

TOWN OF WALLINGFORD, CONNECTICUT

REGULAR TOWN COUNCIL MEETING

Town Council Chambers

April 13, 2010

The following Minutes are a record of the Regular Meeting of the Wallingford Town Council held in the Robert Earley Auditorium of the Wallingford Town Hall on Tuesday, April 13, 2010. The Meeting was Called to Order at 6:30 P.M. Responding present to the Roll Call given by Town Clerk Barbara Thompson were Councilors Vincent Cervoni, Nick Economopoulos, Jerry Farrell, Jr., Craig C. Fishbein, John LeTourneau, Robert F. Parisi, Rosemary Rascati, John J. Sullivan and Vincent F. Testa, Jr. Mayor William W. Dickinson, Jr., and Assistant Town Attorney Gerald E. Farrell, Sr. were also present at roll call. Comptroller James Bowes arrived at the meeting at 6:45 P.M.

The meeting began with an Opening Prayer, led by Reverend Margaret Jay of the First Congregational Church. Those in attendance recited the Pledge of Allegiance. The Roll Call was taken.

Chairman Parisi requested a Moment of Silence in remembrance of the late Joseph P. Micalizzi, Wallingford's Fire Marshal, who passed away on March 28, 2010.

3. Consent Agenda

- 3a.** Consider and Approve Tax Refunds (#670 - #707) totaling \$10,763.63
Acct. # 001-1000-010-1170 - Tax Collector
- 3b.** Reappointment of Robert Beaumont to the Historic Properties Commission
as a regular member for a term expiring March 27, 2015
– Chairman Robert F. Parisi
- 3c.** Accept a Donation from Operation Fuel and Approve an Appropriation in the Amount of \$260 Youth and Social Services Special Fund to Donations Acct # 213-1042-070-7010 and to Expenditures Acct # 213-3070-600-6000
– Youth and Social Services
- 3d.** Consider and Approve a Fair Housing Resolution - Mayor
- 3e.** Consider and Approve a Resolution to Contract with the Connecticut Association of Directors of Health, Fiduciary for the Connecticut Department of Public Health, Lead Poisoning Prevention Program, for available funds of \$2,797 and any amended amounts to conduct educational outreach and awareness to prevent lead poisoning – Health Department
- 3f.** Acceptance of Grant and Appropriation of \$2,797 for Lead Poisoning Prevention to Revenue Acct # 224-1040-050-5000 to Expenditure Acct # 224-3010-605-6000 - Health Department
- 3g.** Consider and Approve an Appropriation for Town Aid Road Grant in the Amount of \$70,373 to State Grant Revenue Acct # 229-1040-050-5001-00 and to Expenditures FY 2009-10 Acct # 229-5015-611-6501-00 – Public Works

- 3h.** Consider and Approve a Transfer in the Amount of \$1,250 to Computer Acct # 001-5015-999-9112 from Purchase Professional Services-Boom Truck Testing Acct # 001-5015-901-9027– Public Works
- 3i.** Consider and Approve a Transfer in the Amount of \$225 to Regular Salaries & Wages Acct # 001-7040-101-1000 from Continuing Education & Training \$125 Acct # 001-7040-501-5700 and from Office Expenses & Supplies \$100 Acct # 001-7040-401-4000 – Environmental Planner
- 3j.** Approve Minutes of Regular Town Council Meeting of March 23, 2010

Mr. Farrell moved to approve Consent Agenda items 3a. through 3j. with Mrs. Rascati seconding. All nine (9) Councilors present by voice voted Aye, and the motion passed.

4. Items Removed from the Consent Agenda

AGENDA ADDENDUM

- 11.** Consider and Approve a Bid Waiver Request for Tilcon Connecticut Grading foreman services in the Amount of \$10,000- Public Works Director

Mr. Farrell moved to approve a Bid Waiver for Tilcon Connecticut Grading foreman services in the Amount of \$10,000 as requested by the Public Works Director. Mrs. Rascati seconded. Mr. Farrell read correspondence from Mr. McCully to the Mayor that stated Public Works will use a new state bid for the final phase of the Grieb Road reconstruction for reclaiming, fine grading and paving. The new bid does not include grading foreman services, which are required. To date the Public Works Department has used grading foreman services, expending \$2,600. The memo stated that the remaining \$1,400 would take them to the Town's \$4,000 bid limit which would not fund the remaining work on the project. In addition, Public Works anticipates using this kind of service on other projects to the end of this fiscal year and into next year. The memo noted that the hourly rate for a fine grading foreman is \$56.67.

