

**TOWN OF SOMERS
BOARD OF SELECTMEN
MINUTES – REGULAR MEETING
Monday, January 22, 2007
(immediately following Town Meeting)
at 7:00 p.m.)
Town Hall Auditorium**

1. Location of Emergency Exits: not necessary, less than 100 in attendance

2. Call to Order:

First Selectman David Pinned called the meeting to order at 7:40 p.m.

3. Members Present:

Selectmen David Pinney and Kathy Devlin

4. Pledge of Allegiance: flag was not available

5. Correspondence: nothing at this time

6. Citizen Comments:

Town Clerk Ann Logan asked for something in writing to verify that David Pinney, Kathy Devlin and Bill Boutwell are not voting members of the Pension Committee and are present at their meetings only in an advisory capacity.

7. Old Business:

7.1 Request Economic Development Commission (EDC) to evaluate options for the Somersville Mill

David Pinney has drafted up a letter to EDC directed to its vice-chairman David Reed which asks the commission to examine other uses for the mill building. David suggested involving the Somersville Planning Committee and other committees/commissions for suggestions of new uses for the mill. Kathy Devlin requested that a specific date for a reply be added to the draft. After a discussion, it was decided that March 15, 2007 would be a fair date for a reply. Kathy Devlin said the Board would be willing to meet with the EDC for a special meeting, if needed. David Pinney noted that there is interest in the mill from private developers. Kathy said the EDC should only be concerned with establishing new uses for the mill and not any legal ramifications that may arise.

Kathy Devlin made a motion to send this charge to the EDC with the addition of a completion date by March 15, 2007; seconded by David Pinney and unanimously approved.

7.2 Appointments

7.2.1 Recommend appointments to the CIP Committee

Everyone currently serving on the CIP Committee appears to be in favor of continuing to serve. The Board's concern would be the reappointment of Bradley Pellissier,

Everett Morrill, Bill Meier and David Pinney. The school board members should be reappointed by the BOE. Kathy Devlin made a motion to recommend to the Board of Finance the reappointment of Bradley Pellissier, Everett

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Morrill, Bill Meier and David Pinney to the CIP Committee. This motion was seconded by David Pinney and unanimously approved.

7.2.2 Consider appointment to fill vacancies currently existing on town's committees

There is a full vacancy on the Planning Commission based on Michael Collins' desire to not be reappointed. After a discussion, Kathy Devlin made a motion to rescind Michael Collins' reappointment and appoint Greg Genlot to take his place with a term expiration date of 12/22/11. We will now need another alternate for the Planning Commission.

A motion was made by Kathy Devlin, seconded by David Pinney and unanimously approved to add Jill Conklin to the list of members of the Somersville Planning Committee.

There is a need for alternates on the Zoning Board of Appeals, (ZBA). After a discussion, Kathy Devlin made a motion to appoint B.J. Ferro as an alternate on ZBA with a term expiration date of 12/22/11. Kathy Devlin made a motion to appoint Jerry Young as an alternate to fill an unexpired term that expires 4/8/07. This motion was seconded by David Pinney and unanimously approved.

There are some openings on the Cultural Commission. Kathy Devlin made a motion to accept, with regret, the resignation of Elizabeth Devine; seconded by David Pinney and unanimously approved. Kathy Devlin made a motion to appoint Robert Hall to the Cultural Commission with a term expiration date of 12/22/08 and Florence Brown with a term expiration date of 12/22/07. This motion was seconded by David Pinney and unanimously approved.

8. New Business:

8.1 Review and possibly adopt procedures for selling the lots created from the Whitaker property

David Pinney said the Board of Selectmen is charged with adopting procedures for selling the lots created from the Whitaker property. After a discussion, the following was decided: (1) There will be a minimum bid established of \$125,000 per lot plus associated

expenses (2) The bids will be sealed and opened at a specific time and place (3) Each bid will be accompanied by a certified check for \$10,000 or a bid bond for \$10,000 to be used as a down payment (4) Full payment for the lot will be required at the closing. The bidder must be willing to sign a purchase and sale agreement that guarantees full payment.

David Pinney will collect the cost information so the Board can vote on this issue.

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8.2 Review schedule of reports from the Animal Control Officer

Kathy Devlin said the Board needs to establish a schedule for the Animal Control Officer to follow for submission of her required reports. Animal Control Officer Jennifer Rose reports to the State on a monthly basis as to how many animals were in the pound, how many homes were found for them and if any animals were euthanatized. She also does a follow-up report and notification to dog owners if they have not re-registered their animal as well as keeping current with rabies injections and animals no longer living in Somers. Last year, notification to delinquent dog owners was sent too late in the year – almost to the time of the next year's registration. After a discussion, it was agreed that Jennifer should send notification to dog owners within 60 days of the expiration of the current license. It might be useful to have Jennifer do her reports while she is in Town Hall so it can be easily seen how long it takes for her to do the necessary reports.

