



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

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SIMSBURY BOARD OF SELECTMEN

Regular Meeting – November 22, 2021 – 6:00 p.m.

Program Room, Simsbury Public Library, 725 Hopmeadow Street, Simsbury

PLEDGE OF ALLEGIANCE

PUBLIC AUDIENCE

PRESENTATIONS

- a) Recognition of Outgoing Board Members
- b) Proclamation in Recognition of Kindness Week in Simsbury
- c) Presentation and Discussion of Facilities Master Plan - Status Update

FIRST SELECTMAN'S REPORT

TOWN MANAGER'S REPORT

SELECTMEN ACTION

- a) Tax Refund Requests
- b) Communities Challenge Grant Letter of Intent and Application – Performing Arts Center Facility
- c) Economic Development Commission 2021-2022 Work Plan Discussion
- d) Proposed Revisions to Open Space Natural Stewardship Policy
- e) Proposed Open Space Acquisition Criteria and Guidelines
- f) Town Manager Performance Review and Compensation
- g) Review of Permanent and Temporary Committees

APPOINTMENTS AND RESIGNATIONS

- a) Resignation of Diana Yeisley from SPIRIT Council
- b) Resignation of Shannon Knall as an Alternate Member from the Zoning Commission
- c) Resignation of Philip Purciello from the Clean Energy Task Force and Insurance Committee

REVIEW OF MINUTES

- a) Regular Meeting of November 8, 2021
- b) Special Meeting of November 12, 2021

SELECTMEN LIAISON AND SUB-COMMITTEE REPORTS

- a) Personnel
- b) Finance
- c) Public Safety
- d) Board of Education

COMMUNICATIONS

- a) Memo from M. Capriola, re: Public Gathering Permit, dated November 10, 2021
- b) Memo from T. Roy re: MIRA Update, dated November 19, 2021
- c) Memo from M. Glidden, re: **Application# 21-24-** of the Simsbury Zoning Commission, Applicant; Michael Glidden CFM CZEO, Agent; application for a text amendment to the Zoning Regulations to opt out of Public Act 21-29 concerning accessory dwelling units and parking standards in Simsbury, dated November 16, 2021

ADJOURN



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Recognition of Outgoing Board Members
2. **Date of Board Meeting:** November 22, 2021
3. **Individual or Entity Making the Submission:**
Eric Wellman, First Selectman; Maria E. Capriola, Town Manager
Maria E. Capriola
4. **Action Requested of the Board of Selectmen:**
The following motions are in order to thank our outgoing Board of Selectmen members for their years of service to the community:

Move, effective November 22, 2021, to congratulate Selectman Mike Paine on his tenure on the Board of Selectmen from 2013 to present; further move to express the Board's gratitude to Mr. Paine for his service to his community.

Move, effective November 22, 2021, to congratulate Selectwoman Jackie Battos on her tenure on the Board of Selectmen since 2019; further move to express the Board's gratitude to Ms. Battos for her service to her community.

5. **Summary of Submission:**

Tonight is the last Board of Selectmen meeting for members Mike Paine and Jackie Battos. The Board of Selectmen and Town Manager would like to acknowledge their service to the community tonight.

Selectman Mike Paine has been on the Board of Selectmen since 2013 and prior to that he was on the Planning Commission from 2009-2013. As a Selectman, Mike has been involved in numerous committees such as the Juvenile Review Board, Unaffiliated Voters Work Group, and the Water Shortage Ordinance Work Group. He has been a liaison to various Boards and Commissions such as the Zoning Commission, the WPCA, the Recycling Committee and much more. Mike has been a vital resource to the Board and Town and we would like to thank him for his years of service as a Selectman.

Selectwoman Jackie Battos has been on the Board of Selectmen since 2019. As a Selectwoman, Jackie has been involved in numerous committees such as the Short-Term Rental Ordinance Work Group, the ARPA Work Group, and the Volunteer Firefighter and Ambulance Personnel Abatement Work Group. She has been a liaison to various Boards and Commissions such as the Public Building Committee and the Economic Development Commission. Jackie has been a vital resource to the Board and Town and we would like to thank her for her years of service as a Selectwoman.

6. Financial Impact:

None

7. Description of Documents Included with Submission:

None



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Proclamation in Recognition of Kindness Week in Simsbury
2. **Date of Board Meeting:** November 22, 2021
3. **Individual or Entity Making the Submission:**
Eric Wellman, First Selectman
4. **Action Requested of the Board of Selectmen:**
None
5. **Summary of Submission:**
Thanksgiving and the Holiday season are a time to reflect on what we are thankful for. As your First Selectman these past four years, I have been incredibly touched by the kindness of our community; acts large and small that make our town and our world a better place to live.

I am asking our residents to share acts of kindness that they have witnessed, performed, or have been on the receiving end. I will be sharing stories (anonymously) each day on my First Selectman's Facebook page the week of November 29. If there's a story you'd like to share, I invite you to email me: ewellman@simsbury-ct.gov.
6. **Financial Impact:**
None
7. **Description of Documents Included with Submission:**
 - a) Proclamation in Recognition of Kindness Week

PROCLAMATION

The Week of November 29, 2021 is Kindness Week in Simsbury, CT

WHEREAS, the purpose of Kindness Week is to recognize that simple day-to-day acts of kindness enable our town and schools to be a kinder, safer, healthier, and more inclusive place to live, work, learn, and play; and

WHEREAS, kindness helps us to form meaningful connections with others, which are reported to be a strong factor in increasing happiness; and

WHEREAS, teaching and recognizing kindness in communities fosters empathy, builds community, reduces bullying, and nurtures a safe and welcoming environment; and

WHEREAS, by promoting kindness, we are promoting inclusivity by extending an opportunity for grace, empathy, dignity, and acceptance to all citizens of our town; and

WHEREAS, practicing and celebrating kindness is to look for the good, bridge connections across differences, restore hope, and empower people to make our communities strong and resilient; and

WHEREAS, the Town of Simsbury can lead by example in promoting positivity and supporting a culture where schools, localities, businesses, organizations, and individual citizens can come together to acknowledge, connect, and promote kindness in our communities;

NOW, THEREFORE, I, Eric Wellman, do hereby recognize the week of November 29, 2021, as **Kindness Week** in Simsbury.



Eric S. Wellman
First Selectman





Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Presentation and Discussion of Facilities Master Plan - Status Update
2. **Date of Board Meeting:** November 22, 2021
3. **Individual or Entity Making the Submission:**
Maria E. Capriola, Town Manager; Thomas Roy, Director of Public Works
maria E. Capriola
4. **Action Requested of the Board of Selectmen:**
No formal action is needed at this time. This presentation is intended to be an informational status report.
5. **Summary of Submission:**
In April 2020, the Town engaged the services of Tecton Architects to prepare a Facilities Master Plan for all buildings owned by the Town. Department heads participated in interviews with Tecton's team of architects and engineers to discuss current space usage and limitations. Tecton's conditions assessment also included walkthroughs/inspections of buildings and other structures. Tecton has also assisted in preparing a capital budgeting schedule based on their findings.

In February of this year, a status report on the project was presented to the Board. Today's presentation is an update of further work completed, including ADA accessibility and potential energy savings. Next steps include a tour of the major Town buildings to view existing conditions, a further investigation into the space needs of the Police Department and incorporating the study's finding into the Town's capital plan.

Presenting this evening is Tom Roy, Public Works Director and Jeff McElravy, Principal Architect with Tecton Architects. As you may recall, the Town made the strategic decision to hire Tecton Architects to perform this work, as they also conducted the Board of Education's Facilities Master Plan.
6. **Financial Impact:**
Future expenses may be incurred as recommendations from the Plan are implemented. Recommendations from the Master Plan are being incorporated into the Town's capital budgeting/planning.
7. **Description of Documents Included with Submission:**
 - a) Presentation Slides



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TOWN FACILITIES

MASTER PLAN & RECONFIGURATION STUDY

PRESENTATION TO BOARD OF SELECTMEN

11.22.2021



SIMSBURY TOWN FACILITIES / AGENDA

- 1 INTRODUCTIONS
- 2 PROJECT GOALS
- 3 EXISTING CONDITIONS FINDINGS
- 4 FACILITIES DATABASE
- 5 NEXT STEPS, Q&A



INTRODUCTIONS / A COLLABORATIVE APPROACH

TOWN OF SIMSBURY

Maria Capriola	Town Manager
Thomas J. Roy, PE	Director of Public Works
Melissa Appleby	Deputy Town Manager
Amy Meriwether	Director of Finance/Treasurer
Ray Harris	Project Administrator
Tom Fitzgerald	Management Specialist
Jerome F. Shea	Town Engineer

CONSULTANT TEAM

TECTON ARCHITECTS Architecture & Programming

Jeffery McElravy, AIA

Jeff Wyszynski, AIA

Stephen Melingonis, AIA

CES MEP Engineering

Bradley Park, PE

FUSS & O'NEILL Site, Civil, Landscape, Planning

Lauren Mello, PE

SZEWCAK ASSOCIATES Structural Engineering

Peter Cerella, PE

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PROJECT GOALS / MASTER PLAN FOR THE FUTURE

- 1 Independent Assessment**
Of building and site conditions for all town buildings
- 2 Consistent Analysis utilizing the same scale/metrics to measure Town and BOE buildings**
- 3 Evaluate Program**
Needs & use, explore opportunity for shared services and uses
- 4 Strategic Implementation** of recommendations
- 5 Long Range Planning Tool** (5,10,15,20 years!)

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EXISTING CONDITIONS PROCESS & REPORT



STUDY PROCESS / HOW THE DATA WAS COLLECTED

Data collection

- Existing drawings
- Utility bills
- Previous reports/Master Plans

Site visits

- ADA (internal and external)
- Site conditions (paving, walkways, landscaping)
- Building envelope (windows, doors, roof, siding)
- Interior condition (finishes, furniture, millwork)
- Mechanical (boilers, AC, roof top units, pumps)
- Electrical (lighting, fire alarms)

Condition Ranking

Programming

- Held detail meetings with all department heads

Strategy Sessions

Identification of CIP



EXISTING CONDITIONS INITIAL FINDINGS



EXISTING CONDITIONS / SUMMARY OF FINDINGS

- 1** Building overall well maintained but showing signs of age – it is difficult for small maintenance staff to keep up, overall look of the buildings could be improved
- 2** Site repairs and improvements resulting from normal wear and tear were observed at all 18 sites
- 3** HVAC and other “End of Life” upgrades were observed at many buildings
- 4** ADA improvements were noted at several primary facilities



PROJECT GOALS / MASTER PLAN FOR THE FUTURE

SIMSBURY TOWN BUILDINGS HIGHLIGHTED:

- 1 Simsbury Town Hall
- 2 Eno Memorial Hall
- 3 Simsbury Public Library
- 4 Simsbury Farms



EXISTING CONDITIONS / OVERVIEW

BUILDING	YEAR BUILT	CURRENT AGE	(E) SF AREA	ADDITIONS
SIMSBURY TOWN HALL	1907	(114)	43,341	2008 (Sally Port)
ENO MEMORIAL HALL	1932	(89)	27,012	N/A
SIMSBURY PUBLIC LIBRARY	1985	(36)	47,794	2008
SIMSBURY FARMS				
<i>Recreation Office</i>	1972	(49)	5,270	1996 (Pool), 2011
<i>Ice Rink</i>	2001	(20)	2,856	2016 (East Warming Shelter)
<i>Park & Golf Maintenance</i>	2009	(12)	8,680	N/A
<i>Maintenance Building (Alum. Shed)</i>	1950's	(~70)	2,100	N/A
<i>Red Barn (Shed)</i>	1930's	(~90)	3,000	N/A
<i>Apple Barn</i>	1930	(91)	3,146	1986
<i>Golf Pro Shop & Restaurant</i>	2002	(19)	5,452	(Wood Shed)
<i>Golf Cart Garage</i>	1972	(49)	3,478	2010

NOTES:
 (1) YEAR BUILT - COMPLETION DATE
 (2) SF AREA IS BASED UPON ASSESSOR INFORMATION AND EXISTING CONDITIONS DOCUMENTS PROVIDED





TOWN HALL / EXISTING CONDITIONS



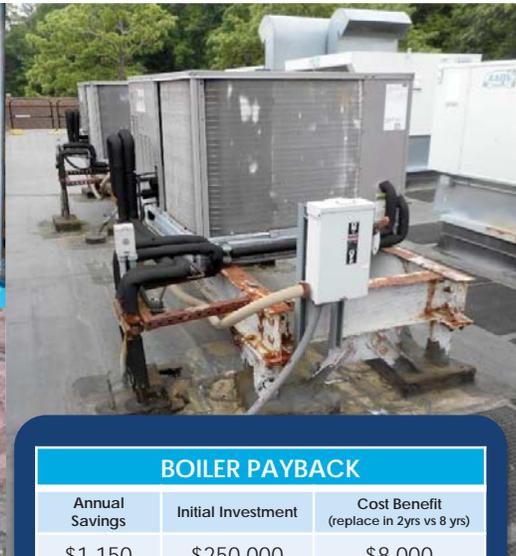
Accessibility

- Accessible Entrance
- Modern Door Hardware - persons with hand disabilities, elderly visitors, general ease of access...
- Elevator Modernization
- *Future Goal: Accessible toilet on main level*

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
ACCESSIBLE ENTRY		\$86,957			
DOOR HARDWARE		\$32,258			
ELEVATOR	\$125,000				
TOTAL COST	\$125,000	\$119,215			



TOWN HALL / EXISTING CONDITIONS



Energy Efficiency

- Replace windows and doors
- Heating Plant (boilers, pumps, etc.)
- Other HVAC (AHUs, air conditioning, etc.)

BOILER PAYBACK		
Annual Savings	Initial Investment	Cost Benefit (replace in 2yrs vs 8 yrs)
\$1,150	\$250,000	\$8,000

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
WINDOWS & DOORS			\$455,400		
HEATING PLANT					\$250,000
OTHER HVAC		\$530,742			
TOTAL COST		\$530,742	\$455,400		\$250,000





TOWN HALL / EXISTING CONDITIONS



Life Safety

- Fire Alarm
- Security System

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
FIRE ALARM			\$87,210		
SECURITY SYSTEM			\$43,605		
TOTAL COST			\$130,815		



TOWN HALL / EXISTING CONDITIONS



Maintenance

- Site Repairs
- Building Repairs

1-3 YR

- *Site signage*
- *Culvert along walking path*
- *Bit. conc. drainage channel at walking path*

3-5 YR

- *Plumbing fixtures / equipment*

5-10 YR

- *Water distribution & drainage systems*

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
SITE REPAIRS		\$7,700			
BUILDING REPAIRS			\$25,000	\$3,750	
TOTAL COST		\$7,700	\$25,000	\$3,750	





ENO MEMORIAL HALL / EXISTING CONDITIONS



Accessibility

- Accessible Entrance & Ramp
- Bathrooms
- Door Hardware
- Sloped Floor in Auditorium
- Stage Access
- Elevator Modernization

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
ACCESSIBLE ENTRY			\$300,000		
BATHROOMS					
DOOR HARDWARE		\$21,505			
SLOPED FLOOR (AUD.)					
STAGE ACCESS					
ELEVATOR	\$100,000				
TOTAL COST					



ENO MEMORIAL HALL / EXISTING CONDITIONS



Energy Efficiency

- Replace windows & doors
- Heating Plant (boilers, pumps, etc.)
- Other HVAC (control systems, piping etc.)