In attendance: Henry McCully, Director, Pubic Works

Mr. Testa asked if Public Works has a grading foreman on staff that could do the work. Mr. McCully said that they do not and that Tilcon will not allow outside personnel by the Town of Wallingford. He said that they are a trained and experienced team. He said that he went through all of the bids and none of them include a foreman. He said that they are the low bidder for the grading portion. Mr. Testa stated that Tilcon requires that this person be used if the town uses their bid. Mr. McCully concurred.

There were no questions from the public.

All nine (9) Councilors present by voice voted Aye, and the motion passed.

5. PUBLIC QUESTION & ANSWER

Geno Zandri, 9 Balsam Ridge Circle, asked if a business generates traffic that interferes with normal flow of traffic near this business, does the town have the authority to require that this business hire a police officer for traffic control? Mayor Dickinson said that he will inquire as to whether this can be required for an ongoing activity and will get an answer for Mr. Zandri. Mr. Fishbein said that this issue was discussed at the last Public Safety Committee meeting and that the Police Chief has been invited to their next meeting. Chairman Parisi asked that a report from the Public Safety Committee be part of a future Town Council agenda so that it can be presented all at once.

Ted Krol, Yalesville, asked the Council to cease funding for the trail and to balance the budget without raising taxes. He also questioned approval of a \$70,000 plow truck without asking any questions. He said that he wants justification for the two additional plow trucks that are being requested.

6. Consider and Approve a Transfer in the Amount of \$12,000 to Unemployment Insurance Acct # 001-1602-600-8290 from Retirement-Sick Leave Acct # 001-1602-101-1750 - Personnel

Mr. Farrell made a motion to Transfer in the Amount of \$12,000 to Unemployment Insurance (Acct # 001-1602-600-8290) from Retirement-Sick Leave (Acct # 001-1602-101-1750) as requested by the Personnel Director. Mrs. Rascati seconded.

Mr. Farrell read from Mr. T. Sullivan's memo, which stated that higher than expected costs have occurred this year and that this transfer should be sufficient until the end of the current fiscal year.

In attendance: Terence Sullivan, Director, Personnel

Mr. T. Sullivan said that there is \$4,700 left, and they will need every penny of the \$12,000 to get them through June.

In response to Mr. Cervoni, Mr. T. Sullivan said that there have been 32 separations since January 2009 and that it is a funny account to plan. He said that the average is about \$25,000 to \$26,000 per year, but there was a high of \$40,000 about 5 years ago and a low last year of \$18,000 a few years ago. He said that people qualify easily for unemployment; however, the town challenges terminations.

Mr. LeTourneau asked about the Retirement-Sick Leave account. Mr. T. Sullivan said that various labor contracts have language that states that when an employee retires and collects their pension that they are eligible to receive accrued sick leave up to a cap, some are 90 days and some are 100 days. This account covers that cash payment. Presently, they budgeted \$250,000 and they have spent only \$89,000. The funds will lapse on June 30, which this year will be all but the \$90,000 that has been used. Mr. T. Sullivan said that the average payout is around \$22,000 to \$25,000 to a retiree and said there will be more money in the Retirement-Sick Leave account if people don't go (retire). Mr. Testa said that after the transfer there will be about \$150,000.

Mr. T. Sullivan, addressing the other side of the transfer, stated that unemployment looks back

for four quarters, so even if someone filed in the last fiscal year, we still have an unemployment obligation. He said that of the 32 separations, 11 were for retirements and the other 21 were terminations or resignations. Mr. Testa was interested in the replacement of the 32 positions with new people and asked if this has happened. Mr. T. Sullivan said no. He said a lot of these were police officers and dispatchers; there is a full-time position in the recreation department that was not filled on a full-time basis. He said that most of these will be filled and some of them are in the process of being filled now. Mr. Testa said it seems like a good opportunity to take a look at the needs when we are considering layoffs. Mr. T. Sullivan commented that as these positions are vacated, he, the Mayor and the department head look at the position. As an example, a water department position is not being filled. There is a critical look at whether the jobs have to be filled or not.

