

Town of New Fairfield
Board of Selectmen
Board of Finance
Board of Education
Permanent Building Committee
4 Brush Hill Road
New Fairfield, CT 06812

SPECIAL MEETING MINUTES

Joint Special meeting
Thursday, June 13, 2024
6:30 PM

Meeting House Hill School Cafetorium

<p><u>Board of Selectmen members present</u> Melissa Lindsey, First Selectman Tom Perkins, Selectman <u>Board of Selectmen members not present</u> Pat Del Monaco, Selectman</p>	<p><u>Board of Finance members present</u> Thora Perkins, BOF Chairman Wes Marsh, BOF member Cheryl Reedy, BOF member Gary Reetz, BOF member Greg Williams, BOF alternate member</p>
<p><u>Board of Education members present</u> Dominic Cipollone, BOE Chairman Kathy Baker, BOE member Tim Blair, BOE member Sue Huwer, BOE member Kim LaTourette, BOE member Samantha Mannion, BOE member Ed Sbordone, BOE member</p>	<p><u>Permanent Building Committee members present</u> Don Kellogg, PBC Chairman Nick Ciminello, PBC member Maureen Clegg, PBC member Mark Havira, PBC member</p>
<p><u>Working Group members present</u> Dr. Ken Craw, Superintendent of Schools Carrie DePuy, Director of Business and Operations Paul Gouveia, Director of Technology Tony Iadarola, Town Engineer Scott Pellman, Colliers Owner’s Representative Phil Ross, Director of Buildings and Grounds Evan White, Zoning Enforcement Officer</p>	

Call To Order

First Selectman Melissa Lindsey called the meeting to order for the BOS at 7:05pm
BOE Chairman Dominic Cipollone called the meeting to order for the BOE at 7:05pm
BOF Chairman Thora Perkins called the meeting to order for the BOF at 7:05pm
PBC Chairman Don Kellogg called the meeting to order for the PBC at 7:05pm.

Pledge of Allegiance

Information Items

Introduction of the Working Group and reading of the statement into the record.

Melissa Lindsey introduced the members of the Bus Lot Working Group and read a statement from the group. She noted that the group is made up of key advisors and stakeholders with the goal of taking a fresh look at previous sites and to evaluate potential new sites.

Statements on Collaboration

The group identified nine potential sites and developed a detailed scoring matrix to evaluate each site and used this scoring system to narrow the list to four sites. It was noted that no out of town locations were considered suitable for this purpose. Four sites that were chosen for further study include:

- Consolidated School 302 Ball Pond Road
- Drop Off Center at 33 Bigelow Road
- Parking Lot and Associated Recreation areas- 54 Gillotti road
- Wooden lot behind Meeting House Hill School- 302 Ball Bond Road

Next Steps and Engineering Study

The working group discussed the hiring of an independent civil engineer consultant (Benjamin V. Doto) with no prior involvement with this project. The cost for this proposal is \$41,600 and it is recommended that this cost be split equally among the BOE (School building project funds), BOS and PBC. The study is expected to be completed over the summer and the findings will be shared publicly soon after. Members of the Working Group spoke of the process and their satisfaction with how well this group worked together to come up with a consensus for this issue.

Work Accomplished to Date

Identified Bus Parking Lot criteria
Identified all potential site locations
Developed numeric system to rate sites
Rated all sites using scoring criteria
Identified sites for further study based on highest scores

Future update and timelines

- Public meeting
- Permit process

- Application for State School Construction grant
- Cost Estimates
- Funding

Board member question and answer session

Selectman Tom Perkins asked if the lot must be on a parcel owned by the school.

BOE member Sue Huwer asked about the procedure for Working Group meetings and if Freedom of Information rules were followed.

BOF member Cheryl Reedy asked about the ultimate cost of replacing facilities that are lost if the site ends up at the high school.

BOF member Wes Marsh complimented the group for working so well together. It was noted that the engineer will ultimately give their opinion of which is the best site.

BOF alternate member Greg Williams asked if all members of the working group were unanimous in their decision.

There was a brief discussion of the role of the Zoning Commission in this process.

Action Items

PBC- Don Kellogg made a motion approve the proposal from Benjamin V. Doto, III, PE LLC for Engineering Evaluations, Concept Planning and Estimating Services for Multiple Site, submitted June 7, 2024, and also to approve the allocation of \$13,866.67 from project contingency to fund one third of the total cost of these professional services. Maureen Clegg seconded the motion.

Vote 3-0-0 (Motion approved)

BOE- Dominic Cipollone made a motion to recommend to the full Board of Education to pay one third of the Engineering Services for the Bus Lot study in the amount of \$13,867.00. Samantha Mannion seconded the motion. **Vote 6-1-0 (Motion approved- Sue Huwer opposed)**

BOS- Melissa Lindsey made a motion to approve an additional appropriation (Town Meeting Not Required) of \$13, 867.00 from Cap & Non Unappropriated to Cap & Non Town Properties for Engineering Services for Bus Lot Study. Tom Perkins seconded the motion. **Vote 2-0-0 (Motion approved)**

BOF- Cheryl Reedy made a motion that the BOF approve an additional appropriation (Town Meeting Not Required) of \$13, 867.00 from Cap & Non Unappropriated to Cap & Non Town Properties for Engineering Services for one third of the Bus Lot Study. Wes Marsh seconded the motion. **Vote 4-0-0 (Motion approved)**

Public Comment

Christine Garabo thanked the working group for their cooperation. She questioned if the Consolidated property were to be picked would it still be considered school property or would it become town property.

Colleen Cox spoke of concerns of using the old Consolidated School for the bus lot. She suggested using the high school property and moving the playground and the dog park to the Consolidated property.

Parks and Rec Commission Chairman Sean Loughran asked that the Parks and Rec commission be notified beforehand in the event that the playground is moved to another location.

Joe Grafu spoke of the popularity of the dog park and asked that careful consideration be done before moving the dog park.

Rick Regan spoke of concerns as to why the bus lot litigation was withdrawn.

Adjournment

Melissa Lindsey made a motion to adjourn the meeting for the BOS at 7:38 pm. Tom Perkins seconded the motion- **All in favor**

Dominic Cipollone made a motion to adjourn the meeting for the BOE at 7:38 pm. Kathy Baker seconded the motion- **All in favor**

Don Kellogg made a motion to adjourn the meeting for the PBC at 7:38 pm. Nick Ciminello seconded the motion- **All in favor**

Thora Perkins made a motion to adjourn the meeting for the BOF at 7:38 pm. Wes Marsh seconded the motion- **All in favor**

Respectfully submitted,
Suzanne Kloos