

OFFICE OF THE  
FIRST SELECTMAN

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William F. Brennan  
*First Selectman*

Harold E. Clark  
*Second Selectman*

Ted W. Hoffstatter

Richard J. Dubow

James A. Saxe

TOWN HALL  
238 Danbury Road  
Wilton, CT 06897

**BOARD OF SELECTMEN REGULAR MEETING  
MONDAY, DECEMBER 3, 2012  
MEETING ROOM B, WILTON TOWN HALL**

**PRESENT:** First Selectman Bill Brennan, Hal Clark, Richard Dubow, James Saxe, Ted Hoffstatter

**GUESTS:** Sandy Dennies, Rep. Gail Lavielle, Steve Pierce, Tom Thurkettle, Phil Damato, Bruce Hampson, Ty Tregallas (Turner Construction), Malcolm Whyte, David Cote, Mary Higgins, Devin Comisky, Jan Andras

**OTHERS:** 4 member of press

Mr. Brennan called the meeting to order at 7:30 p.m.

A. Consent Agenda

Upon motion by Mr. Dubow, the consent agenda was unanimously approved as follows:

Minutes

- Board of Selectmen Regular Meeting Minutes – November 19, 2012

Tax Refunds

- Motor Vehicle Tax Refunds as per Tax Collector's Memo of 11/26/12

Gifts

- Donation of \$200 to the Senior Center from the Encore Club

The gift to the Senior Center is most appreciated.

## B. Discussion and/or Action

### 1. Miller Driscoll Facility Evaluation Report

Mr. Ty Tregallas of Turner Construction gave a summary of the report that focused on the exterior walls, electrical, sanitary sewer, asbestos and mold. They have concluded that the two buildings, one 45 and one 48 years old, are structurally sound and renovatable. There were no surprises discovered during the forensic evaluation.

Mr. Dubow drafted a copy of objectives for the Miller Driscoll facility which will be reviewed by the other Selectmen for future discussion. Input will also be requested from the Board of Education.

### 2. Comstock Community Center – Review of Cost Estimates

Turner Construction reviewed the cost estimates provided by KG&D Architects for various improvements to the Comstock building and provided their own estimates. These estimates were requested to determine what can be done to extend the life of this building. No decisions have been made as to what improvements would be made and no appropriations have been made for any of these at this time. Mr. Dubow drafted a copy of objectives for the Comstock Community Center. The other Selectmen will review and this will be discussed at the December 17th meeting.

### 3. Capital Improvement Projects – Status

The Steering Committee is putting together a list of potential candidates for various Building Committees. KG&D Architects has been awarded the bid for design of the Middlebrook/High School toilet renovations project.

### 4. Investment of Undesignated Fund Balance

Ms. Dennies reported that the current investment of \$3 million of the undesignated fund balance with Janney Montgomery Scott has allowed the Town to gain greater yields than traditional sources. Therefore, she is requesting authorization to increase the amount invested by an additional \$3 million. Mr. Brennan moved that the Town of Wilton, through the Board of Selectmen and Board of Finance, hereby authorize Sandra L. Dennies, Treasurer, to work with Janney Montgomery Scott for the investment of approximately an additional \$3 million of the undesignated fund balance in investments that are compliant with CGS Chapter 112, Sec. 7-400 in an effort to safely provide additional revenue from the Town of Wilton's reserves. Motion seconded and unanimously carried.

### 5. Resolution of River Road Easement Issue regarding Yankee Gas Project

Mr. Brennan moved that the road agreements with Glen River Condominium Association, Inc., Village Walk Condominium Association, Inc. and Ogden

Housing, Inc. be approved and that the First Selectman be authorized to sign same on behalf of the Town of Wilton. Motion seconded and unanimously carried.

6. Resolution of Easement issue with Grey Rocks regarding Yankee Gas Project

Mr. Brennan moved that the First Selectman be authorized to sign a road maintenance and indemnification agreement identical to the ones previously approved for Glen River and Village Walk Condominium Associations and Ogden House by and between the Town and Grey Rocks, Inc. when said agreement has been prepared and approved by the Town Attorney. Motion seconded and unanimously carried.

7. Agreement with Ambler Farm regarding Matching Payments

Mr. Clark moved to approve the Agreement by and between the Friends of Ambler Farm and the Town of Wilton, dated 11/16/12. Motion seconded and unanimously carried. This agreement memorializes a verbal agreement whereby the Friends of Ambler Farm agree that they have raised \$125,000 in private funds in support of the Project and are eligible to receive \$125,000 of Town bond funds. Also, that they are eligible for additional matching funds up to and including an additional \$125,000, once they have raised an additional \$125,000 in private funds.

8. Proposed revisions to Wilton Alarm Ordinance

Ms. Dennies advised that the current system used for information and billing as per the Alarm Ordinance is an old DOS system that can no longer be serviced. The Town's new public safety system has an alarms module, but in order to use it, we need to alter our billing methods. A committee of individuals from Police, Tax and Finance has looked into how other Towns address registration and billing of false alarms and a draft of proposed revisions to our current Ordinance was prepared. As per the Town Charter, the Board of Selectmen will hold a Public Hearing before taking action on any proposed amendment. A date for the Public Hearing will be set at the December 17<sup>th</sup> BOS meeting.

9. Appointment to Wilton Water Commission

Mr. Brennan moved to appoint Ms. Jade Hobson as a member of the Wilton Water Commission. Motion seconded and unanimously carried.

10. Miscellaneous Other Business

Financial Report – Ms. Dennies gave a brief overview of the report given to the Board of Finance on 11/30. We are on target with revenues and expenditures.

Director of Facilities and Energy Management – Mr. Brennan handed out a timeline beginning with the 2007 NESC Report commissioned by the Board of Finance to address better management of facility capital projects. He will be meeting with NESC to discuss updating the report to include energy management. He will then request a full-time position in the FY 2014 Budget.

Mr. Dubow moved to approve proceeding with NESC in updating the 2007 Report. Motion seconded and unanimously carried.

2008 Comstock Community Center Building Committee – To avoid confusion with future Comstock improvement projects, Mr. Dubow moved to approve the discharge of the inactive Comstock Community Center Building Committee formed in 2008. Motion seconded and unanimously carried.

- C. Public Comment – Mr. David Cote, 10 Oak Ridge Lane gave a presentation on a proposal for a pathway on Wolfpit Road, outlining the benefits to the neighborhood, community and Miller-Driscoll School. Ms. Mary Higgins and Mr. Devin Comiskey both gave their support of this proposal. The Selectmen thanked Mr. Cote for an excellent, well thought-out proposal and all agreed that this is a good proposal. Since this is a State, not Town, road, it was suggested that the group obtain support from our state legislators. The Town will cooperate and be supportive to this citizen advocacy group.

#### D. Reports

1. First Selectman's Report:

Paving – At the end of this paving season, 21 roads, almost 8 miles, have been paved, including the high school driveway and Clune Center parking. Work will resume in the spring.

Storm Debris – The drop-off location will continue to accept residential debris until December 31, 2012

2. Selectmen Reports –

Mr. Saxe – The Library and Board of Education have now formally announced their support of the Town-wide Network Project.

Mr. Hoffstatter – Thank you to the Hockey Club for arranging an Alumni game.

Mr. Clark – No report

Mr. Dubow – No report

- E. Adjournment - Having no further business, the meeting was adjourned at 9:35 p.m.

Jan Andras, Recording Secretary