Chairman Parisi asked if someone is terminated, are they eligible to collect. Mr. T. Sullivan said that if someone is fired for cause for misconduct, for any number of willfulness conduct issues, like malfeasance or theft, that they are generally not entitled to collect unemployment. Wallingford is a dollar for dollar basis reimbursing employer. He said that once a former employee, whether fired or not, goes and gets another job earning ten times the weekly benefit, the maximum being about \$550 per week, collects any unemployment from the state, the town would be billed for every dollar paid out to the former employee. If we were a taxable employer, we would be paying easily six figures per year in this account.

There were no questions from the public.

All nine (9) Councilors present by voice voted Aye, and the motion passed.

7. Consider and Approve a job description for the position of General Line Foreman in the Electric Division - Personnel

Mr. Farrell made a motion to approve a job description for the position of General Line Foreman in the Electric Division as requested by the Personnel Director. Mrs. Rascati seconded.

Mr. T. Sullivan's memo was read by Mr. Farrell. It stated that the job description is a revision of one written over 20 years ago and more accurately reflects the current duties of the job. The compensation remains the same. It stated that the salary range is from \$76,139 to \$97,418

In attendance: Terence Sullivan, Director, Personnel; George Adair, Director, Public Utilities and Rick Hendershot, General Manager, Electric Division

Mr. T. Sullivan stated that the changes were not highlighted in this particular description because there were so many. It was a substantial re-write and is more modern and contemporary than the existing one. He said that they urge the Council's approval.

Mr. Fishbein pointed to the qualifications of the job description with regard to "Associates Degree and certain engineering areas" and asked if this is the standard in that he has no experience with an Associate's degree for engineering in a supervisory position. Mr. T. Sullivan said that it actually is the standard and that they checked with other municipal utilities, and it is becoming more and more a requirement for college. He said that things have changed from 20 to 30 years ago and that

it is not just a supervisory position but that it is also a technical position, and we would like to see some formal training in those trades.

Mr. Fishbein said that part of his understanding for the need for a general line foreman in general is to have someone in the field to supervise activities that are out there. He wanted to know if that is accurate. Mr. Hendershot said that is the large part of this job. Mr. Fishbein said that he has concerns when we are potentially paying someone \$70,000 to \$80,000 per year, and we are stating that one year of experience as a supervisor is preferred. He said he would make it mandatory. Mr. Hendershot said that they discussed this, and the reason for this wording is that if they make it mandatory, there is not candidate pool within the division and that they will always be going outside. He said that this is a front-line, first-level supervision job, and if supervisory experience were required, they would always be dependent upon getting somebody from the outside, who got their first crack at supervision elsewhere and not from within the Electric Division pool. He said that in the small shop like theirs that they don't have the steady continuum of positions that a large utility would have. Mr. Fishbein asked if it were more workable if the salary range to start was somewhat lower if it's just preferred. Mr. Hendershot said that Mr. T. Sullivan can talk about how the jobs are created, the analysis and the standards he uses to come up with how the job is scored and therefore compensated. Mr. T. Sullivan said that lowering the salary is not going to necessarily attract better candidates and that there is some value to encouraging people to compete internally and promote from within because no one knows our system like our own employees. He said this was subject was discussed at great length, and if there ever was a time to use a probationary period, this is the time for that six-month period. The town does use this period for promoted employees and in this position, this person will be scrutinized during that period. The town will not assign someone to be in charge of crews, who cannot supervise, especially since this is the primary responsibility. Mr. Fishbein added 'or has no experience in supervision.' Mr. T. Sullivan pointed out that you could get someone who is a great supervisor, who has no experience.

Mr. Adair added that by making it a 'preferred' characteristic that they take that into heavy consideration. And he thinks they have the right balance.

