

*Town of New Fairfield*  
**Board of Selectmen**  
**4 Brush Hill Road**  
**New Fairfield, CT 06812**

MINUTES  
**Board of Selectmen Regular Meeting**  
**Thursday, September 13, 2018**  
**7:30 PM**  
**Community Room at 33 Route 37**  
**(REVISED)**

**Members present:**

Pat Del Monaco, First Selectman  
Khris Hall, Selectman  
Kim Hanson, Selectman

**Other Town Officials Present:**

Ed Sbordone, Finance Director  
Wes Marsh, BOF Chairman

**Call To Order** First Selectman Pat Del Monaco called the meeting to order at 7:30pm

**Pledge of Allegiance**

**Public Comment**- None

**Correspondence and Announcements**

First Selectman Pat Del Monaco noted that the Commission on the Aging will host a forum on resources for caregivers on Saturday, September 29<sup>th</sup> at 10:00 am in the New Fairfield Senior Center. Dr. Lori Wagner will be the keynote speaker.

First Selectman Pat Del Monaco noted that the Parks and Recreation Department will have the Haunting on the Hollow on weekends from October 13<sup>th</sup> thru October 27<sup>th</sup>. Volunteers are need for building and decorating the haunted houses, help with ticket sales, help with parking or participants to dress up and scare. Anyone interested should call the Parks and Rec office. The email and phone number can be found on the town's website.

Selectman Khris Hall spoke of the following events for New Fairfield Family Day:

- Pops Concert on Memorial Field on Friday, September 14<sup>th</sup> from 7pm to 9pm.
- Events for Saturday will be held at several venues in town and will be held from 12:00 noon to 4pm.
- The Community Service Club will host the Taste of New Fairfield on Saturday, September 15<sup>th</sup> with proceeds will go to the Storm Relief Fund for the May 15<sup>th</sup> storm.

**Approval of Minutes**

Pat Del Monaco made a motion to approve the minutes of the August 23, 2018 regular meeting as presented. Kim Hanson seconded the motion. **Vote: 3-0-0 (Motion approved)**

**Budget Transfers**

Kim Hanson made a motion to approve the following Intra-Departmental transfer for the year 2017-2018 in the amount of \$890.00. Khris Hall seconded the motion. **Vote: 3-0-0 (Motion approved)**

**Budget Transfers (con't)**

\$	Transfer From		\$	Transfer To	
\$890.00	4310-610-1	Public Works- Buildings and Grounds M&S	\$890.00	4310-421	Public Works- Disposal of Waste (DOC Year End Charges to Town)
<b>\$890.00</b>			<b>\$890.00</b>		

**Personnel Report**

Pat Del Monaco made a motion to approve the Personnel Report dated September 13, 2018 as presented.

Khris Hall seconded the motion.

**Vote: 3-0-0 (Motion approved)**

**Appointments**- None

**OLD BUSINESS**

**Debris Removal update**

Pat Del Monaco noted that the application for FEMA reimbursement has been filed. The cost for debris removal was approximately \$2.5 million. There was a brief discussion of the cost per cubic yard and bid process for the private road clean up.

**Set date for Special Town Meeting to approve the request by the Town of New Fairfield for funding from the Hindman/Bernhard Trust**

Pat Del Monaco made a motion to set Thursday, September 27<sup>th</sup> at 7:15pm in the Community Room at 33 Route 37 to approve the request by the Town of New Fairfield for funding from the Hindman/Bernhard Trust for a sum not to exceed \$27,906.94 for the purpose of replacing the Lifepak unit in the medic car owned by the Town of New Fairfield. Khris Hall seconded the motion.

**Vote: 3-0-0 (Motion approved)**

**Discussion of proposed Blight Ordinance**

There was a lengthy discussion of the draft blight ordinance and it was noted that the main purpose of this ordinance would be to address homes that pose a danger to either the occupants or the neighbors. There was a discussion of the exact definition of blight. The board reviewed a new draft of a proposed ordinance, rather than the proposal that had been in front of voters before.

This ordinance would have a board that will make all decisions regarding any properties and would account for special considerations in certain circumstances. There was a suggestion of notifying neighbors for the any properties that come before the board.

The next step is for First Selectman Del Monaco to review the discussion and make changes to the proposal for review at the next meeting. That would be followed by two public hearings and then a vote by residents. The Board welcomes public input on this.

## **NEW BUSINESS**

### **Vote to recommend the transfer of Open Space delineated in Barn Brook subdivision plan from Town of New Fairfield to Candlewood Valley Land Trust to the Planning Commission for an 8-24 referral**

Pat Del Monaco noted that this parcel borders another piece of property owned by the Candlewood Valley Land Trust. This will first go to the Planning Commission for a referral and then will go to a Town Meeting.

Pat Del Monaco made a motion to recommend the transfer of Open Space delineated in Barn Brook subdivision plan from the Town of New Fairfield to the Candlewood Valley Land Trust to the Planning Commission for an 8-24 referral. Kim Hanson seconded the motion. **Vote: 3-0-0 (Motion approved)**

### **Vote to adopt Town of New Fairfield Debt Policy**

The Board of Finance made some changes to this policy at their September 12<sup>th</sup> meeting. Finance Director Ed Sbordone will provide a new a policy with the changes and the BOS will vote on this at a future meeting.

### **Preliminary Pre-audit 2017-2018 operating surplus**

Ed Sbordone spoke of the operating surplus for the in the amount of approximately \$2.6 million. He spoke of the BOF policy which puts 100% of the revenue surplus in the General Fund and up to 50% of the expenditure surplus in the General Fund with the remainder being refunded to the respective boards. It was noted that storm expenditures from the May 15<sup>th</sup> storm are in a separate fund.

The BOS discussed capital projects specifically the Beach House and the docks at the marina. It was noted that there is approximately \$82,000 in the dock replacement fund but the approximate cost to replace the docks would be \$850,000. It was noted that dock fees generate almost \$200,000 per year. There was a suggestion of the possibility of raising dock fees. Other projects discussed were the Saw Mill Bridge project and paving of roads. It was noted that roads that were scheduled to be paved this year have been put on hold due to debris clean up. There was a suggestion of using some of the surplus to ameliorate future taxes.

### **Public Comment**

John McCartney spoke of the proposed blight ordinance and noted that the draft is on the website with the agenda for tonight's meeting. He encouraged residents to look at all drafts. He spoke of the need for a process for a blight ordinance and also encouraged the BOS to have a Blight Prevention Board that includes some citizens.

Wes Marsh spoke of the possibility of raising dock fees in order to generate revenue for dock replacement.

Selectman Kim Hanson reminded his fellow selectmen that if they read letters to the Candlewood Lake Authority to make it clear that they are their personal opinions and not the opinion of the entire Board of Selectmen.

### **Adjournment**

Kim Hanson made a motion to adjourn the meeting at 9:16 pm. Khris Hall seconded the motion. **Vote: 3-0-0 (Motion approved)**