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
WINDOW UPDATES		\$191,130			
HEATING PLANT			\$300,000		
HVAC SYSTEM		\$135,060	\$935,360		
TOTAL COST		\$326,190	\$1,235,360		





ENO MEMORIAL HALL / EXISTING CONDITIONS



Life Safety

- Fire Alarm
- Security System

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
FIRE ALARM			\$54,024		
SECURITY SYSTEM			\$40,518		
TOTAL COST			\$94,542		



ENO MEMORIAL HALL / EXISTING CONDITIONS



Maintenance

- Site Repairs
- Building Repairs

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
SITE REPAIRS	\$21,000	\$33,795	\$47,400		
BUILDING REPAIRS		\$23,173	\$15,000		
TOTAL COST	\$21,000	\$56,968	\$62,400		





PUBLIC LIBRARY / EXISTING CONDITIONS



New carpet shows what the facilities could look like

Accessibility

- Site walkways, broken sidewalk
- Elevator Modernization

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
SITE WALKWAYS	\$28,020				
ELEVATOR	\$100,000				
TOTAL COST	\$128,020				



PUBLIC LIBRARY / EXISTING CONDITIONS



Energy Efficiency

- Other HVAC (control systems, air conditioning etc.)
- Pneumatic Controls should be upgraded to digital system

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
OTHER HVAC		\$149,965		\$494,733	
TOTAL COST		\$149,965		\$494,733	





PUBLIC LIBRARY / EXISTING CONDITIONS



Maintenance

- Site Repairs
- Building Repairs

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
SITE REPAIRS	\$6,600	\$1,400			
BUILDING REPAIRS				\$70,940	
TOTAL COST	\$6,600	\$1,400		\$70,940	



SIMSBURY FARMS / EXISTING CONDITIONS



Accessibility

- Door clearances (Ice Rink East Warming Shelter)
- Guardrail height (Golf Maintenance)
- Bathrooms (Aluminum Shed, Apple Barn)

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
DOOR CLEARANCE					
GUARDRAIL					
BATHROOM (A. Shed)			\$2,500		
BATHROOM (Apple B.)				\$5,000	
TOTAL COST			\$2,500	\$5,000	





SIMSBURY FARMS / EXISTING CONDITIONS



Energy Efficiency

- Replace windows
- Plumbing
- HVAC
- Fix or Remove buildings at "End of Useful Life" (Apple Barn)

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
WINDOWS (Apple B.)		\$22,770			
PLUMBING		\$12,500	\$24,950	\$5,000	
HVAC		\$53,000	\$30,000	\$33,500	
TOTAL COST		\$88,270	\$54,950	\$38,500	



SIMSBURY FARMS / EXISTING CONDITIONS



Life Safety

- Fire Alarm (Apple Barn, Rec Office & Ice Rink)
- Security System (Rec Office)

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
FIRE ALARM (Red Barn)		\$6,292			
FIRE ALARM (Rec Off.)					\$21,080
FIRE ALARM (Ice Rink)				\$5,712	
SECURITY SYSTEM					\$10,540
TOTAL COST		\$6,292		\$5,712	\$31,620





SIMSBURY FARMS / EXISTING CONDITIONS



Maintenance

- Site Repairs
- Building Repairs

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
SITE REPAIRS	\$1,000	\$16,300			
BUILDING REPAIRS		\$28,622	\$26,881	\$143,696	\$53,020
TOTAL COST	\$1,000	\$44,922	\$26,881	\$143,696	\$53,020



OTHER TOWN FACILITIES / EXISTING CONDITIONS

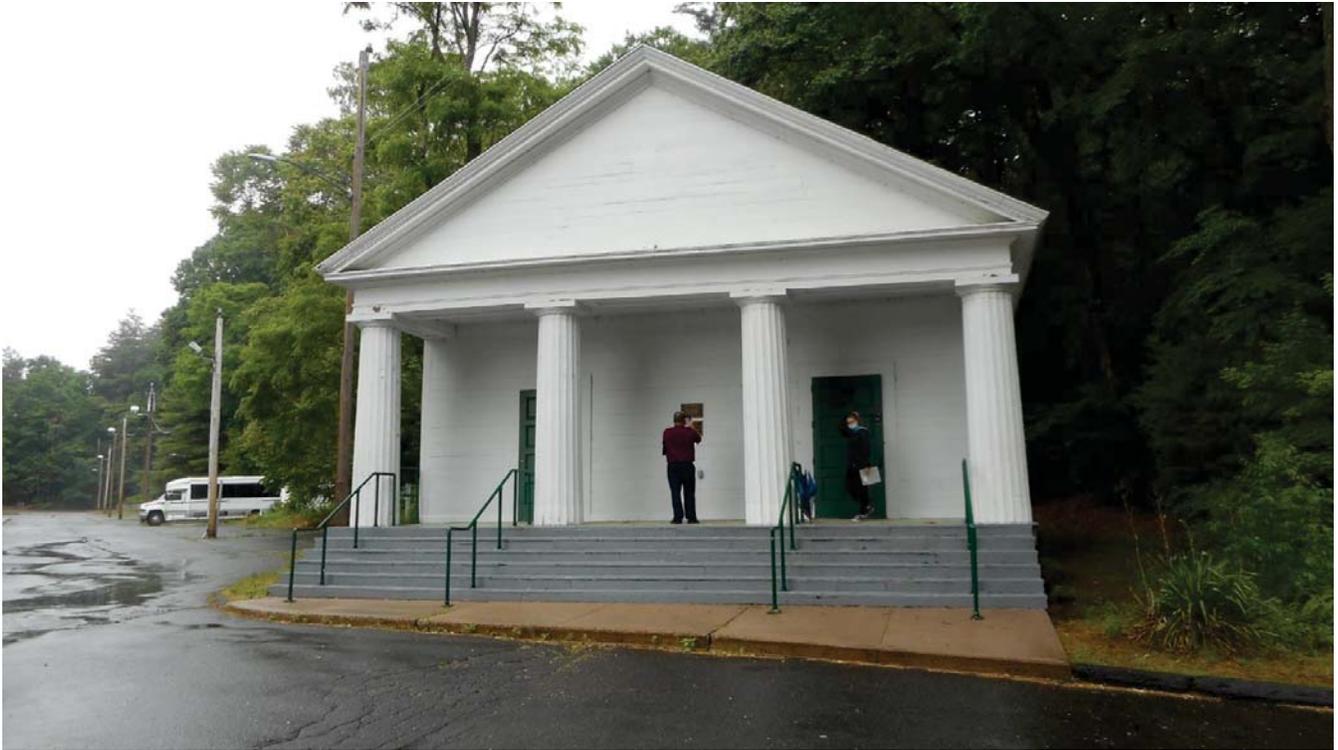


Community Farm /





OTHER TOWN FACILITIES / EXISTING CONDITIONS



Boy Scout Hall /

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OTHER TOWN FACILITIES / EXISTING CONDITIONS



Highway Dept. Garage /

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OTHER TOWN FACILITIES / EXISTING CONDITIONS



Commuter Bus Shelter /

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OTHER TOWN FACILITIES / EXISTING CONDITIONS



Dwelling at Sugar Loaf Cut /

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ARCHITECTS



OTHER TOWN FACILITIES / EXISTING CONDITIONS



Dave Holden Field Broadcasting /

Tecton
ARCHITECTS



OTHER TOWN FACILITIES / EXISTING CONDITIONS



Refreshment Stand /

Tecton
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OTHER TOWN FACILITIES / EXISTING CONDITIONS



Performing Arts Center /

Tecton
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OTHER TOWN FACILITIES / EXISTING CONDITIONS



Curtis Park Soccer Pavilion /

Tecton
ARCHITECTS



OTHER TOWN FACILITIES / EXISTING CONDITIONS



Tariffville Gazebo & Schultz Park Pavilion **Tecton** ARCHITECTS



OTHER TOWN FACILITIES / EXISTING CONDITIONS





OTHER TOWN FACILITIES / EXISTING CONDITIONS

TASK	IMMEDIATE	1-3 YR	3-5 YR	5-10 YR	10+ YR
ACCESSIBILITY	\$72,600	\$547,600			
ENERGY EFFICIENCY	\$65,036	\$101,906	\$782,740	\$710,885	\$31,419
LIFE SAFETY		\$6,060	\$74,544	\$58,972	\$13,650
MAINTENANCE	\$186,612	\$1,611,757	\$1,387,114	\$95,735	\$1,353,344
TOTAL COST	\$324,248	\$2,267,323	\$2,244,398	\$865,592	\$1,398,413

Maintenance Cost /

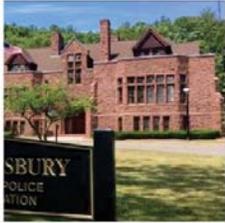




Simsbury Town Hall
933 Hopmeadow Street

Equipment	Manufacturer	Model	Serial	Install Date	Equipment Notes	End
Air Handling Unit	Trane	CCD808A80C	K83D93612	1985 est.		20

Simsbury Town Hall
933 Hopmeadow Street



Building Type Town Hall / Police Station

Building Area 43341 SF

Site Area 3.58 Acres

- Building Photos
- Payback Period Analysis
- Building Drawings

Edit

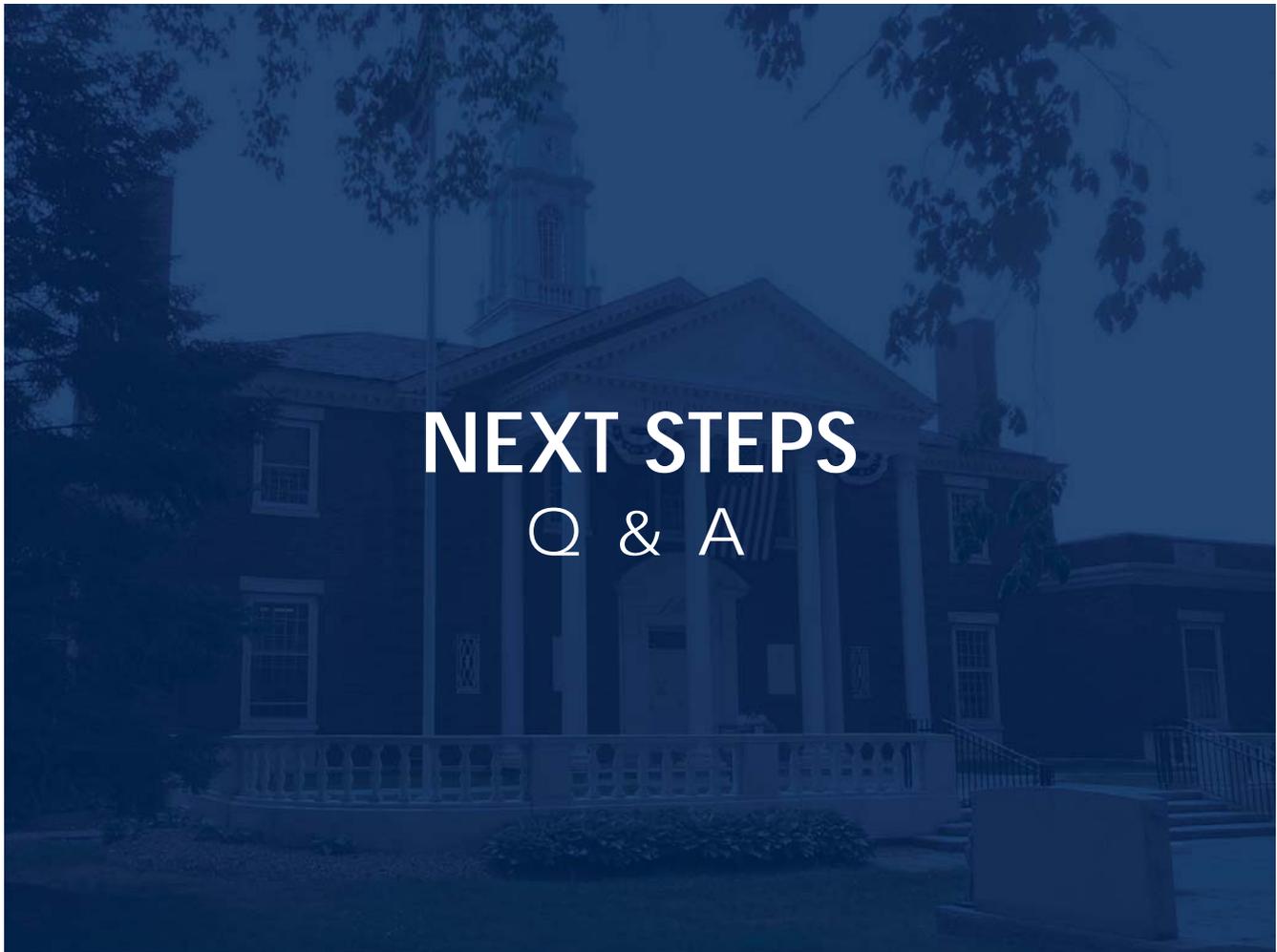


Open Google Maps

- Architecture >
- Equipment >
- MEP >
- Civil >
- Finishes >
- Work History >

+ Add Equipment

Summary Analysis, Ranking, Photos, Diagrams





NEXT STEPS / WHAT TO EXPECT

- 1 Participate in upcoming Site Tour on 11/18
- 2 Review and approve the Capital Project list

- A Capital Project list has been prepared to consolidate the report findings, pre-existing CIP requests, and the Parks and Recreation Master Plan
- Projects with similar scopes are packaged together
- Projects for a single facility are consolidated into larger projects to encourage better cost outcomes
- The CIP list will be the basis for strategy sessions to prioritize projects and to determine how Town funds will be allocated
- Incorporate recommendations into the Town's capital budget planning

Tecton
ARCHITECTS

THANK YOU

Tecton
ARCHITECTS



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Tax Refund Requests
2. **Date of Board Meeting:** November 22, 2021
3. **Individual or Entity Making the Submission:**
Maria E. Capriola, Town Manager; Colleen O'Connor, Tax Collector

4. **Action Requested of the Board of Selectmen:**

If the Board of Selectmen supports approving the tax refunds as presented, the following motion is in order:

Move, effective November 22, 2021 to approve the presented tax refunds in the amount of \$2,333.88, and to authorize Town Manager, Maria E. Capriola, to execute the tax refunds.

5. **Summary of Submission:**

Tax refunds need to be issued from time to time for motor vehicles, real property, and personal property. Some of the most common reasons tax refunds need to be issued for motor vehicles include: sale of the vehicle; the vehicle is destroyed; the vehicle is donated; the owner has moved out of state; or, the owner has successfully appealed the taxes. Real estate refunds are typically due to the fact that during the sale or refinancing of a property, both a bank and an attorney's office have paid taxes owed, resulting in an overpayment to the Town. Overpayments of personal property taxes are rare; often overpayments of personal property are due to a person or entity forgetting that they paid in full in July, then also sending the January installment.