Mrs. Rascati said she has no problem with the job description but questioned that if this position is approved, is it so they can hire somebody. Mr. T. Sullivan said that technically this position is vacant, because of a retirement, and they have an employee performing the functions on an acting basis but that it would be posted and advertised like any other job.

Chairman Parisi said that the town has been criticized from hiring from the outside for years, and he commends them if they can cover this job from within the division. He said it is a good incentive to workers to know that there is room for growth.

David Gessert, Public Utilities Commissioner, said that he thinks that this is an extremely critical position. He said that this person assigns the workload everyday, manages the workload and keeps track of the productivity of all of our line crew. He said that if the lights go out in a storm, this is the person who will be out 24-hours a day working the crews to make the lights go back on. This person is critical during an emergency. He said that the person acting in this position right now is doing an excellent but will have to compete for the position.

Councilor Sullivan asked about the ratio of this position to employees. This supervisor would manage 16 employees.

Mr. LeTourneau asked if this position is assigned a vehicle that is taken home. Mr. Adair said that they haven't discussed a change in this position not having a vehicle. Mr. T. Sullivan added that it is by the labor contract, the Mayor's authority to designate the assignment of vehicles on a 24-hour basis. Mayor Dickinson said that had yet to be determined and stated that he has real concerns about vehicle assignments and that he would need to understand why it is necessary for another vehicle to go home. He said that it will bear a heavy burden of proof for him to decide that a vehicle will go home given the circumstances and facts that he is aware of. He continued saying that there has been a significant reduction over time, regarding vehicles that go home, and that as positions are filled, those numbers drop off. Chairman Parisi asked how many vehicles go home for the entire town- what positions and who takes them home. Mayor Dickinson said that some vehicles go home all the time and some go home when someone is on-call; and he said that he will provide a list. Chairman Parisi said that at some point he would like to have some discussion on that.

There were no questions from the public.

All nine (9) Councilors present by voice voted Aye, and the motion passed.

8. Acceptance and Appropriation of Grants awarded to the Board of Education as follows:

- Title IV
- Adult Basic Education
- IDEA- Part B
- Pre-School Handicapped
- Summer School
- ACES
- Formation of Adult Medical Entrepreneurs (FAME)
- Board of Education

Mr. Farrell read the memo from Linda Winters, Business Manager, which listed the grants that were awarded an amount greater than the amount in the original budget.

<u>Grant</u>	<u>Grant Amount</u>	<u>Increase Amount</u>
Title IV	\$17,390	\$1,727
Adult Basic Education	\$326,365	\$30,976
IDEA- Part B	\$1,284,904	\$65,789
Pre-School Handicapped	\$40,689	\$25
Summer School	\$36,156	\$1,156
ACES	\$6,056	\$6,056
Formation of Adult Medical Entrepreneurs (FAME)	\$56,190	\$56,190
New Grant: ARRA		
Education Technology (Title IID)	\$7,830	\$7,830

Mr. Farrell made a motion to accept and appropriate the aforementioned grants as requested by the Board of Education. Mrs. Rascati seconded.

Chairman Parisi asked if anyone was present from the Board of Education. Mayor Dickinson said the he did not believe so. Chairman Parisi inquired about "Other Purchased Services-\$7,591" on the last budget form and wanted to know what that was about because it is almost the whole grant. He said it's kind of vague and would like to see this developed a little more. Mr. Testa said that he was guessing but it could it cover maintenance contracts. Chairman Parisi commented that it's too bad that no one is here.

Mr. Cervoni commented on the grant amount applied for and the grant increase awarded. He confirmed that was how the motion was read.

Mr. Fishbein said that it is his understanding that the budget was previously presented by the Board of Education, and we had certain anticipated grants being funded and that now these grants have come to fruition and the numbers have increased. That's what is going on here. For instance, the State of Connecticut in the past has reimbursed the Town of Wallingford 100% for what we have spent for Special Education. He said that when the Board of Education was going through their budget, it was anticipated that it was going to be 77% reimbursement this year but when the numbers came down, as reflected in the packet, the reimbursement is 79%. He said that is an example of the increases. He said that he does not think it is accurate that it was applied for higher. It was just as compared to what the budget had projected that it came in higher. He said that he has questions, and it's unfortunate that there's nobody is here.