8.3 Tax Collector's Proposal to pursue tax sale to cover delinquent taxes

The tax collector is gearing up for a tax sale on delinquent properties. She is looking mainly at three properties that have been affected by industrial contamination. She is examining the desirability of expanding the tax sale to cover more properties that would be attractive to a potential buyer. She has submitted a list of ten to twelve properties. However, some people are still living in these properties which could mean eviction procedures. After a discussion, it was suggested that the tax collector do a title search on these properties to be sure there are not any unknown encumbrances. It was also decided to check with the Town Attorney to get his thoughts on this process.

8.4 Proposed Application for STP-Urban Grant for improving the intersection of Main Street and Springfield and South Roads

David Pinney stated that the Board has been asked to apply for this grant which would modify the position of South Road so that it comes closer to Springfield Road. A resolution would be needed from the Board wherein we state our intent to participate with this project should the grant be awarded. All roads involved are State roads and all costs should be

picked up by State and Federal dollars. Kathy Devlin made a motion to authorize the First Selectman, David Pinney, to apply for a STP-Urban Grant for improving the intersection of Main Street, Springfield Road and South Roads. This motion was seconded by David Pinney and unanimously approved. Kathy Devlin asked if the design needs to be what CRCOG has proposed or can we change it? David Pinney suggested that we take the project forward as currently designed. If the application is successful, the town can withdraw its support of the project. Kathy Devlin is in favor of meeting with CRCOG and the DOT to see if there are options to what has already been proposed.

Town Planner Patrice Carson dropped by during this discussion and stated that we need

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a resolution to apply for this grant before the end of this month. She also said that as part of this project, we could put in sidewalks and the town would only have to pay about 10% of the cost.

8.5 Other:

David Pinney reported that the developer has requested that the Board of Selectmen to decide where streetlights are needed in a small proposed subdivision at the intersection of Hampden and Stafford Roads. He will review this request with our consulting engineer, Merv Strauss.

9. Authorization of Scheduled Payments:

Kathy Devlin made a motion, seconded by David Pinney and approved unanimously to authorize scheduled payments in the amount of \$164,598.08 generated on January 17, 29 and 22, 2007.

10. Appropriations/Transfers:

Kathy Devlin made a motion to approve the following appropriations/transfers, seconded by David Pinney and unanimously approved:

Fire Dept.

transfer \$1,000 from acct.#20-16-584.1Foam to acct. #20-16-531.1 bldg. maint.

transfer \$1,000 from acct.#20-16-563.1 Pagers to acct. #20-16-531.1 bldg. maint.

Fire Marshal

transfer \$50 from Acct.#20-10-534.2 NFPA membership dues to acct. #10-16-534.1 membership dues

transfer \$3000 from acct. #20-10-501.3 FM salary to acct. #20-10-502.3 fire investigation

School Construction

transfer \$76,866.05 from acct. #10-50-102.0 high school contingency to acct. #10-52-411.0 BOF School Contingency

transfer \$46,029.74 from acct. #10-52-202.0 Elementary Contingency to acct. #10-52-411.0 BOF School Contingency

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reimbursement appropriation of \$5,000 to acct. #10-10-518.1 Economic Development

transfer \$1700 from acct.#10-10-509.1 temporary salaries to acct. #51-30-508.2 Meals on Wheels Coord.

Transfer Station

transfer \$2,000 from acct. #10-10-531.1 capital bldg. maint. to acct. #30-34-589.1 Transfer Operating

transfer \$1,200 from acct. #30-34-588.1 Recycling to acct. #30-34-589.6 landfill maint. operation.

10.1 Tax Refunds: There were none.

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11. Approval of Minutes:

- 11.1 Special BOS Meeting of 11/16/06
- 11.2 Regular BOS Meeting of 11/27/06
- 11.3 Special BOS Meeting of 12/11/06
- 11.4 Special BOS Meeting of 12/18/06
- 11.5 Special BOS Meeting of 1/3/07
- 11.6 Special BOS Meeting of 1/11/07
- 11.7 Special BOS Meeting of 1/16/07
- 11.8 Special BOS Meeting of 1/19/07

Kathy Devlin made a motion to approve the minutes listed above as written with the exception of 11.1 and 11.8 that require the approval of Selectman Ernie Allsup. This motion was seconded by David Pinney and unanimously approved.

12. Board of Selectmen Remarks:

12.1 Update from First Selectman

BSC Group, the consultant working with the Somersville Planning Committee, will include zoning regulation changes in its recommendations. It also wants to discuss additional work to add to the project to ensure complete implementation of the recommendations.

13. Citizen Comments: There were none.

14. Adjournment:
The meeting adjourned by mutual consent at 9:00 p.m.

Respectfully submitted,

Connie Careno, Recording Secretary
TOWN OF SOMERS

MINUTES ARE NOT OFFICIAL UNTIL APPROVAL AT A SUBSEQUENT MEETING.

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