In a legal opinion from the Town Attorney dated May 22, 2001, he stated that CGS §12-129 "requires that all applications for tax refunds be referred to the Board (of Selectmen) for their consideration and action." Once approved by the Board of Selectmen, the Town Manager will sign off on tax refund applications. As a reminder, the Tax Collector's Office is responsible for collecting revenue for the Fire District pursuant to Special Act #264 of the Legislature in 1945. However, tax refunds for the Fire District are not under the jurisdiction of nor approved by the Board of Selectmen and are therefore not included in the requested tax refunds presented.

6. **Financial Impact:**

The aggregate amount of all tax refunds as presented is \$2,333.88. The attachment dated November 22, 2021 has a detailed listing of all requested tax refunds.

7. **Description of Documents Included with Submission:**

- a) Requested Tax Refunds, dated November 22, 2021

REQUESTED TAX REFUNDS
NOVEMBER 22, 2021

	BILL NUMBER	TAX	INTEREST	TOTAL
List 2019				
Tetreault Jidite A	19-03-68535	\$102.00		\$102.00
Walsh Brendan M	19-03-69973	\$26.33		\$26.33
Total 2019		\$128.33	\$0.00	\$128.33
List 2020				
Boughton Geoffrey M	20-03-51789	\$6.22		\$6.22
Jiang Haolai	20-03-58845	\$310.99		\$310.99
JP Morgan Chase Bank	20-03-59100	\$435.45		\$435.45
JP Morgan Chase Bank	20-03-59219	\$377.09		\$377.09
Lee Daniel	20-03-60530	\$476.83		\$476.83
Nissan Infiniti LT	20-03-63308	\$306.69		\$306.69
Rada, Rosa	20-03-64981	\$292.28		\$292.28
Total 2020		\$2,205.55	\$0.00	\$2,205.55
TOTAL 2019		\$128.33	\$0.00	\$128.33
TOTAL 2020		\$2,205.55	\$0.00	\$2,205.55
TOTAL ALL YEARS		\$2,333.88	\$0.00	\$2,333.88



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Communities Challenge Grant – Performing Arts Center Facility

2. **Date of Board Meeting:** November 22, 2021

3. **Individual or Entity Making the Submission:**
Maria E. Capriola, Town Manager; Missy DiNunno, Executive Director, Simsbury Meadows Performing Arts Center

Maria E. Capriola
4. **Action Requested of the Board of Selectmen:**
If the Board is supportive of submitting a letter of intent and grant application for the Community Challenge Grant, the following motion is in order:

Move, effective November 22, 2021, to authorize submittal of a letter of intent and grant application for the Communities Challenge Grant for the Performing Arts Center Facility.

5. **Summary of Submission:**
“The Department of Economic and Community Development (“DECD”) is undertaking a competitive grant application process to fund multiple projects under the CT Communities Challenge Grant Program in an effort to improve livability, vibrancy, convenience and appeal of communities throughout the state” (source: DECD). One of the categories for projects that may be funded includes, “Public space improvements that provide amenities to the community, including open spaces, public art projects, wayfinding, and lighting and safety improvements.”

Staff and the Performing Arts Center recommend exploring this grant opportunity as a potential funding source to make improvements to the Performing Arts Center Facility. A sample listing of potential improvements to the facility are attached. This grant program requires that a letter of intent be submitted no later than December 3, 2021 and the grant application deadline is 3PM on January 14, 2022.

6. **Financial Impact:**
The grant program will award grants in the range of \$1M-\$10M, with a 50% local match required. Should the grant be awarded, due to the required local contribution, staff recommends that the Board evaluate grant acceptance at that future date. Possible funding sources for the local match could include a Town contribution from our capital reserve account and/or fundraised dollars by the Performing Arts Center. Use of the capital reserve for this purpose would require action of both the Board of Selectmen and Board of Finance.

In addition to this grant opportunity, staff and the Performing Arts Center are also exploring a federal EDA grant program; we are currently in an exploratory phase and are in step 2 of 3 in that process. If we are authorized to proceed to step 3, we will come back to the Board to seek permission to submit a grant application. The EDA program will award grants up to \$10M, with a 20% local match required.

7. Description of Documents Included with Submission:

- a) Draft Letter of Intent Form
- b) Sample Listing of Potential Facility Improvements
- c) Grant Program Overview



**CT Dept. of Economic and Community Development
Office of Brownfields and Capital Projects
Small Business and Community Development Program Unit**

CT COMMUNITIES CHALLENGE GRANT PROGRAM

INTENT TO APPLY FORM

(This form will not be scored)

Submit Form to CTCommunitiesChallenge@ct.gov by 3:00 PM on Friday, December 3, 2021.

1. Applicant Name: Town of Simsbury
2. Project Address: 22 Iron Horse Blvd, Simsbury
3. Brief description of project (can be revised at the time of application submission):
This project will enhance the Simsbury Meadows Performing Arts Center in multiple ways.

The project would build out the facility to upgrade it to a truly professional venue with all the appropriate infrastructure needed to attract outside promoters, rental clients, and even to enable the SMPAC to affordably produce its own shows.

Proposed improvements include expansion of the Band Shell, the creation of permanent fully accessible public restrooms, electrical and energy efficiency upgrades, and technology improvements and upgrades. Due to limited space in this text field, a full list can be provided upon request.

4. Brief description of proposed project partners (can be revised at the time of Application submission):

While the infrastructure at the Simsbury Meadows Performing Arts Center is owned by the Town, a 501c3 organization (SMPAC) is responsible for the day-to-day management and operations of the facility. The mission of the Simsbury Performing Arts Center is to enrich community spirit, quality of life, and economic development in Simsbury and the surrounding area. They seek to be a beloved community resource that brings people together and builds bridges between diverse communities by offering memorable experiences through a variety of events, flawless execution, and a fully developed and accessible venue. The facility is host to countless community and regional groups and organizations throughout the year. Simsbury Meadows hosts the Hartford Symphony Orchestra annually for its 5 concert series, the Talcott Mountain Music Festival. Additionally, the venue has approximately 80+ usage dates per season, with events ranging from small fitness classes on stage, to large scale sports tournaments spanning the 7 acre field, dance recitals, graduations, fairs and festivals, flea markets, movies under the stars, a full-scale traveling circus, and concerts featuring top talent including The Beach Boys, Darius Rucker, Tedeschi Trucks Band, Willie Nelson, and more. SMPAC has engaged a local architectural firm and has renderings of the planned buildings as well as construction estimates. The town and SMPAC will jointly fund the matching requirement.

5. Will the DECD Brownfield Program be a potential source of funds for the project?
Yes No Details:

6. Have you applied for the Round 14 Brownfield Grant Program?
Yes No Details:

7. If no, are you planning to apply for a future Brownfield loan or grant round?
Yes No Details:

List of Simsbury Meadows Performing Arts Center Facility Desired Improvements

<u>Item</u>	<u>Estimated Cost</u>
<i>Band Shell</i>	
Build new backstage area onto the bandshell, to include dressing rooms, office, some storage, production room, bathrooms for daily public use, bathrooms for staff & musicians, meeting space for the SMPAC board and for public use, and replacement of current stage siding to blend it with the new backstage building's siding. Also bathrooms for patron use during events	\$ 3,000,000
<i>Lighting and Electrical Work</i>	
Field electrical upgrades:	
Installation of permanent field lighting at entry/exit points and along the perimeter of the field, which includes replacing rented lights on east side of field	\$ 60,000
Install electrical work in field for food trucks and other concessions & vendors, as well as to light port-a-potty area on both west and east sides of field	\$ 60,000
Electrical wiring to the stone wall area of the field to support concessions and lighting in the VIP area	\$ 25,000
LED lighting conversion	\$ 9,000
Replacement of light poles on access road	\$ 50,000
Mobile LED Screen Trailer	\$ 120,000
<i>Other Infrastructure Needs</i>	
Additional storage space to enable us to buy and store tables and additional chairs	\$ 200,000
Fencing extenders and screens to block view from outside the venue and hold sponsor advertising	\$ 35,000
Concession building with electrical connections (30x30 size) to replace Moonlight pub tent	\$ 75,000
Stadium style bathroom building to supplement or replace some port-a-potties	\$ 300,000
IT enhancements to broadcast wifi to entire field	\$ 10,000
Digital signage at entrance to list sponsors and upcoming events	\$ 25,000
PA system replacement and installation of a sound system	\$ 60,000
TOTAL NEEDS	\$ 4,029,000



MORE THAN A STAGE

GRANT OPPORTUNITY SUMMARY

- November 2021 -

Simsbury Meadows Performing Arts Center is seeking funds for the “Next Act” bandshell addition project (formerly known as Phase II) described in previous Board of Selectmen meetings. We recently hired a consultant to conduct a feasibility study, which will help to estimate the amount we will be able to raise from private sources. The results of this study are expected in April of 2022. Historically, raising funds on a larger scale has been incredibly challenging, so it is our hope to move forward in collaboration with the Town of Simsbury to explore two grant opportunities which could be of significant help. A summary of each opportunity is included below for you.

Federal – American Relief Plan Act (ARPA)

- Up to \$10 million per grant with at least a 20% match from applicant(s)
- Submit an “abstract” first, then full application by Jan 31, with awards on a first-come-first-served basis
- Grant award funds totaling \$240 million - 150 awards with an average award expected to be \$1.9 million
- Eligible applicants include municipalities, however non-profits may apply with a town

Award Criteria

- New and expanded infrastructure
- Multi-state or national focus
- Regions most adversely affected by COVID (suggested criteria: unemployment above national average, income below national average)
- Contributes to regional economic development
- Enhances employment opportunities
- Consistent with a Comprehensive Economic Development Strategy document
- Consistent with EDA general priorities: building economic resilience, equity, recovery, work force development, etc.
- Demonstrates significant community engagement
- Proven disproportionate economic distress and injury in the region
- Promotes economic resilience (i.e. helping the economy to bounce back after a shock like COVID)
- Job creation (other than construction)
- It is likely that the project can be completed promptly and within the 48 month timeline
- Demonstrated community support
- Based on a collaborative economic strategy



MORE THAN A STAGE

State - CT Communities Challenge Grant

- Up to \$10 million per grant with a 50% match from applicant(s)
- Submit a letter of intent by Dec 3, then full application by Jan 14 with awards by April
- Grant award funds totaling \$100 million
- Eligible applicants include municipalities, however non-profits may apply with a town

Award Criteria

- Prefer construction & renovation projects
- Downtown development
- Public space improvements that provide amenities to the community, including ...public arts projects, lighting, safety improvements, wayfinding
- Development of active gathering places
- Demonstrate the vibrancy & livability of communities
- Public and private partnerships

Both grants offer an opportunity to include not only SMPAC needs but some town planed CIP and CNR projects, e.g.

- Electrical upgrades on west side of PAC field
- Replacement of light poles on entry road
- Wayfinding signs
- Other needs to be identified by Town staff

On behalf of the Simsbury Meadows Performing Arts Center Board of Directors, we thank you for your support and collaboration!



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Economic Development Commission 2021-2022
Work Plan Discussion

2. **Date of Board Meeting:** November 8, 2021

3. **Individual or Entity Making the Submission:**
Maria E. Capriola, Town Manager *Maria E. Capriola*

4. **Action Requested of the Board of Selectmen:**
The Board of Selectmen needs to adopt a work plan for the EDC no later than
November 30th annually. Therefore, the following motion is needed:

*Move, effective November 22, 2021 to adopt the 2021-2022 EDC work plan as
presented¹.*

5. **Summary of Submission:**
At its August 13, 2018 meeting, the Board of Selectmen adopted the Economic
Development Commission Ordinance. The Ordinance requires the Board of Selectmen
to provide direction and goals to the Commission on an annual basis on or before the
thirtieth day of November each year.

The Board of Selectmen adopted a 2020-2021 work plan for the EDC (attached) with
four main areas of focus being business incentives; marketing; business outreach; and
supporting entrepreneurs. The EDC presented its annual report at your November 8th
meeting.

This evening it would be helpful for Board members to share ideas and suggestions
regarding the 2021-2022 EDC work plan. The EDC has prepared some ideas for its
2021-2022 work plan (attached). The work plan should be finalized by the Board of
Selectmen this evening.

6. **Financial Impact:**
None

7. **Description of Documents Included with Submission:**
a) Economic Development Commission 2021-2022 Draft Work Plan
b) Economic Development Commission 2020-2021 Adopted Work Plan and Status
Update

¹ Or, as revised, if revisions are made at the meeting.

2021-2022 EDC Work Plan – DRAFT IDEAS

Work Stream	Task	Person/People
Marketing	Complete marketing materials refresh for tourism, real estate, and business recruitment purposes.	Brooke Freeman, Charmaine Seavy Staff: Sarah Nielsen
Business Outreach	Continue to conduct business outreach with large businesses. Implement visitation program for EDC members with smaller and medium sized businesses. NEW Collect and track feedback.	Bob Crowther, Charmaine Seavy, Tom Earl Staff: Maria Capriola, Melissa Appleby, Mike Glidden, Tom Fitzgerald
Business Outreach NEW	Create welcome letter and/or packet for new businesses, collaborating with key stakeholders. Reach out to new businesses monthly.	To be Determined Staff: Town Manager's Office, Sarah Nielsen, Morgan Hilyard
Business Outreach	Continue EDC member shadow program for development projects.	Tom Earl, Peter Van Loon Staff: Mike Glidden
Support Entrepreneurs NEW	Create updates to the economic development portions of the Town's official website. Once complete, conduct quarterly audit of information for relevance and accuracy.	To be Determined Staff: Melissa Appleby, Business and Career Center Coordinator
Support Entrepreneurs	Support infrastructure for entrepreneurs. Promote access to business resources, information, and infrastructure.	Peter Van Loon, Ron Jodice Staff: Business and Career Center Coordinator

2020-2021 EDC Work Plan - ADOPTED

Work Stream	Task	Person/People	Status
Business Incentives	Complete research on business incentives. Provide recommendations/update Business Incentive Policy.	Peter Van Loon, Tom Earl Staff: Maria Capriola, Melissa Appleby	Policy adopted by BOS February 2021. Project complete.
Marketing	Complete marketing materials refresh for tourism, real estate, and business recruitment purposes.	Brooke Freeman, Charmaine Seavy Staff: Sarah Nielsen	Survey and focus groups completed. Marketing materials refresh underway.
Business Outreach	Conduct business outreach. Collect and track feedback.	Bob Crowther, Charmaine Seavy, Tom Earl Staff: Maria Capriola, Melissa Appleby, Mike Glidden,	Ongoing; conducting visits virtually due to the pandemic. Met with non-profits, education, and faith based organizations related to pandemic recovery.
Business Outreach	Implement EDC member shadow program for development projects.	Tom Earl, Peter Van Loon Staff: Mike Glidden	Ongoing
Business Outreach	Assist with gathering feedback on wayfinding signage needs (type, location, etc).	To be Determined (2) Staff: Sarah Nielsen	Project funded through FY 20/21 Year End Transfers and reassigned to Public Works with assistance from Main Street
Support Entrepreneurs	Support infrastructure for entrepreneurs. Promote access to business resources, information, and infrastructure.	Peter Van Loon, Ron Jodice Staff: Andrew Sherman	Ongoing
Support Entrepreneurs	Develop a plan for co-working space.	Peter Van Loon, Ron Jodice, Tom Earl Staff: Andrew Sherman, Morgan Hilyard	Proposal endorsed by EDC and submitted to Town Manager's Office; awaiting discussion on funding as part of ARPA work group.