Chairman Parisi asked if they had to have this approved immediately. He said that he was surprised that there isn't anyone here.

Mr. Bowes said that most of the grants listed are Federal grants, and they are given an indication about 18 months prior of approximately how much is available under that program. For example, Title IV is definitely a Federal grant and so is IDEA –Part B. He said that one of two things happens. Normally, the Federal Government actually increases the allocation, which goes nationwide to every school system, but most of these are passed through the states so these funds are actually not sent directly by the Federal Government to the school district but rather through the State of Connecticut. He said that the second thing that can happen is that the State of Connecticut increases their allocations to all of the municipalities according to a formula type of basis. The numbers that they start the year with are gathered or communicated to them at least 12 to 18 months prior, and those are the amounts that you see in the grant amount column, and the request is the totality of the grant. He addressed Chairman Parisi's question stating that the form is a state reporting form, and those are templates for reporting, even though it is non-descriptive.

Chairman Parisi asked Mr. Fishbein if his point was that their budget has been increased by this total amount, and Mr. Fishbein responded that he thinks it has been decreased by this amount and that tonight we got an updated budget. Chairman Parisi said that these are increases. Mr. Fishbein said that they are increases to the town, therefore, decreasing the amount that the Board of Education needs from the town for these items.

Mayor Dickinson asked the council to look at the page that has Number 8. He said that it shows the amount of increase per grant that is being approved here, so the first one, Title IV, is \$ 1, 727 and the second one is \$30,976, the third, IDEA-Part B is \$65,789, and it goes on down the list. Those are the increases, he said

Mr. Testa said that we are doing two things here. We are approving a change in the budget so that those line items in the budget are changed appropriately to reflect the increased amount received. He and Mr. Bowes agreed that was correct. Mr. Testa said secondly, we are accepting the grants themselves for the first time. Mr. Bowes said that actually the first time the Council accepts them is in the budget process because they are in the adopted budget in the *Special Funds-Schools* section. Mr. Testa asked if there was some kind of requirement that we accept the grant. Mr. Bowes believes, no, but said that the adoption last May of these amounts for these special grants for the schools, which is part of the overall budget, that what the Council is doing tonight is accepting increases to those originally budgeted amounts and appropriating those amounts to the Special Revenue Fund, which we call the *Federal and State Educational Grants Fund*.

Mr. Testa said the Grant Award letter notification from either the State or the Federal Government says 'grant award in the total amount, the grant has been approved, etc.'. He asked if this means that we received this same form at one time in the past with an estimated amount and accepted the grant. Mr. Bowes said that he would make an assumption, yes, because that would have been the Board of Education's starting point for the amounts in the Special Funds budget last year.

Mr. Testa returned to Ms. Winters' memo and read her closing line that 'these accounts will be used solely as a means to expend the above monies.' He noted that every grant has its own account. Mr. Bowes concurred. Mr. Bowes said that the money comes to the town on the town's side of things where the town books both the revenues and the expenditures in that special revenue fund. And, he said, from a compliance standpoint, they can only be spent for these purposes. Mr. Testa said that Mr. Fishbein's point in that sense is correct in that because this money can only be used for these purposes, their budget has been increased by whatever this \$160,000 is. Mr. Bowes said that this money supplements their general fund budget; it adds to that. Mr. Testa asked wouldn't their budget as approved need to be adjusted upward by this amount? Mr. Bowes asked their general fund budget? Mr. Testa responded the budget that the Council would be working on in a couple of days. Mr. Bowes said no, because they are budgeted separately. They are separate. Mr. Testa said that the town would be giving them \$160,000 less tax dollars because of this increase in grants. Mr. Bowes responded, no. These are grants from the Federal Government that are specifically for these purposes, based upon certain qualifications, usually to provide educational or some other type services to children who meet certain criteria. In effect, it is not part of the \$88 million. He discussed pages 5, 6, 7 and 8 'Special Funds' in the Council's budget book, where these grants listed.

