Board Clerk job description to include performing the duties of Board Clerk to the Board of Assessment Appeals. MOTION CARRIED 5:0.
- #### **6. COLUMBIA LAKE / DAM / BEACH:**
- 6.1 Application of Joanne Doyle to repair seawall at 138 Route 87:** J. Blair stated that he is proposing to construct a veneer and widen ramp from 4' to 5' to assist with the safety when launching a kayak at 138 Route 87. He explained that LMAC has recommended approval for construction of the veneer but recommends denying approval for the widening of the ramp. M. Coleman stated that ramps that are wider than 4' have the ability to launch motor-crafts. He explained that invasive species are a concern at any boat launch area and that existing launches of such width are grandfathered to remain as are. Joann Doyle explained that the purpose of widening the ramp would be to ensure

safety of those getting in and out of kayaks. She stated that the existing ramp does not allow much space at all to get in and out of the kayak making it a safety hazard. J. Doyle expressed that she has no intention of launching motor-crafts from the launch.

W. O'Brien feels that safety issues should be considered and that there should be flexibility on such items and feels that it should be widened. C. Vance expressed concern that approving this request would set precedence for others. M. Coleman explained that all LMAC can do is make recommendations to the BOS and that the BOS has the power to make the final decision. R. Bogue finds it a very perplexing situation because it puts LMAC in jeopardy of other individuals coming to them saying "why could she do it but I can't" but does not want to see town residents unable to utilize their property as they would like. Mike Gnazzo and M. Coleman stressed that LMAC must be very careful when making exceptions. M. Gnazzo suggested the possibility of widening a portion of ramp while still maintaining the 4' entry to water. S. Everett asked if it may be beneficial to bring this back to LMAC to discuss further seeing as there is indeed a safety issue at hand. Discussion followed. C. Vance MOVED to refer the request from J. Doyle to widen the ramp at 138 Route 857 back to LMAC to further consideration. MOTION FAILED 1:4:0. W. O'Brien MOVED to approve the application as well as the request to widen the current 4' ramp to 5' and to take the necessary steps to ensure proper water diversion. MOTION CARRIED 4:1:0 with C. Vance opposing.

- 6.2 **Application of Henry Beck on behalf of Doreen Mouzakes to repair seawall at 41 Sleepy Hollow Road:** C. Vance MOVED to approve the application Henry Beck on behalf of Doreen Mouzakes to repair the seawall at 41 Sleepy Hollow Road contingent upon the recommendations set forth by LMAC. MOTION CARRIED 5:0.
- 6.3 **Application of Henry Beck to repair seawall at 136 Route 87:** S. Everett MOVED to approve the application of Henry Beck to repair the seawall at 136 Route 87 contingent upon the recommendation set forth by LMAC. MOTION CARRIED 5:0.
- 6.4 **Application of Gayle and James Mulligan to replace dock and repair seawall at 9 Nuhfer Drive:** C. Vance MOVED to approve the application of Gayle and James Mulligan to replace dock and repair seawall at 9 Nuhfer Drive contingent upon the recommendations made by LMAC. MOTION CARRIED 5:0.
- 6.5 **Application of Dan O'Neill to replace / construct new dock at 48 Route 87:** S. Everett MOVED to approve the application of D. O'Neill to replace/construct a new dock/raft and remove a mooring at 48 Route 87 contingent upon the conditions set forth by LMAC. MOTION CARRIED 5:0.
- 6.6 **Application of Carmelo and Marybeth Roldan to replace seawall at 35 Sleepy Hollow Road:** C. Vance MOVED to approve the application of C. and M. Roldan to replace the seawall at 35 Sleepy Hollow Road contingent upon the conditions set forth by LMAC. MOTION CARRIED 5:0.

S. Everett MOVED to add item 7.4 to the agenda entitled, "Resignation of Robert Lataille as Transfer Station Attendant." MOTION CARRIED 5:0.

7. APPOINTMENTS / RESIGNATIONS

- 7.1 **Appointment of Marc Volza as Rec Director:** C. Vance MOVED to hire M. Volza as Rec Director. MOTION CARRIED 5:0.
- 7.2 **Appointment of Nell Reinwald as Assistant to the Rec Director:** C. Vance MOVED to appoint N. Reinwald as Assistant to the Rec Director. MOTION CARRIED 5:0.
- 7.3 **Appointment of Marcy Littlefield, Terry Ingersoll and Briana Shahan as Floaters:** C. Vance MOVED to appoint M. Littlefield, T. Ingersoll and B. Shahan as Floaters. MOTION CARRIED 5:0.
- 7.4 **Resignation of Robert Lataille:** The BOS recognized the resignation of R. Lataille.
- 8. **TOWN ADMINISTRATOR REPORT:** See report.