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Proposed Revisions to Open Space Natural Stewardship Policy
2. **Date of Board Meeting:** November 22, 2021
3. **Individual or Entity Making the Submission:**
Maria E. Capriola, Town Manager; Tom Hazel, Assistant Town Planner; Tom Tyburski, Culture, Parks and Recreation Director
Maria E. Capriola
4. **Action Requested of the Board of Selectmen:**
If the Board of Selectmen supports the Open Space Committee's recommended revisions to Open Space Natural Stewardship Policy, the following motion is in order:

Move, effective November 22, 2021, to adopt the proposed revisions to the Open Space Natural Stewardship Policy as presented.
5. **Summary of Submission:**
The Open Space Committee and Open Space Policy Work Group has prepared and endorsed the attached revisions to the Open Space Natural Stewardship Policy. The proposed revisions include adding the portion of Meadowood property designated as open space and better defining the applicable portions of the Ethel Walker Woods parcel.
6. **Financial Impact:**
N/A
7. **Description of Documents Included with Submission:**
 - a) Proposed Revisions to Open Space Natural Stewardship Policy



Town of Simsbury

933 HOPMEADOW STREET ~ SIMSBURY, CONNECTICUT 06070

TOWN OF SIMSBURY
NATURAL AREA STEWARDSHIP POLICY
Adopted by the Board of Selectmen on November 9, 2020
Revised November XX, 2021

1. Purpose

The Town of Simsbury (Town) has many areas of Open Space and is committed to providing a natural forest ecosystem through a Natural Area Stewardship program wherever deemed possible and logical. This policy will ensure that people see what they want and expect in a forested nature preserve. A Natural Area Stewardship Policy allows natural processes, rather than regular active management by people, to shape a forest.

2. Locations of Natural Area Stewardship in Simsbury

The Town has acres of Open Space including meadows, fields and forest among them. While Natural Area Stewardship is possible for all or parts of any forest, this Policy is intended to be for stewardship management of the **forested areas of the** Belden Forest, Onion Mountain, Stratton Brook Forest, ~~the Wegner Meadow in~~ the Ethel Walker Woods (**with the exception of the Wegner Meadow**), approximately 140 acres of Meadowood designated for open space and passive recreation, and the properties listed in Appendix B. The Board of Selectmen can review and edit these locations with advice from the Open Space Committee.

3. Effective Date

This policy shall be effective immediately and shall remain in effect until revised or rescinded.

4. Natural Area Stewardship Guidelines

A. Maintenance

- i. With Natural Area Stewardship nature is in charge of maintenance. For Natural Area Stewardship areas downed, broken and dead trees are also a part of the natural esthetic and should not be maintained or cleared by Town Staff unless adverse conditions exist such as progressive trail erosion, total blockage of trails, threats to public health, etc.

B. Border Management

- i. Town staff and volunteers should continue to monitor borders of Natural Area Stewardship properties to prevent encroachment, illegal dumping, illegal building, etc. Encroachment includes invasive species which can affect the long-term integrity of the forest.

C. Maintaining Ecological Integrity

- i. If invasive species are identified to be removed, a practitioner familiar with Natural Area Stewardship should be consulted to ascertain the best way to do so

with as little impact to the area as possible. Native trees shall not be treated as invasive species.

APPENDIX A

MEMORANDUM

To: Open Space Committee
From: Susan Masino
Date: September 1, 2020
Re: Proposed Natural Stewardship Policy and Background Information

A Natural Forest Ecosystem: Best Practice for Natural Area Stewardship

This is an overview and a “best practice” primer on “Natural Area Stewardship” of a forest. Natural Area Stewardship is what most people want and expect in a forested nature preserve.

The goal of this document is to provide basic information and answers to frequently asked questions (FAQs) on Natural Area Stewardship – what it is, where it can be practiced, what are the benefits, how to monitor a property, and how to determine when and why to intervene.

A curated non-exhaustive list of open-access resources with supporting science, examples, protocols and more detailed plans and background information is provided below.

What is Natural Area Stewardship?

Natural Area Stewardship allows natural processes, rather than regular active management by people, to shape a forest. It is possible on a parcel of any size and any forest type. It is a largely hands-off approach, recognizing that forests evolved millions of years ago, and in the absence of humans. Forests are well-equipped to persist and endure without our help - even in the face of 21st century environmental change. A Natural Stewardship approach understands that ‘threats’ to forests (i.e., wind, insects, disease, fire, drought) are the very disturbances that often enhance their complexity, carbon sequestration, regeneration, and habitat diversity. It is practiced in what is often termed a “wildwood,” “wild forest,” or “wildland.”

Where Should Natural Area Stewardship be Practiced?

Natural Area Stewardship is *possible* for all or part of any forest that is not being managed actively for resources (such as wood), as part of an intervention-based research program, as a specific type of habitat, *unless* it is precluded legally by deed or easement restrictions. In general, Natural Area Stewardship does not prevent interventions as needed for public safety reasons.

Natural Area Stewardship is similar to the stewardship of National Parks in the United States. It may be *required* if a forest is protected by a “Forever Wild” or similar conservation easement; is designated as “wild,” “natural” or “intact;” or fulfills a landowner’s or donor’s intent.

Currently less than 5% of Southern New England is under Natural Area Stewardship, and only a small fraction (~1%) is legally protected as such. Meanwhile, the crises in biodiversity and species extinction are accelerating, and scientific consensus is that at least 30% of Earth’s land and water need strong protection (“*Protect the Best, Restore the Rest*”). This is an urgent gap in public policy.

What Are the Benefits of Natural Area Stewardship?

1. Maximize cumulative carbon storage above and below ground.
2. Maximize ecological and structural complexity over time.
3. Maximize purification of local air and water.
4. Protect molecular and genetic diversity, and the full spectrum of native biodiversity.
5. Generally minimize invasive plants and therefore their progression or remediation.
6. At broad scales, reduce the rate of species’ extinction.
7. Connect people to nature with an opportunity to escape and experience a sense of awe.
8. Enable people to attach to a place that can be shared within and across generations.
9. Provide needed “control” areas and baselines to compare with managed areas.
10. Save time and money: no regular maintenance is required.

What Are Some Examples of Natural Area Stewardship?

Examples of areas in the United States under Natural Area Stewardship include National Parks, the Adirondack Forest Preserve, forests in the Old Growth Forest Network, some nature preserves, and USDA forest service wilderness areas. See links below for more information.

Globally, the International Union for the Conservation of Nature (IUCN) Protected Areas are dedicated to “*long term conservation of nature with its associated ecological services and cultural values.*” Most categories either *require* or *do not preclude* Natural Area Stewardship.

What is Public Opinion on Natural Area Stewardship?

Protecting public land has high bipartisan support (>80% nationally, higher in New England). Protection of public land *as nature preserves* in Southern New England was supported by 90% of respondents in a survey hosted by the Program for Public Values. Protecting old-growth forest was supported by 99% of respondents. Support did not differ among Southern New England states. Each response was validated and anonymous, and respondents matched the median income for the region. The public assumes 20% is under Natural Area Stewardship and want more protected as such (40%). The current area protected is less than 1%.

Summary: A major priority is ***protecting more natural areas*** and ***connecting them***.

Establishing a network of suitable areas for Natural Area Stewardship is urgent: the vast majority of our landscape is developed, managed routinely, and/or has no long-term protection. Natural Area Stewardship is practiced purposefully on less than 4% of New England, yet international scientific consensus recommends protecting at least 30% (or even 50% - "Nature Needs Half"). We to protect need high quality, connected habitat, and fund evidence-based restoration where possible. Connected, intact habitat is the backbone of a healthy landscape and is the foundation for additional areas for research and responsible resource production.

Natural Area Stewardship: Best Practice Guidelines

No routine maintenance is required - nature is in charge. Natural areas are "managed with restraint" and are "intended to be self-willed lands, both philosophically and practically." This is true under both stable conditions and in the aftermath of major disturbances such as tropical storms, tornadoes, insect and pathogen outbreaks, and fire (www.wilderness.net). Downed, broken, and dead trees are all part of a natural forest and should not be cause for concern or result in a shift in management philosophy towards one of intervention.

If adverse conditions develop (progressive trail erosion, threats to public health, etc.) they should be addressed based on a precautionary principle and aligned with interdisciplinary science. For additional guidance, see National Park Service, Adirondack Park, or Wilderness Area guidelines and additional regional stewardship resources linked below. Principles include:

Let nature take its course. Leave dead trees and downed logs in place after a storm where possible, except where they block important trails. Trees may be removed from the trail but left in the forest. Allow insect and pathogen outbreaks to proceed as part of a natural processes. Natural forests thrive on and recover from natural disturbances.

Monitor major trails. If trails are present, regular monitoring (at least annually) can prevent progressive damage, remove hazards, address erosion, etc. Passive recreation is allowed.

Monitor ecological integrity, borders. Monitor borders to prevent encroachment, dumping, building, etc. Note that edges and trails are areas where invasives (especially invasive plants) can gain a foothold. If unchecked, some invasives can affect the regeneration or long-term integrity of the forest or increase the presence of disease vectors like ticks. How, when and if an invasive is removed or addressed should align with the precautionary principle and is a dynamic field of research. It should be considered in consultation with a local practitioner (i.e. forest ecologist, forester, forest scientist, field botanist, land steward, etc.) familiar with Natural Area Stewardship. Native trees, such as American beech, should not be treated as invasives.

Regular photopoints and data collection are scientifically valuable. This is optional, but it is important to emphasize that there is little long-term data on natural forests. Forests shaped primarily by natural processes rather than by management by people serve as valuable baselines and reference areas (scientific "controls"). Established monitoring plots and periodic measurements of the trees and other vegetation can

quantify changes over time and provide a valuable reference area for other properties that are being actively managed for different values. It is important to collect more data going forward, but right now forests managed for many decades with Natural Area Stewardship (National Parks, Adirondacks) generally have more diversity, more carbon, and fewer invasive plants than managed areas.

Additional Resources on Natural Area Stewardship

US Forest Service Research Natural Areas

https://www.nrs.fs.fed.us/rna/local-resources/downloads/rna_fs_503.pdf

National Park Service Stewardship and Science Directorate:

<https://www.nps.gov/orgs/1778/whatwedo.htm>

Wildlands and Woodlands Stewardship Science Manual

<https://highstead.net/ecostudies/Stewardship-Science.shtml>

Northeast Wilderness Trust - dedicated to Natural Area Stewardship and Wild Carbon ("Wilderness Partnership") <http://northeastwildernesstrust.org/wilderness-conservation/wp/>

Adirondacks: <https://wildadirondacks.org>

Eastern Wildways Network: <https://wildlandsnetwork.org/wildways/eastern/>

Old-Growth Forest Network: <https://www.oldgrowthforest.net/>

International Union of Conservation of Nature: www.iucn.org

Global Standard for Nature-based Solutions

<https://portals.iucn.org/library/sites/library/files/documents/2020-020-En.pdf>

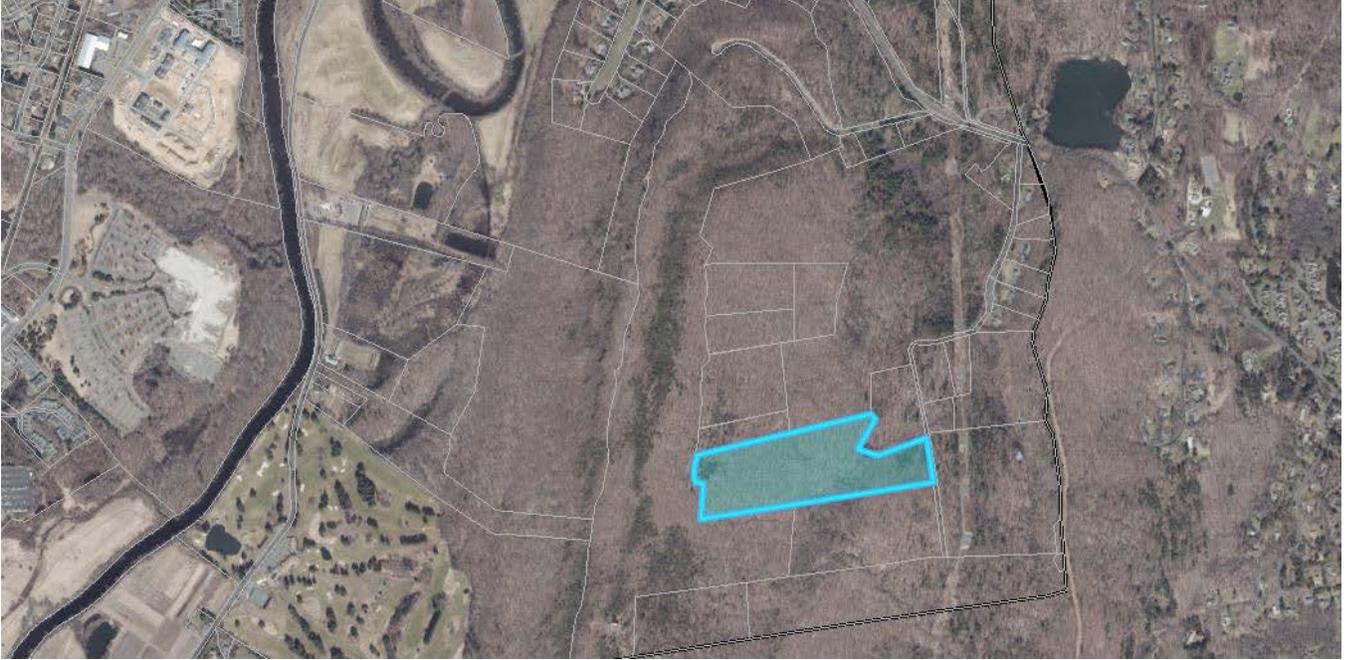
Priority to Protect, then Restore

<https://www.iucn.org/crossroads-blog/202003/primary-forests-a-priority-nature-based-solution>

APPENDIX B

Stafford Road

The Town of Simsbury owns approximately 23 acres located southwest of Stafford Road. The parcel is surrounded by Talcott Mountain State Park. We also own the two adjoining parcels to the north. Most Norther parcel is called Sponzo



Sponzo Property Owned by Simsbury



Mountain Road Tariffville

The Town of Simsbury owns the property off Mountain Road in Tariffville. This parcel contains the Tariffville Fire District's water tower. This property is also referenced as the Gersten Property.



Onion Mountain Park

Onion Mountain Park has been a property mentioned as potential for stewardship policy. This is just referenced as Onion Mountain Preserve.