Mr. Bowes said that the Council is adopting them separately, a budget for the Board of Education General Fund, which is part of the General Fund. He said he looks at the Board of Education like another department, such as Police or Fire. They have by law a nine-member board that can spend money as they see fit once they are given their allocation. He said that these funds are above and beyond. Regarding an offset in their general fund, he said that he is not qualified to answer and that he dare not answer that question because you are not reducing their general fund; you are not reducing their budget; you are increasing their Federal Grant Fund authorization to spend. He said that this will not increase or decrease their General Fund Budget. Chairman Parisi said his question refers to freeing up money within their budget that could be used. Mr. Bowes said that it depends upon each of these grants. He thinks that this is the only answer.

Mr. Fishbein said that it is his understanding in looking at the drug-free schools situation, Title IV, that this is a program that is already being run. He presented a hypothetical of a program costing

\$10 to run, of which the town and the federal government each contribute \$5. And then that amount changes, and the federal government is now going to contribute \$7, which is what we are seeing in Item 8, then that would mean that now the town would only need to contribute \$3. Mr. Bowes said that may be the case but he cannot answer to each of those individual grants. They could have incurred costs above and beyond what they anticipated for that program, so he thinks that rather than a shot-gun approach, it has to be done one by one. He cannot answer.

Mr. Fishbein said that the way he is looking at this is that the total increase would decrease what they need to operate. Mr. Bowes interjected what they need to complete this fiscal year that we are currently in because these grants are for this fiscal year.

Councilor Sullivan said, considering all of the questions hanging over this, is this something that we want to vote on tonight, or do we want to get clarification from the Board of Education. Mr. LeTourneau said he thinks it would be a good idea to postpone this item and let the Board of Education come and explain this in more detail. Councilor Sullivan asked Mr. Bowes if we do not vote on this tonight, is there any chance that this money won't be in next year's budget? Is there an issue if we don't vote upon this? Mr. Bowes said that it is this year's money, FY 2009-2010, so that waiting one meeting isn't going to hurt.

Mayor Dickinson said we could always call a Special Meeting, if necessary, or it could be included into one of the workshop hearings. He said that these grants are probably replicated in the proposed budget, and they are not new. He said that every year they have had most of these grants appear in the Special Revenue pages, and they do represent a significant amount of money. This is just showing what they received this year over what they expected.

Mr. LeTourneau made a motion to table this item until the next Council meeting. Mr. Farrell seconded.

All nine (9) Councilors present by voice voted Aye to table the item, and the motion passed.

Chairman Parisi announced the item tabled and asked to schedule this item for the Board of Education Budget Workshop meeting on Thursday, April 15.

9. Consider and Approve Farm Land Lease Program as presented – Environmental Planner

Mr. Farrell referred to the memorandum to Mayor Dickinson dated March 29, 2010 from the Environmental Planner, reading portions of it. The memorandum seeks a bid award with regard to four (4) fields to be leased for seven (7) year terms for vegetables for farmland within the Farm Land Lease Program. The memo stated that thirty-four (34) fields are currently leased on a five (5) year cycle basis that ends December 31, 2011. It said that these four fields have been idle since 2006 and 2007 (Fields 1A & 1C, North Branford Road, and Fields 7E and 7F, Northford Road). Recognizing two years for field preparation to return them to productivity, this lease for seven (7) years will bring the subject fields into the five-year cycle of the other farmland lease fields. A map was provided in the agenda packet to the Town Council.

Mr. Farrell made a motion to approve the Approve Farm Land Lease Program as presented. Mrs. Rascati seconded.

In Attendance, representing the Conservation Commission:

Erin O'Hare, Environmental Planner

Dianne Saunders, Chairwoman, Farmland Lease Committee of the Conservation Commission

Ms. Saunders presented the Council with a handout. She commented on fields that have been removed from the program for various reasons, such as erosion. Currently the program fields are producing 20% of fields - vegetables, 60% of fields - hay and 20% of fields - pasture. This creates a balance, and it promotes local agriculture somewhat assertively, she said. They are promoting 'sustainable agriculture', a farmer able to produce a crop that will have an effect on Connecticut's agricultural industry. She talked about 'reduced tillage', which is being promoted by many institutions including Cornell and University of Pennsylvania. She said that they worked with a representative from University of Connecticut, after attending demonstrations, and 'phenomenal.' improvement was found in soil conditions and in the area of erosion problems. She described the reduced tillage concept and practice, including the effect it has on drainage. They tried it on the worst field in the program, 5A, and had those 'phenomenal' results. She said that this bid specifies 'reduced tillage.' This also offers vegetables into the program.

