

November 16, 2016

The meeting of the Sterling Board of Selectmen was called to order at 6:00 p.m.

Selectmen present-Russell Gray, Lincoln Cooper, and John Firlik.

Staff present-Joyce Gustavson and Demian Sorrentino (6:02 p.m.)

Also present-Ethel Tetreault, Andy Tetreault, Patrick & Colleen Taylor (6:02 p.m.).

Pledge of Allegiance: Everyone stood to recite the Pledge of Allegiance.

Audience of Citizens: No comment.

Approval of Minutes: J. Firlik made a motion, seconded by L. Cooper to approve the 11/9/2016 meeting minutes as presented. All voted in favor of the motion.

Unfinished Business:

**a. Commission Vacancies (Planning & Zoning Commission and Zoning Board of Appeals):** No new information. L. Cooper made a motion, seconded by J. Firlik to table this item to the next meeting. All voted in favor of the motion.

**b. Discussion Regarding Sale of Right-of-Way on Town Property Located on Margaret Henry Road and Snake Meadow Hill Road:** Demian Sorrentino, Zoning Enforcement Officer distributed the estimated breakdown of costs for the disposition of the Town owned right-of-way, Main Road #2, located on Margaret Henry Road and Snake Meadow Hill Road (copy on file). All interested abutters would pay \$308 for the cost of legal services. The total reimbursed cost to the Town by the property owners is \$3,053, which includes \$2,500 for the property survey; \$53 to record and file the survey map in the Sterling Land Records; \$500 (estimated) for Town Meeting advertising fees; and no charge for administration fees (a reduction of \$1,050). Total anticipated cost for land acquisition by each owner is as follows: Taylor – 1.8 acres - \$10,280; Tetreault – 1.6 acres - \$9,302; and Heroux – 0.12 acres - \$895. The Taylors spoke to D. Sorrentino prior to the meeting and are concerned that it is cost prohibitive for the fair market value to be paid for their portion of the land when part of it consists of wetlands and it is more acreage than they want, so there is no benefit to them to purchase the entire piece. The Taylor's would like to propose purchasing a smaller portion, preferably only a twenty-five foot (25') wide strip which would give them just enough frontage for zoning compliant access to Snake Meadow Hill Road. D. Sorrentino stated that when the Planning and Zoning Commission reviewed the 8-24 referral, members raised concern about the property not being sold for fair market value. The Selectmen concurred so the property was appraised. During this process it has been the goal of the Board that the entire property would be distributed to the abutters as demonstrated on the map, and consideration of breaking it down to still smaller portions will require more thought. R. Gray stated that his concern with splitting the property further is that the Town would be left with a parcel of little value. D. Sorrentino suggested that the Town could sell the balance of the unwanted Taylor portion to Tetreault so that further negotiations would not have to involve the Town. Whether or not the Taylor's move forward, the Tetreault family is still interested in moving forward. The next step is for D. Sorrentino to contact Dutch & Associates to have the land surveyed. The Town will pay the upfront cost to Dutch & Associates and later be reimbursed from the abutters. L. Cooper made a motion, seconded by J. Firlik to table this item to the next meeting. All voted in favor of the motion

**c. West Wing Restroom Facilities (Library):** R. Gray reported that he has not received a quote from Peter Barbeau of Peter Barbeau Plumbing & Heating. Also, he will check with the Building Inspector to see what the code requirements are regarding installing a handicap bathroom in the Library restrooms or if the handicap bathroom in the senior center hallway is sufficient. L. Cooper made a motion seconded by J. Firlik to table this item to the next meeting. All voted in favor of the motion.

**d. Special Town Meeting to Vote on Board of Finance's Request to Add a New Line Item to the Selectmen's Budget for FY 2016-2017 – Capital Accounts – Internet Technology:** The Special Town Meeting is scheduled for tonight at 7:00 p.m. at the Sterling Municipal Building, Room #15, 1183 Plainfield Pike, Oneco, CT to vote to approve the addition of a new Capital Account – Information Technology line item to the Selectmen's Budget for FY 2016-2017.

**e. Special Town Meeting to Vote on Board of Finance Appropriation from Fund Balance to Board of Selectmen's 2016-2017 Budget – Capital Accounts – Internet Technology.** The

Special Town Meeting is scheduled for tonight at 7:00 p.m. at the Sterling Municipal Building, Room #15, 1183 Plainfield Pike, Oneco, CT to vote to approve the Capital Accounts - Information Technology appropriation from the Fund Balance to the Board of Selectmen's 2016-2017 Budget, in the amount of \$70,000.

**f. Painting Hallway from Gym to Library:** The quote to paint the hallway from the Gym to the Library was not available for tonight's meeting. L. Cooper made a motion, seconded by J. Firlik to table to the next meeting. All voted in favor of the motion.

New Business:

**a. Request for Refund for Driveway Apron Bond #16-02 – Rodney Young – 121 Snake Meadow Hill Road:** Rodney Young has requested release of driveway apron bond #16-02 in the amount of \$1,500. R. Gray approved that the driveway apron has been installed properly. J. Firlik made a motion, seconded by L. Cooper to release driveway apron bond #16-02 in the amount of \$1,500 to Rodney Young, 1124 Plainfield Pike, Oneco, CT 06373 for property located at 121 Snake Meadow Hill Road. All voted in favor of the motion.

**b. Request for Refund for Driveway Apron Bond #16-03 – Richard LaHaie – 785 Margaret Henry Road:** Richard LaHaie has requested release of driveway apron bond #16-03 in the amount of \$1,500. R. Gray approved that the driveway apron has been installed properly. L. Cooper made a motion, seconded by J. Firlik to release driveway apron bond #16-03 in the amount of \$1,500 to Richard LaHaie, 785 Margaret Henry Road, Sterling, CT 06377. All voted in favor of the motion.

Any Other Business: None.

Adjournment: J. Firlik made a motion, seconded by L. Cooper, to adjourn 6:39 p.m. All voted in favor of the motion.

Attest: \_\_\_\_\_  
Joyce A. Gustavson, Recording Secretary