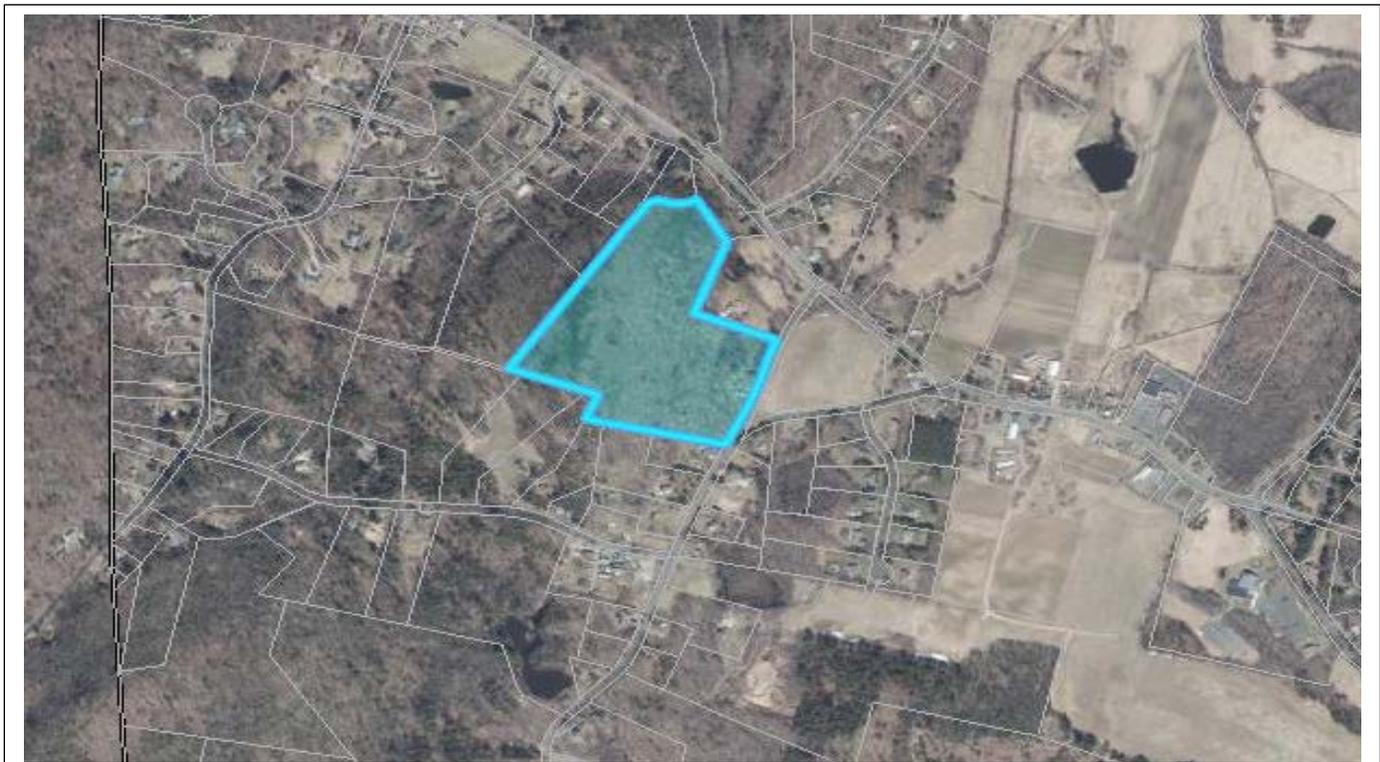
Darling-Hilles Property

This is a property located along the south side of Farms Village Road in the vicinity of Simsbury High School abutting the Stratton Brook State Park



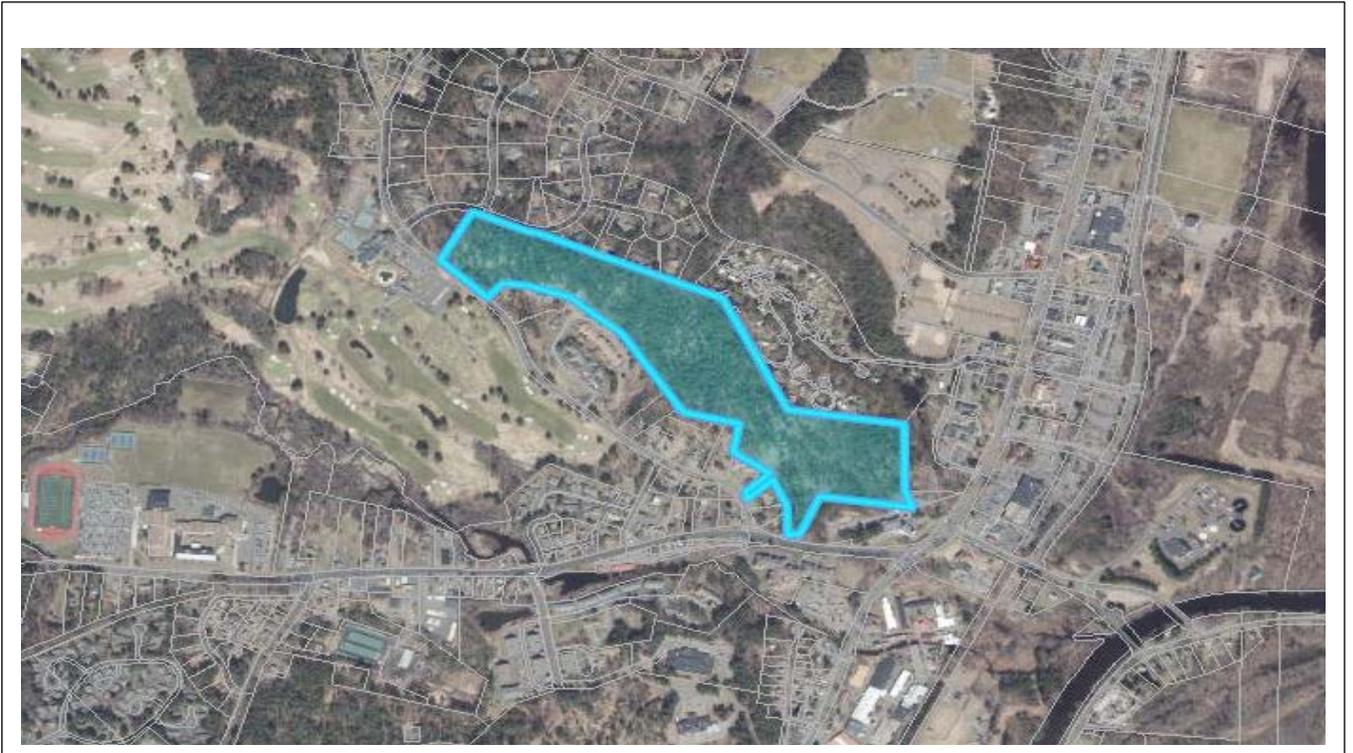
Sugar Loaf Cut

This property is located at 15 Sugar Loaf Cut where the Town of Simsbury owns a rental house. The wooded lot is not separate from the residential house but as it is owned by the town. So, it is preserved until sold or separated from the residential use and preserved alone.



Belden Forest

Located along Firetown Road, stretching from Hopmeadow Street to Beldenwood Road, this parcel is approximately 40 acres in size.



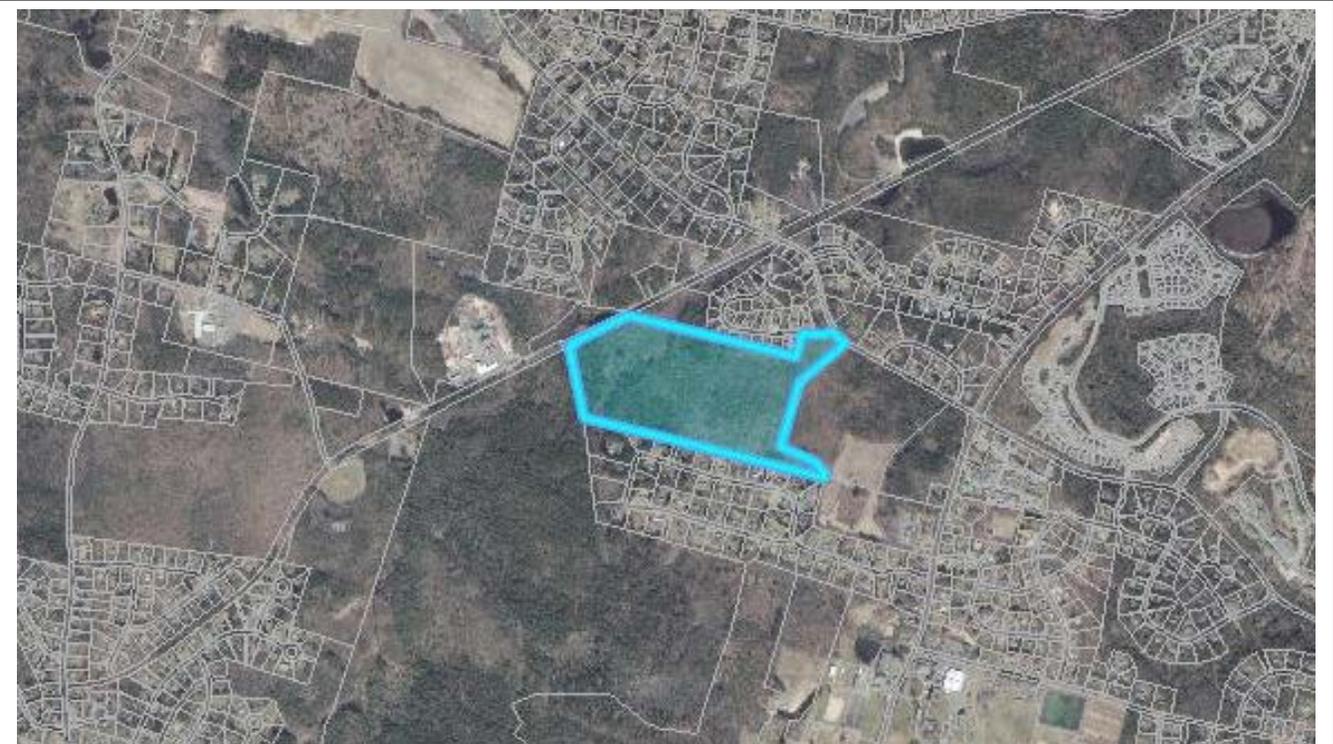
Meadowood

140 acres designated as open space in the area of Firetown and Hoskins Roads.

Graphic forthcoming

Ethel Walker Woods

There are two abutting properties located behind the west part of the Ethel Walker School along Bushy Hill Road. These two parcels stretch along Town Forest Road and total 347 acres of forested land.





Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Proposed Open Space Acquisition Criteria and Guidelines
2. **Date of Board Meeting:** November 22, 2021
3. **Individual or Entity Making the Submission:**
Maria E. Capriola, Town Manager; Tom Hazel, Assistant Town Planner; Tom Tyburski, Culture, Parks and Recreation Director
Maria E. Capriola
4. **Action Requested of the Board of Selectmen:**
If the Board of Selectmen supports the Open Space Committee's recommendation to adopt the Open Space Acquisition Criteria and Guidelines, the following motion is in order:

Move, effective November 22, 2021, to adopt the proposed Open Space Acquisition Criteria and Guidelines as presented.
5. **Summary of Submission:**
The Open Space Work Group and Committee has prepared and endorsed the attached Open Space Acquisition Criteria and Guidelines. The proposed outlines recommended criteria the Town should consider when deciding if open space should be purchased.

The attached identifies conservation priorities. The document also serves as a reference tool and lists programs available through the State of Connecticut that encourage open space preservation.
6. **Financial Impact:**
N/A
7. **Description of Documents Included with Submission:**
 - a) Proposed Open Space Acquisition Criteria and Guidelines



Town of Simsbury

933 HOPMEADOW STREET ~ SIMSBURY, CONNECTICUT 06070

TOWN OF SIMSBURY

Criteria and Guidelines for Acquisition of Open Space

Adopted by the Board of Selectmen on [month] [day], [year]

1. Purpose

The Town of Simsbury prioritizes preserving critical lands and open space as a public good and a policy priority. Open space is considered land which is protected from development and preserved in the current state. Goals are 1) to preserve, enhance and expand the natural lands, water resources, and agricultural lands of Simsbury to ensure healthy and safe environment that serves and educates the community; and 2) to steward these ecosystems, farms, clean waters, scenic viewscapes and historic sites for the benefit of all members of current and future generations. The 2017 Plan of Conservation and Development provided an inventory of existing areas considered to be open space.

Connecticut General Statute (CGS) provides the Town guidance for criteria which should be considered when purchasing land for open space purposes. **CGS § 12-107b** defines open space purchased pursuant to **CGS § 7-131c** as:

“...any area of land, including forest land, land designated as wetland under section 22a-30 and not excluding farm land, the preservation or restriction of the use of which would (1) maintain and enhance the conservation of natural or scenic resources, (2) protect natural streams or water supply, (3) promote conservation of soils, wetlands, beaches or tidal marshes, (4) enhance the value to the public of abutting or neighboring parks, forests, wildlife preserves, nature reservations or sanctuaries or other open spaces, (5) enhance public recreation opportunities, (6) preserve historic sites or (7) promote orderly urban or suburban development”

The State's Plan of Conservation and Development Plan lists several types of land with open space characteristics suitable for preservation. It categorizes three levels of conservation priority and describes land in each. **Table 1** lists its definitional criteria:

Table 1:

<u>Level 1: Existing Open Space</u>	<u>Level 2: Preservation Areas</u>	<u>Level 3: Conservation Areas</u>
<ul style="list-style-type: none">• Parks, forests and select spaces• Major preserves owned by quasi-public entities• Class I water supply lands owned by the state or utilities	<ul style="list-style-type: none">• Class I water supply lands not owned by the state or utilities• Floodways and wave hazard areas• Inland wetland soils• Tidal wetlands• Areas designated open space on local plans• Existing water bodies• Agriculture lands for which the state holds the development rights	<ul style="list-style-type: none">• Class II water supply lands• Level A aquifer protection areas and some level B areas)• 100-year flood fringe areas• Scenic and recreation river corridors• Significant sand and gravel resources• Prime agricultural lands• Historic areas• Trap rock ridges• Greenways and scenic areas• Conservation easements• Potential major outdoor recreation areas

2. State Programs Encouraging Open Space

Several programs and policies encourage state and municipal open space preservation and conservation in Connecticut.

I. The Recreation and Natural Heritage Trust Program

The Recreation and Natural Heritage Trust Program, established in 1986, authorizes the DEP to acquire open space lands outright or in cooperation with municipalities, conservation organizations, or other parties (CGS § 23-73-80). It is the DEP's largest land acquisition program. The lands must represent the state ecological diversity for recreation, scientific, education, culture, and esthetic purposes as well as land of unusual natural interest. To date DEP has acquired over 11,411 acres and 387 acres of easements under the program at a cost of approximately \$53 million. PA 98-157 made several changes to the program. Most importantly it authorizes the bonds for the program to be issued semiannually rather than requiring issuing bonds for each parcel (a time consuming and expensive process).