Ms. O'Hare pointed out a second memo dated April 13, 2010, an update, which recommends awarding a specific bidder.

Councilor Sullivan asked how they arrive at a lease-cost-structure per season or per year and what is the base. Ms. Saunders said that it is the highest qualified bidder.

Mr. Cervoni affirmed that the bid approval would be for 1C, not 1D, as referred to in the body of the April 13, 2010 memorandum. Ms. O'Hare corrected 1D to 1C, stating that it was a typo and that 1C is referred to in the header of the memo.

Mr. Farrell moved to add to his motion to approve the Farmland Lease Program with Item # 1 being 300 North Branford Road, Fields 1A and 1C, to Cecarelli Farms, LLC, for \$630 per year, and Item #2 Northford Road, Fields 7E and 7F, to Cecarelli Farms, LLC for \$177 per year. Mrs. Rascati seconded.

Chairman Parisi asked if everyone was now on the same *field!*

Ben Martin, 329 Ward Street, asked about restriction of pesticides, artificial fertilizers and would Cecarelli Farms be selling their products in town. Ms. Saunders said the farm is considered a wholesaler, and they are looking at becoming a CSA (Community Supported Agriculture) in crop-shares.

Wes Lube, Montowese Trail, asked if leases in this program have been prepared by the Town's Law Department. Ms. Saunders said that they met with Mayor Dickinson, Water Division General Manager, Roger Dann, and Corporation Counsel, Adam Mantzaris, and the leases in general have been tightened up, including the elimination of black plastic. Mr. Lube asked about lessees who sublet. Ms. Saunders said it is prohibited. She said to determine if the bidder was a farmer, they asked them to submit a conservation plan for the

field. She discussed that the bid requires the bidder to state in their bid if someone else will be performing certain services and that preference is given to the bidder who does his/her own work. Mr. Lubeo wanted to know about the sanctions for subletting.

Mayor Dickinson said that the confusion regarding subleasing is that subleasing is not an issue over who works the field and that we don't keep track of who works the field. We do say that you cannot sub-let the field. Our concern is that we know who has the right to be on the field. If a person hires someone else to work the field, to his knowledge, the town doesn't try to track that. He said that we do have a prohibition to sub-letting. The sanction is to cancel the lease as a violation of the lease terms.

Mr. Fishbein asked about black plastic. Ms. Saunders reported what they are doing to be rid of its use, including the prohibition in the new leases.

All nine (9) Councilors present by voice voted Aye, and the motion passed.

10. Executive Session pursuant to §1-200 (6)(D) of the Connecticut General Statutes with respect to the purchase, sale and/or leasing of property – Mayor

Mr. Farrell made a motion to go into Executive Session pursuant to §1-200 (6)(D) of the Connecticut General Statutes *with respect to the purchase, sale and/or leasing of property as requested by the Mayor*. Mrs. Rascati seconded.

All Councilors present (9) by voice voted Aye. The motion passed

The Council entered into Executive Session at 7:45 P.M. At 8:00 P.M., Mr. Farrell made a motion to exit Executive Session. Mrs. Rascati seconded. All Councilors present (9) by voice voted Aye. The motion passed.

Executive Session Attendance:

Nine (9) Councilors; Mayor Dickinson and Assistant Town Attorney Gerald E. Farrell, Sr.

Mr. Farrell made a motion to adjourn the meeting. Mrs. Rascati seconded. All nine (9) Councilors present by voice voted Aye, and the motion passed. The meeting adjourned at 8:01 P.M.

Respectfully submitted,

Sandra R. Weekes
Town Council Secretary
This meeting was digitally recorded.

Wallingford, Connecticut
April 13, 2010
Regular Town Council Meeting
Minutes

12

Robert F. Parisi, Town Council Chairman

Date

Barbara Thompson, Town Clerk

Date