9. CORRESPONDENCE

- 9.1 **Thank you letter from Ann Dunnack re: Mono Pond**

10. BUDGET

- 10.1 **Transfers:** S. Everett MOVED to approve the following transfer:

AMOUNT/TRANSFER #	FROM A/C #/DESCRIPTION	TO A/C #/DESCRIPTION
\$2,100 / 2016-003	10-4130-010, ROV Salaries	10-4130-750, ROV Professional Improvements
\$2,100 / 2016-003	10-4130-016, ROV Election Workers	10-4130-750, ROV Professional Improvements

\$600 / 2016-003	10-4130-500, ROV Prof/Technical	10-4130-750, ROV Professional Improvements
\$150/ 2016-003	10-4130-500, ROV Prof/Technical	10-4130-770, ROV Transportation

MOTION CARRIED 5:0.

R. Bogue MOVED to approve the following transfer:

AMOUNT/TRANSFER #	FROM A/C #/DESCRIPTION	TO A/C #/DESCRIPTION
\$200 / 2016-004	10-4112-300, Admin Supplies	10-4270-300, Youth Svcs Supplies

MOTION CARRIED 5:0.

R. Bogue MOVED to approve the following transfer:

AMOUNT/TRANSFER #	FROM A/C #/DESCRIPTION	TO A/C #/DESCRIPTION
\$416 / 2016-005	10-4800-900, Contingency	10-4132-515, Assessor Contracted Svcs

MOTION CARRIED 5:0.

C. Vance MOVED to approve the following transfers:

AMOUNT/TRANSFER #	FROM A/C #/DESCRIPTION	TO A/C #/DESCRIPTION
\$3,984 / 2016-006	10-4800-900, Contingency	10-4530-500, Bldg Svcs, Prof/Tech Svcs
\$1,200 / 2016-006	10-4800-900, Contingency	10-4530-770, Bldg Svcs, Transportation

MOTION CARRIED 5:0.

S. Everett MOVED to approve the following transfers:

AMOUNT/TRANSFER #	FROM A/C #/DESCRIPTION	TO A/C #/DESCRIPTION
\$4,200 / 2016-007	10-4112-010, Admin Salaries	10-4112-012, Admin Auto Allowance

MOTION CARRIED 5:0.

10.2 Refunds: R. Bogue MOVED to approve the following refunds:

AMOUNT	FROM	TO
\$.90	Town of Columbia	Eric Cummings
\$61.42	Town of Columbia	Victor Oliveira
\$249.11	Town of Columbia	Vault Trust
\$23.31	Town of Columbia	Joseph Barros
\$22.82	Town of Columbia	Bellone, C.
\$5.45	Town of Columbia	Zosia Carlquist
\$7.43	Town of Columbia	Eric Cummings
\$54.54	Town of Columbia	Donald or Donna Doucette
\$41.64	Town of Columbia	Sharon Fox
\$29.03	Town of Columbia	Geoffrey Gratton
\$11.40	Town of Columbia	Linda Hankard or Fabian Alvarado
\$19.75	Town of Columbia	Kasica Enterprises LLC
\$153.13	Town of Columbia	Victor Oliveira
\$94.95	Town of Columbia	David Shaw
\$8.33	Town of Columbia	Richard or Jul Savino

MOTION CARRIED 5:0.

11. APPROVE PAYMENT OF BILLS: R. Bogue MOVED to approve the payment of bills in the amount of \$367,496.63. MOTION CARRIED 5:0.

12. BOARD MEMBER COMMENTS: None.

13. EXECUTIVE SESSION

13.1 Real estate per State Statutes Section 1-200(6)(D); Pending Litigation per State Statutes Section 1-200(6)(B); Personnel per State Statutes Section 1-200(6)(A); C. Vance MOVED to enter into executive session at 10:15 pm with N. Nau present. Executive session ended at 10:55 pm.

14. **ADJOURNMENT:** C. Vance MOVED to adjourn at 10:56 pm and the MOTION CARRIED UNANIMOUSLY. The next BOS meeting is scheduled for Tuesday, October 20, 2015 at 7 pm.

Respectfully submitted by Kimberly A. Bona