II. The Protected Open Space and Watershed Land Acquisition Grant Program

PA 98-157 establishes a new open space program called the Protected Open Space and Watershed Land Acquisition Grant Program. The program helps (1) municipalities and nonprofit land organizations acquire land or permanent interests in it, (2) water companies acquire land that protects drinking water supplies, and (3) distressed municipalities and targeted investment communities restore or protect open space land they already own. The act sets land eligibility criteria and future use restrictions and requires all land purchased through the program to have a conservation easement in favor of the state or its designee. Land acquired under the program must generally be protective of wildlife habitat, prime natural landscapes, fishing and recreation opportunities, water resources, or other important ecological or agricultural resources. The land must not be used for commercial or recreational purposes requiring intensive development.

III. ***The Farmland Preservation Program***

The Farmland Preservation Program, established in 1978, authorizes the Department of Agriculture (DOA) to purchase the development rights of existing farms (CGS § 22a-26aa). Purchasing the development rights allows the state to prevent nonagricultural development on the land and to preserve the pastures, woods, and open areas for the benefit of future generations while leaving the operation and management of the land to the owner. The DOA has acquired 169 farms consisting of 25,408 acres.

IV. ***The 490 Program***

The 490 Program, established by PA 63-490, is an agricultural land and open space conservation program that allows municipalities and property owners to designate certain lands as farm, forest, or open space and reduce the taxes on the land according to valuation guidelines set by DOA. The program recognizes that it is in the public interest “to encourage the preservation of farm land, forest land, and open space...to conserve the state's natural resources and to provide for the welfare and happiness of the inhabitants of the state... [and] to prevent the forced conversion of farm land, forest land and open space land to more intensive uses as the result of economic pressures caused by...property taxation...”(CGS §12-107a).

V. ***Farms, Fruit Orchards, and Vineyards***

Municipalities may, with the approval of their legislative bodies, and boards of finance, abate up to 50% of the property taxes on certain farms and vineyards maintained as a business (CGS § 12-81m). The following types of properties are eligible (1) dairy, vegetable, nursery farms, and tobacco; (2) fruit orchards; and (3) farms using nontraditional farming methods.

VI. ***Greenways***

The Greenways program, established in 1995, allows the DEP to make grants of up to \$5,000 to towns or organizations (up to a total of \$50,000 per year) to plan, design, and implement greenway projects (CGS § 23-100). The money cannot be used to acquire the land, but the projects are eligible for other state funds and federal Intermodal Surface Transportation Efficiency Act funds.

VII. ***Land Acquisition Funds***

A municipality may establish a land acquisition fund and deposit up to 2 mils of its property tax assessment into the fund (CGS § 7-131r). The fund may be used to acquire land for open space, recreation, or housing.

VIII. ***The Forest Legacy Program***

The Forest Legacy Program, established in 1990, is a cooperative federal program administered by the DOA that provides federal matching funds to acquire forestlands or development rights for acreage that may be threatened by conversion to non-forest uses.

IX. ***Cluster Development and Transferable Development Rights***

Local planning and development controls can significantly contribute to open space preservation. Cluster development and transferable development rights (TDR) are important zoning powers that give municipalities planning flexibility to achieve important

environmental and public health goals (like open space, wetlands, and historical preservation, sanitary sewerage planning, and ground water protection) while facilitating development within the development density of conventional zoning requirements.

Cluster development is a method of subdivision planning that clusters the dwellings and structures in one area of the subdivision and leaves the rest of the area undeveloped. It allows the developer to preserve the most vulnerable or critical area of the parcel and to build on the portion best suited for dwellings; it also can be used to minimize the portion of the parcel that will be cleared and minimize the area of impervious surfaces. By law at least one-third of the land in a cluster development must remain as open space to be used exclusively for recreational, conservation and agricultural purposes, although municipalities may require more than one-third on any particular development (CGS § 8-18).

TDR systems allow owners in designated preservation areas to sell the rights to their forgone development to owners in designated development areas who want to exceed regular zoning limits. Municipalities may singly or jointly establish a TDR system and adopt special zoning regulations for properties in the system (CGS § 8-2, 2e, and 2f).

3. Objectives in Preserving Open Space

One of the goals in the 2017 Plan of Conservation and Development was to maintain an appropriate balance between the use of land and the conservation of natural resources. When the Town of Simsbury is considering acquiring a property for open space purposes (in no particular order) the following will be considered:

- Protection of surface water quality
- Enhance connection to existing open spaces
- Create trail linkages between isolated open spaces
- Enhance wildlife corridors between open space parcels
- Protect critical habitat, importance placed on areas which provide habitat to endangered or threatened species as defined on Connecticut Natural Resource Database and/or federally recognized species
- Protect public drinking water (aquifers or reservoirs)
- Protect natural drainage pattern and manage storm water
- Protect lands of social or cultural importance
- Provide sites for active recreation
- Provide sites for passive recreation
- Protect the municipality's unique natural features that help define a community's character
- Preserve prime agricultural lands/soils
- Preservation of areas of core forests
- Prevention against term soil erosion
- Promote and preserve old and old-growth forests



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Summary of Town Manager's Performance Review
2. **Date of Board Meeting:** November 22, 2021
3. **Individual or Entity Making the Submission:**
Eric Wellman, First Selectman – On Behalf of Personnel Sub-Committee

4. **Action Requested of the Board of Selectmen:**
If the Board of Selectmen supports the Town Manager's performance review summary and salary adjustment, the following motion is in order:

Move, effective November 22, 2021 to accept the Town Manager's performance review summary. Further, to increase the Town Manager's salary by 2.35% to \$169,760 retroactive to July 1, 2021.

5. **Summary of Submission:**
Each fall, the Board of Selectmen (BOS) completes a performance review for the Town Manager. Each member of the BOS reviews the Town Manager's performance based on six attributes and four goals. For each attribute and goal, the Town Manager's performance is evaluated on a quantitative scale and she also receives qualitative feedback. A summary document of the Town Manager's performance is included in this submission. For the 2020/2021 review, she received a rating of Above Expectations.

The Town Manager's current salary is \$165,862. Earlier this year, the Board of Selectmen approved a general wage increase of 2.35% for non-union Town employees. Based on a satisfactory performance review, I recommend increasing Ms. Capriola's salary by 2.35% (\$3,898) to \$169,760 retroactive to July 1, 2021. A benchmarking analysis of Town Manager salaries is included in this submission. The proposed increase has been already budgeted.

Section V.A of the Town Manager's Contract states:

The Town Manager's salary may be adjusted in accordance with annual performance reviews and evaluations under Section VII provided the Town Manager's performance is satisfactory or better than satisfactory, and shall be consistent with the general wage in-crease awards for non-union full-time staff and shall further become effective on the effective date applicable to non-union full-time staff.

6. Financial Impact:

\$3,898 salary adjustment, which has already been budgeted in the 21/22 budget approved last May.

7. Description of Documents Included with Submission:

a) Summary of Town Manager's FY 20/21 Performance Review

Maria Capriola Performance 2020/2021 – Review Results Summary

Date of Review – September 13, 2021

Review Type – end of year full review

Feedback Summary

Category	Component	Rating	Commentary
Attribute	Financial Management	Above Expectations	<ul style="list-style-type: none"> • Follows best practices for budget preparation and thoroughly prepares for related meetings • Supports practices that maintain AAA bond rating • Board members have strong confidence in information Ms. Capriola shares with the Board • Quarterly financial reviews are appreciated
Attribute	Organizational Management	Above Expectations	<ul style="list-style-type: none"> • Strong reviews for how Ms. Capriola led the Town through the COVID-19 pandemic, prioritizing health and safety while keeping core services intact • Conducts annual performance reviews with each department head and holds all staff to high standards of performance and professionalism • Expect Ms. Capriola to continue to lead by example and make sure to interact with staff at all levels of the organization
Attribute	Professional Development	Above Expectations	<ul style="list-style-type: none"> • Strongly values professional development for her own growth and for that of staff

			<ul style="list-style-type: none"> • Appreciate Ms. Capriola’s openness to the 360 degree review process and for extending that opportunity to members of her leadership team • Opportunity to ensure professional development opportunities are available at all levels of the organization
Attribute	B.O.S. Policies, Initiatives, Goals	Above Expectations	<ul style="list-style-type: none"> • Able to accomplish many B.O.S. goals despite time and resources diverted to manage the pandemic • Highly responsive to members of the B.O.S. • Effectively uses B.O.S. priorities when identifying strategic and tactical priorities for the Town • Actively participates in B.O.S. subcommittees and work groups, and prepares thoroughly for such meetings
Attribute	Effective and timely communications	Meets Expectations	<ul style="list-style-type: none"> • Thorough preparation for B.O.S. agendas and work group meetings • Overall, strong communication with members of B.O.S. Opportunity to strengthen communication with other boards and community stakeholders • Continues to build and maintain effective relationships with key community stakeholders • Encourage Ms. Capriola to have regular public availability such as office hours
Attribute	Economic Development	Above Expectations	<ul style="list-style-type: none"> • Impressive growth in the grand list • Collaborates effectively with key economic development stakeholders including Main

			<p>Street, the Chamber of Commerce, the Economic Development Commission, and Planning Department</p> <ul style="list-style-type: none"> • Supports the work of the Economic Development Commission • Conducts regular business visitations in partnership with the EDC • Continue to build relationships in the business community
Goal	H.R. and Labor Relations	Above Expectations	No comments provided
Goal	Economic Development	Meets/Above Expectations	No comments provided
Goal	Financial Management	Above Expectations	No comments provided
Goal	Special Projects	Above Expectations	No comments provided
Overall	Global Summary	Above Expectations	<ul style="list-style-type: none"> • Has completed a high percentage of goals based on Board of Selectmen priorities • Strengths: <ul style="list-style-type: none"> ○ Financial management ○ Meeting preparation ○ Responsiveness to B.O.S. goals, priorities, and inquiries ○ Organizational management • Opportunities <ul style="list-style-type: none"> ○ Continue to develop relationships with key community stakeholders including businesses and boards and commission members

			<ul style="list-style-type: none">○ Public availability and responsiveness, including but not limited to office hours
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Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Review of Permanent and Temporary Committees
2. **Date of Board Meeting:** November 22, 2021
3. **Individual or Entity Making the Submission:**
Maria E. Capriola, Town Manager *Maria E. Capriola*

4. **Action Requested of the Board of Selectmen:**

If the Board of Selectmen supports the recommendations of the Personnel Sub-Committee, the following motions are in order:

Move, effective November 22, 2021, to set a public hearing to receive public comment concerning the repeal of Chapter 15 of the Simsbury Code of Ordinances (Fair Rent Commission) for 6:00pm on December 20, 2021.

Move, effective November 22, 2021, to sunset the Tourism Committee, Insurance Committee, and Recycling Committee.

Move, effective January 1, 2022, to sunset the 350th Anniversary Steering Committee.

Move, effective November 22, 2021, to sunset the EDC Work Group, Short-Term Rental Ordinance Work Group, and Review of Appointment Process of Unaffiliated Voters Work Group.

Move effective November 22, 2021 for the Sustainability Team to be consolidated with the Clean Energy Task Force, and become a sub-committee of that Task Force. Should their bodies have an interest in continuing to participate with the Sustainable CT initiative, the following agencies may appoint an ex-officio member to the Sustainability Sub-Committee of the Clean Energy Task Force: Board of Education; Culture Parks and Recreation Commission; Economic Development Commission; Planning Commission.

5. **Summary of Submission:**

At its November 10, 2021 meeting, the Personnel Sub-Committee reviewed the list of current appointed boards and commissions, which are established by Charter or ordinance, as well as the list of temporary boards and commissions, which require reauthorization by the Board of Selectmen at the organizational meeting. The Personnel Sub-Committee is recommending the elimination or consolidation of several committees.

The Fair Rent Commission, which was established by ordinance, has not met since November of 1990. The ordinance was initially adopted by the Board of Selectmen pursuant to state statute on June 9, 1986. The purpose was to receive complaints and conduct hearings related to excessive rental charges, and to carry out state statutes related to fair rent (Retaliatory Action by Landlord; The Eviction of Elderly, Blind and Disabled Tenants). This Commission no longer exists for this purpose. The Board of Selectmen is required to hold at least one public hearing on a new, amended, or potentially repealed ordinance.

The Personnel Sub-Committee is also recommending that the Board of Selectmen sunset the Tourism Committee and Insurance Committee, which are no longer meeting, as well as the Recycling Committee, as recycling-related efforts may be included in the work of the Clean Energy Task Force.

In order to allow time for the group to wrap up its work and close out any final projects, the Personnel Sub-Committee recommends sunsetting the 350th Anniversary Steering Committee effective January 1, 2022.

The following Board of Selectmen work groups, which have completed the work for which they were established, should also be sunset: EDC Work Group; Short-Term Rental Ordinance Work Group; and Review of Appointment Process of Unaffiliated Voters Work Group.

The Personnel Sub-Committee has also recommended that the Sustainability Team be consolidated with the Clean Energy Task Force, and become a sub-committee of that Task Force. The Clean Energy Task Force currently has 6 members and 1 vacancy². The Sustainability Team currently has 9 members, however, 2 members of the Team also serve on the Clean Energy Task Force. Staff recommends that the following Sustainability Team slots be appointed as ex-officio members of the newly created Sustainability Sub-Committee of the Clean Energy Task Force should their bodies have an interest in continuing to participate with the Sustainable CT initiative: Board of Education; Culture Parks and Recreation Commission; Economic Development Commission; Planning Commission. Ex-officio members have full participation rights but may not vote. Their participation would not count towards quorum requirements of the Sustainability Sub-Committee.

6. Financial Impact:

None

7. Description of Documents Included with Submission:

a) Draft List of Permanent and Temporary Boards, Committees, and Commissions

² Later in the agenda there is a resignation for the Clean Energy Task Force that would make for 2 vacancies



Town of Simsbury

933 HOPMEADOW STREET ~ SIMSBURY, CONNECTICUT 06070

List of Permanent and Temporary Boards, Committees and Commissions Board of Selectmen Liaison and Member Appointments and Current Assignments November 22, 2021

Board of Selectmen Sub-Committees

Public Safety (2, members)

Personnel (3, members)

Finance (3, members)

ARPA Work Group (3, members)

Sean Askham, Chris Peterson

Eric Wellman, Sean Askham, Wendy Mackstutis

Eric Wellman, Sean Askham, Jackie Battos

Sean Askham, Wendy Mackstutis, Jackie Battos

Elected Boards/Commissions

Board of Education

Board of Finance

Library Board of Directors

Planning Commission

Board of Assessment Appeals

Zoning Board of Appeals

Zoning Commission

Wendy Mackstutis

Sean Askham

Chris Peterson

Mike Paine

Chris Peterson

Chris Peterson

Mike Paine

Appointed Boards/Commissions *(Established by Charter or Ordinance)*

Aging and Disability Commission

Board of Ethics

Building Code Board of Appeals

Conservation Commission/Inland Wetlands

Culture, Parks and Recreation Commission

Design Review Board

Economic Development Commission (1, ex-officio member)

Historic District Commission

Housing Authority

Open Space Committee (First Selectperson, member)

Police Commission

Public Building Committee

Water Pollution Control Authority

Retirement Plan Sub-Committee (2, members)

Wendy Mackstutis

Jackie Battos

Sean Askham

Mike Paine

Chris Peterson

Jackie Battos

Jackie Battos

Mike Paine

Jackie Battos

Eric Wellman

Sean Askham

Jackie Battos

Mike Paine

Sean Askham, Chris Peterson

Temporary Boards/Commissions *(Requires Re-Authorization by the Board of Selectmen at their Bi-Annual Organizational Meeting)*

Business Development Committee (2, member & alternate member)	Eric Wellman, no one assigned as alternate
Community for Care	Wendy Mackstutis
Hometown Hero Selection Committee (2, First Selectperson, member)	Eric Wellman, Mike Paine
Juvenile Review Board (1, member)	Mike Paine
SPIRIT Council	Eric Wellman, Sean Askham
Technology Task Force	Wendy Mackstutis
Youth Services Advisory Board	No one currently assigned

Committees to Potentially be Eliminated or Consolidated

350 Anniversary Committee	
Economic Development BOS Work Group (2, members)	Eric Wellman, Jackie Battos
Short-Term Rental Ordinance Work Group (2, members)	Chris Peterson, Jackie Battos
Insurance Committee	
Fair Rent Commission	
Tourism Committee	
Recycling Committee	
Sustainability Team <i>(Consolidate with Clean Energy as a Sub-Committee)</i>	



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Resignation of Diana Yeisley from the SPIRIT Council
2. **Date of Board Meeting:** November 22, 2021
3. **Individual or Entity Making the Submission:**
Maria E. Capriola, Town Manager; Trish Munroe, Town Clerk
Maria E. Capriola
4. **Action Requested of the Board of Selectmen:**
The following motion is in order:

Move, effective November 22, 2021, to accept the resignation of Diana Yeisley as a regular member of the Simsbury SPIRIT Council retroactive to October 4, 2021.
5. **Summary of Submission:**
The Town Clerk has received the resignation of Diana Yeisley (D) as a regular member of the Simsbury SPIRIT Council. Ms. Yeisley's term was set to expire December 6, 2021.
6. **Financial Impact:**
None
7. **Description of Documents Included with Submission:**
a) Diana Yeisley's Resignation Letter, dated October 4, 2021

⏪ Reply all ▾ 🗑 Delete 🚫 Junk Block ⋮

Resigning from SPIRIT Committee

DY

Diana Yeisley [REDACTED]
Mon 10/4/2021 9:45 AM

👍 ↶ ⏪ → ⋮

To: [REDACTED]

Hi Cheryl and Nicole -

I am sorry to have to send this email but at this time I must submit my resignation from the **SPIRIT Committee**. There are several things I need to focus on for myself and my family and need to take some things off my plate.

I would love to be a part of this Committee again in the future if I can.

Best wishes

Diana Yeisley

Sent from my iPhone

Reply Reply all Forward

TRISH MURPHY, TOWN CLK
OCT 6 2021 @10:11



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Resignation of Shannon Knall as an Alternate Member from the Zoning Commission

2. **Date of Board Meeting:** November 22, 2021

3. **Individual or Entity Making the Submission:**
Maria E. Capriola, Town Manager; Trish Munroe, Town Clerk
Maria E. Capriola

4. **Action Requested of the Board of Selectmen:**
The following motion is in order:

Move, retroactive to September 28, 2021, to accept the resignation of Shannon Knall as an alternate member of the Zoning Commission.

5. **Summary of Submission:**
The Town has received the resignation of Shannon Knall (D) as an alternate member of the Zoning Commission. Ms. Knall's term was to expire December 4, 2023.

Section 205 of the Charter, "Vacancies: elective offices," states:

"... any vacancy, except a vacancy on the Board of Selectmen, in any elective Town office, including the Board of Education, shall be filled within forty-five (45) days of such vacancy by appointment by the Board of Selectmen, for the unexpired portion of the term or until the next regular municipal election, as defined in Section 9-1 of the General Statutes, whichever shall first occur."

We are currently beyond the 45-day requirement; we do not yet have a recommendation for her replacement.

Diane Madigan (R) who is currently an alternate member, was recently elected to a regular member slot on the Zoning Commission. While it is not considered a resignation, after her Oath of Office on December 6th her alternate slot will be vacated with a term expiring on December 4, 2023. Pursuant to our Charter, since Ms. Madigan was a Republican, her replacement must be from the same political party.

6. **Financial Impact:**
None

7. **Description of Documents Included with Submission:**
a) Shannon Knall's Resignation Letter, dated September 28, 2021



Form submission from: Resignation Submission Form

Some content in this message has been blocked because the sender isn't in your Safe senders list. I trust content from cmsmailer@civicplus.com. | Show blocked content

Simsbury CT via Simsbury CT <cmsmailer@civicplus.com>
Tue 9/28/2021 1:16 PM
To: Butler Ericka



Submitted on Tuesday, September 28, 2021 - 1:16pm
Submitted by anonymous user: 2601:182:301:4180:681e:f895:8423:948e
Submitted values are:

Member's Name: Shannon Leary Knall
Address:
Phone:
Email:
Type of Member: Alternate
Name of Board/Commission: Zoning
Effective Date of Resignation: 09/28/2021
Reason for Resignation:
Any Additional Comments:

The results of this submission may be viewed at:
https://www.simsbury-ct.gov/node/98363/submission/23941

Reply Forward



Town of Simsbury

933 HOPMEADOW STREET

SIMSBURY, CONNECTICUT 06070

BOARD OF SELECTMEN MEETING AGENDA SUBMISSION FORM

1. **Title of Submission:** Resignation of Phillip Purciello from the Clean Energy Task Force and Insurance Committee
2. **Date of Board Meeting:** November 22, 2021
3. **Individual or Entity Making the Submission:**
Maria E. Capriola, Town Manager; Trish Munroe, Town Clerk
Maria E. Capriola
4. **Action Requested of the Board of Selectmen:**
The following motion is in order:

Move, effective November 22, 2021, to accept the resignation of Phillip Purciello as a regular member of the Clean Energy Task Force and the Insurance Committee retroactive to October 5, 2021.
5. **Summary of Submission:**
The Town Clerk has received the resignation of Phillip Purciello (D) as a regular member of the Clean Energy Task Force and Insurance Committee. Mr. Purciello's terms were set to expire December 6, 2021.
6. **Financial Impact:**
None
7. **Description of Documents Included with Submission:**
 - a) Phillip Purciello's Resignation Letter, dated October 5, 2021

Re: Form submission from: Contact Us

SI

Simsbury Info
Tue 10/5/2021 3:59 PM
To: Philip Purciello [REDACTED]



Thank you for visiting simsbury-ct.gov. Your email has been forwarded to the appropriate department(s) for follow-up.

From: Philip Purciello via Simsbury CT <cmsmailer@civicplus.com>
Sent: Tuesday, October 5, 2021 3:58 PM
To: Simsbury Info <simsburyinfo@simsbury-ct.gov>
Subject: Form submission from: Contact Us

Submitted on Tuesday, October 5, 2021 - 3:58pm
Submitted values are:

TRISH MURPHY, TOWN CLK
OCT 5 2021 4:10:11

Please include any question or comments:

I apologize for submitting this via the contact form, but I couldn't find a current email for the Town Clerk.

I am writing today to submit my resignation from the **Clean Energy Task Force and Insurance Commission** due to increased personal and professional responsibilities. I'm available to validate this request via my phone or email address. Please let me know of any additional information is required.

Best,
Phil

Name: Philip Purciello
Email Address: [REDACTED]
Street Address: [REDACTED]
City: Simsbury
State: CT

The results of this submission may be viewed at:
<https://www.simsbury-ct.gov/node/5070/submission/24011>

Reply Forward

CALL TO ORDER

The Regular Meeting of the Board of Selectmen was called to order at 6:01 p.m. on ZOOM due to COVID-19. Present were: First Selectman Eric Wellman; Deputy First Selectman Sean Askham; Board members Wendy Mackstutis, Jackie Battos, Mike Paine and Chris Peterson. Others in attendance included: Town Manager Maria E. Capriola; Deputy Town Manager Melissa Appleby; Finance Director Amy Meriwether; Public Works Director Tom Roy; Zoning Enforcement Officer Tom Hazel, Director of Culture, Parks and Recreation Tom Tyburski, Director of Planning Michael Glidden, Town Attorney Bob Decrescenzo, Town Engineer Jeff Shea, and other interested parties.

PLEDGE OF ALLEGIANCE

Everyone stood for the Pledge of Allegiance.

PUBLIC HEARING

a) Short-Term Rental Ordinance

- **Email townmanager@simsbury-ct.gov by noon on Monday, November 8, 2021 to register to address the Board of Selectmen live through Zoom**
- **Written comments can be emailed to townmanager@simsbury-ct.gov. Written comments for the public hearing will be read into the record.**

Joan Coe, 26 Whitcomb Drive, spoke about omissions that she feels should be included in the short-term rental ordinance.

Carol Sanfilippo submitted written comments in opposition to the short-term rental ordinance.

Denise & Steve Woodruff, 11 Country Club Drive, submitted written comments in opposition to the short-term rental ordinance.

Gerard Toner, submitted written comments in opposition to the short-term rental ordinance.

Pat Egan, submitted written comments in opposition to the short-term rental ordinance.

Jay & Kelly DeVivo, 1 Five Gaits Farm, submitted written comments in opposition to the short-term rental ordinance.

Kay & Jim Yablecki, 6 Five Gaits Farm, submitted written comments in opposition to the short-term rental ordinance.

Tara & Tom Finn, 7 Five Gaits Farm, submitted written comments in opposition to the short-term rental ordinance.

Dan Sullivan, submitted written comments in opposition to the short-term rental ordinance.

Jane Toner, submitted written comments in opposition to the short-term rental ordinance.

Mark & Faye Tomasello, 30 White Oak Lane, submitted written comments in opposition to the short-term rental ordinance.

Audra Harris submitted written comments in opposition to the short-term rental ordinance.

Art Boothby submitted written comments in opposition to the short-term rental ordinance.

Stephanie Riefe, 5 Trainor Drive, submitted written comments in opposition to the short-term rental ordinance.

Karl Lund, 5 Trainor Drive, submitted written comments in opposition to the short-term rental ordinance.

Mr. Askham made a motion to close the public hearing on the short-term rental ordinance. Ms. Mackstutis seconded the motion. All were in favor and the motion passed.

PUBLIC AUDIENCE

- **Email written comments to townmanager@simsbury-ct.gov by 12 P.M. on Monday November 8, 2021, to be read into the records; or**
- **Email townmanager@simsbury-ct.gov by 12:00 P.M. on Monday, November 8, 2021, to register to address the Board of Selectmen through ZOOM**

Joan Coe, 26 Whitcomb Drive, spoke about the recent Town election results, Town Manager performance, duplicative Town boards and commissions as well as her Twitter postings.

PRESENTATION

a. EDC Annual Report

Mr. Wellman shared that each year at this time the EDC shares a summary of what they have done over the past year. Mr. Crowther reviewed the EDC mission and team members. He discussed the role of the EDC and economic development in Simsbury. He reviewed the EDC's 2021-2021 Adopted Work Plan. Mr. Crowther shared that the EDC did a follow-up set of interviews in 2021 from the 2020 Long-Term Recovery Program to see how non-profit organizations fared through the pandemic; the interview findings were shared. He also stated that the Covid crisis has created an opportunity to work with local businesses, the Chamber, and Library Business and Career Center to develop a Town approach to co-working space. He stated that they worked with Dornenburg & Kallenbach Advertising to complete the initial fact-gathering process to refresh the marketing and branding for the Town. They also assisted with the golf course restaurant RFQ, participate in the short-term rental work group, and participated as a committee member in Chamber Government Affairs Committee.

Mr. Crowther shared that Ms. Capriola is working on getting funding for those initiatives listed on the Chamber of Commerce's proposal so no action is needed today. Ms. Mackstutis asked if people are actively pursuing this type of co-working environment. Ms. Hilyard, Executive Director of the Simsbury Chamber of Commerce, shared that co-working has been a trend for years and what they have been seeing from property owners is the revolving door of people wanting to be released from their leases due to Covid or other situations, but also having other leasers come in to fill those spaces but there has been a struggle to fill all of the spaces. What they have been seeing from Chamber members is that they are tired of working from home and have been inquiring the Chamber of Commerce for office space in the area, but they are less willing to commit to a longer term lease

FIRST SELECTMAN'S REPORT

Mr. Wellman, First Selectman, reviewed is First Selectman's Report.

TOWN MANAGER’S REPORT

Ms. Capriola, Town Manager, reviewed her Town Manager’s Report.

SELECTMEN ACTION

a) Tax Refund Requests

Ms. Mackstutis made a motion, effective November 8, 2021, to approve the presented tax refunds in the amount of \$34,095.36, and to authorize Town Manager, Maria E. Capriola to execute the tax refunds. Mr. Paine seconded the motion. All were in favor and the motion passed.

b) Donation from Archdiocese of Hartford

Mr. Paine made a motion, effective November 8, 2021, to accept a donation from the Archdiocese of Hartford in the amount of \$1,625 for the purpose of supporting our Food Programs, which assists residents in need. Ms. Mackstutis seconded the motion. All were in favor and the motion passed.

c) Proposed Acceptance of Greater Hartford Transit District Dial-A-Ride Assistance Grant

Mr. Wellman shared that this is an annual grant that the Town receives from the State where the Greater Hartford Transit District serves as a pass-through. The grant is for \$6,660.

Mr. Paine made a motion, effective November 8, 2021, to accept the FY 21122 grant funds from the Greater Hartford Transit District to support our Dial-A-Ride program and to authorize Town Manager, Maria E. Capriola to execute all documents related to the grant award. Ms. Mackstutis seconded the motion. All were in favor and the motion passed.

d) FY 2021 Homeland Security Grant Program

Ms. Mackstutis made a motion, effective November 8, 2021, to approve the Federal Fiscal Year 2021 State Homeland Security Grant Program Memorandum of Agreement, which makes the Town of Simsbury eligible for regional allocations made through the Region 3 Regional Emergency Planning Team. Further move, effective November 8, 2021, to approve the attached resolution that authorizes the Town Manager to execute all documents related to the grant award. Mr. Askham seconded the motion. All were in favor and the motion passed.

e) Proposed Use of Ellsworth Trust for Downtown Simsbury and Tariffville Beautification - Holiday Lighting

Mr. Tyburski shared that this project will be coordinated by both Public Works and Culture, Parks and Recreation. They will be hanging lights on the light poles from Town Hall to Drake Hill Road on both sides of the street. They will also be hanging them on the four poles on the Tariffville Green as well. That project will begin this week and the lights will be on through early January.

Ms. Battos asked if the Ellsworth Trust has been used for other items as well. Ms. Capriola shared that this is not a source that they have tapped into often, it is to be used for downtown beautification projects. There must be a minimum of \$3,000 left in the Trust and there is about \$18,000 available to work with.

Mr. Peterson asked how the Trust is funded and if there are continuous donations to it. Ms. Meriwether stated

that the money was donated and it has just been adding interest over the years and there are no active donations going into it.

Ms. Mackstutis made a motion, effective November 8, 2021, to approve the use of funds from the Ellsworth Trust for the acquisition of holiday lights to beautify downtown Simsbury and Tariffville. Ms. Battos seconded the motion. All were in favor and the motion passed.

f) Supplemental Appropriation Request – Emergency Repairs to Owens Brook Open Space Parcel

Mr. Roy shared that a slope failure was discovered in the Town-owned open space located on Owens Brook Blvd., and that has led to a steep and potentially unstable slope. If left unrepaired it would start to affect the parking lot at Meadowview apartments, and it could potentially undermine that area. Mr. Peterson asked if it is all within Mr. Roy’s staff’s capabilities and equipment. Mr. Roy stated that they have worked very closely with Planning and are using on-call contracts that they have with a tree service and an excavation contractor.

Ms. Battos made a motion, effective November 8, 2021, to approve a supplemental appropriation for the Owen's Brook open space parcel emergency repairs in the amount of \$60,000 and to recommend to the Board of Finance use of funds from the capital reserve to fund the work. Mr. Paine seconded the motion. All were in favor and the motion passed.

g) Firetown Road and Barndoor Hills Road Bridges over Bissell Brook – Grant Agreement

Mr. Wellman stated that this is a grant the Town applied for in 2018 to rehabilitate these two local bridges. The grant requires a 50% local match, which was previously budgeted.

Mr. Askham made a motion, effective November 8, 2021, to accept the Local Bridge Program Grant in the amount of \$402,500, and to authorize Town Manager, Maria E. Capriola to execute all documents related to the State Municipal Grant Agreement. Mr. Paine seconded the motion. All were in favor and the motion passed.

h) Public Gathering Permit – Simsbury Performing Arts Center – Memorial Ceremony

Mr. Hazel shared that due to the expected attendance level the PAC would like to host the Memorial Ceremony to honor Mr. Crowley.

Mr. Askham made a motion, effective November 8, 2021, to approve the public gathering application on behalf of the Simsbury Performing Arts Center and to authorize the issuance of the public gathering permit for the Memorial Ceremony at the PAC. Mr. Paine seconded the motion. All were in favor and the motion passed.

i) Proposed Short-Term Rental Ordinance

Ms. Battos shared that a short-term rental is not permitted in the Town’s zoning regulations. There are already short-term rentals in Simsbury and the whole reason to do this ordinance was to put a framework around it. In the ordinance, there are limits on how long an owner can rent it out for, and there are safety items in there as well. Mr. Peterson requested that all those who wrote in public comments and those that have concerns about the ordinance, read through it as many of the concerns are addressed in there.

Ms. Capriola shared that upon a final look at the ordinance with staff, they would suggest that under “Conduct” the wording is changed from ‘excessive noise’ to ‘unreasonable noise’ to be consistent with state statute. She also suggested removing item “iii” referring to decibel as that is difficult to enforce.

Mr. Paine made a motion, effective November 8, 2021, to adopt the proposed Short-Term Rental Ordinance as presented, which shall be effective 21 days after publication in a newspaper having circulation within the Town of Simsbury. Further move to authorize a summary of the adopted ordinance be published. Ms. Battos seconded the motion. All were in favor and the motion passed.

j) National Opioid Settlement Opt-In

Mr. Wellman shared that in July, the CT Attorney General announced a settlement agreement to resolve litigation brought by several states against three drug companies. In order for Simsbury to receive some of the dollars from this settlement the BOS needs to opt-in.

Ms. Mackstutis made a motion, effective November 8, 2021, to opt-in to the national opioid settlement, and to authorize Town Manager, Maria E. Capriola or her designee, to execute and submit all required documentation. Mr. Paine seconded the motion. All were in favor and the motion passed.

REVIEW OF MINUTES

a. Regular Meeting of October 13, 2021

There were no changes to the Regular Meeting minutes of October 13, 2021, and, therefore, the minutes were adopted.

LIAISON AND SUB-COMMITTEE REPORTS

- 1. Personnel – no report at this time.**
- 2. Finance – no report at this time.**
- 3. Public Safety – no report at this time.**
- 4. Board of Education – no report at this time.**

Ms. Mackstutis thanked the Aging and Disability Commission for the great Trunk or Treat they put on.

Mr. Peterson encouraged the Board to read the memo from Mr. Tyburski related to the CT Bobcat Program.

COMMUNICATIONS

- a) Memo from M. Capriola, re: Public Gathering Permit, dated October 7, 2021**
- b) Memo from L. Karim, re: Library DEI work, dated October 11, 2021**
- c) Memo from T. Tyburski, re: Connecticut Bobcat Program, dated November 1, 2021**

EXECUTIVE SESSION

- a) Pursuant to General Statutes Section 1-200(6)(D): Possible Purchase of a Parcel of Land (56 Wolcott Road)**

Ms. Battos made a motion to adjourn to Executive Session pursuant to General Statutes Section 1-200(6)(D): Possible Purchase of a Parcel of Land (56 Wolcott Road) at 8:03 p.m. and to include Town Manager Maria E. Capriola, Deputy Town Manager Melissa Appleby, Attorney Robert DeCrescenzo and

Public Works Director Tom Roy. Mr. Paine seconded the motion. All were in favor and the motion passed.

b) Pursuant to General Statutes Section 1-200(6)(E): Attorney Client Privileged Document and Documents that Constitute Exempt Records under Section 1-210(5)(A)(B): Request for Approval of Assignment of the ISCC Ground Lease

Mr. Roy left Executive Session at 8:21 p.m.

Ms. Mackstutis made a motion to adjourn from Executive Session at 8:43 p.m. Mr. Paine seconded the motion. All were in favor and the motion passed.

ADJOURN

Ms. Mackstutis made a motion to adjourn at 8:43 p.m. Mr. Paine seconded the motion. All were in favor and the motion passed.

Respectfully submitted,
Heather Taylor
Clerk

CALL TO ORDER

The Special Meeting of the Board of Selectmen was called to order at 8:30 a.m. on ZOOM due to COVID-19. Present were: First Selectman Eric Wellman; Deputy First Selectman Sean Askham; Board members Wendy Mackstutis, Jackie Battos, and Mike Paine. Others in attendance included: Management Specialist Tom Fitzgerald; and Town Attorney Robert DeCrescenzo.

PLEDGE OF ALLEGIANCE

Everyone stood for the Pledge of Allegiance.

PUBLIC AUDIENCE

- **Email written comments to townmanager@simsbury-ct.gov by 12 P.M. on Monday August 9, 2021, to be read into the records; or**
- **Email townmanager@simsbury-ct.gov by 12:00 P.M. on Monday, August 9, 2021, to register to address the Board of Selectmen through ZOOM**

No public audience.

SELECTMEN ACTION

- a) **Consideration of and possible action on (1) Request from BMW Sports, LLC to approve an Assignment of International Skating Center (ISCC) Ground Lease; (2) Approval of the proposed Permitted Mortgage Agreement and (3) Authorize the Town Manager to execute all required documents related to the Assignment of the Ground Lease, the Approval of the Permitted and Related Matters.**

Mr. Wellman shared that there is a group of local families that have come together to form an LLC in hopes of purchasing the facility and since the Town owns the land where ISCC is located the BOS need to approve the transfer of the ground lease.

Attorney DeCrescenzo shared that ISCC has requested approval of an assignment of the ground lease to BMW Sports, LLC. If approved, this will be the fourth time the ground lease has been assigned since 1994. The terms of the assignment language are found in Article 10 of the ground lease, which requires the Town to approve any assignments. He stated that the BOS has to evaluate and consider the assignees' financial wherewithal and ability to run the skating center. He stated that they have received and reviewed their business plan and their 5 year budget projection, which they have found adequate to protect the Town's interests. He stated that the second approval that is needed is found in Article 7 which requires that the Town review and approve any so-called permitted mortgage. He stated that after review of the loan documents they concluded that it satisfies the terms and conditions of Article 7. Attorney DeCrescenzo stated that in reviewing the loan documents, business plan, financial projections and other documents provided by BMW Sports, LLC they have concluded that they have met all the requirements of the ground lease for approval of an assignment.

Mr. Wellman stated that the current owner is paying 80k a year to the Town in lieu of taxes and asked if there would be any change to that under the new agreement. Attorney DeCrescenzo stated no as the lessee is required to meet all the terms and conditions of the existing ground lease

**TOWN OF SIMSBURY – BOARD OF SELECTMEN
REGULAR MEETING MINUTES – NOVEMBER 12, 2021**

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Ms. Battos made a motion, effective November 12, 2021, to adopt the attached Resolution. Ms. Mackstutis seconded the motion. The motion passed with all in favor.

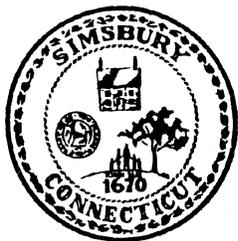
ADJOURN

Mr. Paine made a motion to adjourn at 8:42 a.m. Ms. Mackstutis seconded the motion. All were in favor and the motion passed.

Respectfully submitted,

Heather Taylor

Clerk



Town of Simsbury

933 HOPMEADOW STREET ~ SIMSBURY, CONNECTICUT 06070

Maria E. Capriola - Town Manager

MEMORANDUM

To: Board of Selectmen
From: Maria Capriola, Town Manager
Cc: Mike Glidden, Director of Planning and Community Development; Tom Hazel, Assistant Town Planner; Tom Tyburski, Director of Culture, Parks and Recreation; Nick Boulter, Chief of Police; Chris Davis, Deputy Chief of Police; Greg Samselski, Police Lt.; Tom Roy, Director of Public Works; Patrick Tourville, Fire Marshal
Date: November 10, 2021
Subject: Administrative Approval of Public Gathering Permit

This memo is to inform the Board of Selectmen of the public gathering permit that I have approved for the Town of Simsbury's Simsbury Celebrates event via an administrative approval.

Staff from Planning, Police, Culture, Parks and Recreation, Public Works, the Fire District, and the Farmington Valley Health District reviewed application(s) to ensure compliance and safety measures were addressed prior to approval. Following completion of that process, the following public gathering permit(s) have been approved by me:

Name of Event	Date	Type
Community Holiday Celebration	November 27, 2021 from 12pm to 10pm	Holiday Event

**** Note due to evolving COVID sector rules from the state capacities for events are ever evolving, Event organizers have been requested to update the committee and the town about any amendments made to the public gatherings so that they may be noted and added to the file.****

Should you have any questions or concerns about the application listed above, please contact me so staff and I can help answer those questions.



Town of Simsbury

66 TOWN FOREST ROAD, WEST SIMSBURY, CONNECTICUT 06092

~ Department of Public Works ~

Memorandum: MIRA Status Update

To: Maria Capriola, MPA - Town Manager
CC: Board of Selectmen
From: Thomas J. Roy, PE - Director of Public Works
Date: November 19, 2021

This memo is being presented to provide an update on the status of Hartford's trash-to-energy plant and its possible impacts on Simsbury and its residents. Currently, municipal solid waste from Simsbury is sent to the MIRA facility with a tip fee of \$105/ton for Municipal Solid Waste (MSW) and no fee for single stream recycling. Tip fees are expected to increase sharply over the next several years and are based on MIRA's net cost of operations. Simsbury's agreement with MIRA is in full force until June 30, 2027.

MIRA and CTDEEP have made a number of unsuccessful efforts to rehabilitate the facility into a modern trash-to-energy and recycling center. The most promising was a proposal from SACYR-Rooney (SSRT) to redevelop and modernize the trash-to-energy facility under a 30-year term. This redevelopment would have resulted in a tip fee of \$145/ton and was determined to be unviable. Further efforts were made to seek financial relief from the legislature without success.

The current 1980's era trash-to-energy facility has exceeded its design life and is now unreliable and in danger of a catastrophic failure. At this point, no new redevelopment proposals are being considered. **MIRA has set a target date of July of 2022 to shut down the facility and begin trucking waste out of state.** This date is subject to change in the event that the plant becomes inoperable.

With the trucking of waste out of state, MIRA and member Towns are at risk for increases related to market forces for both hauling and disposal costs. Further, out of state disposal is contradictory to CTDEEP's Comprehensive Materials Management Strategy.

MIRA has shown a need for member Towns to waive or modify our right to opt out of our current contracts, as the tip fees are anticipated to exceed the opt out values. MIRA is concerned that if communities exercise their opt out provisions, costs will increase for all MIRA towns, as they have less market leverage. If communities agree to reduce or eliminate the opt out clause, MIRA believes tip fees will be lower and funds for decommissioning the facility will be able to be set aside. The removal or modification of the opt out clause did not appear to have support among our neighboring communities at this time.

The CTDEEP, in response to the MIRA issue, formed the Connecticut Coalition for Sustainable Material Management (CCSMM). CCSMM is a grassroots coalition formed by a number of municipalities in the state and is focused on finding a way to reduce our waste. Stemming from the meetings of this group, the focus has been on:

- Extended Producer Responsibility (EPR) programs
- Food Scraps and Organics Recycling
- Increasing our Recycling Rates
- Unit Based Pricing (pay-as-you-throw)

A detailed list of the coalition's efforts can be found using the following link:

https://portal.ct.gov/-/media/DEEP/waste_management_and_disposal/CCSMM/CCSMM-Options-Menu-Dec-2020-v-2.pdf

Many of the strategies being investigated will require legislative action and/or will take some time before they can be implemented. Once implemented, these programs will hopefully reduce the volume of waste produced, but they will not eliminate the need for a disposal facility for the waste generated in our region. Currently, the program is beginning to provide grants to support recycling of food scraps and other organics.

Town staff will continue to monitor the various discussions surrounding these issues and keep the Board updated on the potential impacts to the Town. We are hopeful that we will have more definitive answers in the next few months and a better understanding of the financial impacts at that time.



Town of Simsbury

933 HOPMEADOW STREET
06070

P.O. BOX 495

SIMSBURY, CONNECTICUT

Date: **November 16, 2021**

To: **Maria Capriola MPA
Town Manager**

From: **Michael Glidden CFM CZEO
Director of Planning and Community Development**

Re: **Application# 21-24-** of the Simsbury Zoning Commission, Applicant; Michael Glidden CFM CZEO, Agent; application for a text amendment to the Zoning Regulations to opt out of Public Act 21-29 concerning accessory dwelling units and parking standards in Simsbury

The Zoning Commission opened the public hearing for the above referenced application. The Commission received written and verbal testimony regarding the matter.

The public hearing was continued to the next regularly scheduled meeting. The next regularly meeting is scheduled for 7pm on December 6, 2021. This will be a virtual meeting via zoom.

Members of the public whom wish to provide written testimony can email correspondence to jhollis@simsbury-ct.gov. Anyone wishing to speak in person via zoom at the December 6th can join the meeting via zoom. A link for the zoom call will be provided with the agenda for the meeting and posted on the town website on December 3, 2021.

Because this is subject to an open public hearing , there should not be discussion regarding the subject outside the zoning hearing process. Discussing this outside of the public hearing can jeopardize the process.

If zoning elects to opt out, the BOS will have an opportunity to discuss the matter in further detail during a public meeting.