

May 2, 2018

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 Firlík.

Staff present-Joyce Gustavson.

Also present-Neil Cook, Michael Rouillard (6:06 p.m.), and Alexa Rouillard (6:06 p.m.)

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

Audience of Citizens: No comment.

Approval of Minutes: L. Cooper made a motion, seconded by J. Firlík to approve the 4/18/2018 meeting minutes as presented. All voted in favor of the motion.

Unfinished Business:

a. Retrofit Lighting at the Sterling Municipal Building, 1183 Plainfield Pike: No new information. L. Cooper made a motion, seconded by J. Firlík to table this item to the next meeting. All voted in favor of the motion.

b. Commission Vacancies (Zoning Board of Appeals, Agricultural Commission & Inland Wetland & Watercourses Commission): Derek Anforth shall be appointed to the Zoning Board of Appeals under New Business, Item b. later tonight. No candidates for Agricultural Commission and Inland Wetland & Watercourses Commission. L. Cooper made a motion, seconded by J. Firlík to table this item to the next meeting. All voted in favor of the motion.

c. Public Hearing on Application for Excavation Permit for Tilcon Connecticut, Inc. for 0 Sterling Road (Route 14): The public hearing is scheduled for Monday, May 21, 2018 at 6:00 p.m. in Room #15 at the Sterling Municipal Building, 1183 Plainfield Pike, Oneco, CT.

d. Shared Finance Director with Town of Plainfield: R. Gray reported that J. Gustavson received an email with a proposal from Kelly Vachon, Finance Director for the Town of Plainfield dated 4/25/2018 and after discussion with me responded to the email stating that the Town wishes to wait until the Treasurer's position is filled. If this proposal moves forward it would not be until 7/9/2018. L. Cooper made a motion, seconded by J. Firlík to remove this item from the agenda. All voted in favor of the motion.

e. Public Hearing on Application for Excavation Permit for Sterling Materials, LLC (South) for 258 Newport Road: The public hearing is scheduled for Monday, May 21, 2018 immediately following the public hearing scheduled for Tilcon Connecticut, Inc. in Room #15 at the Sterling Municipal Building, 1183 Plainfield Pike, Oneco, CT.

f. Public Hearing on Application for Canterbury Realty, LLC for 76, 92 & 94 Sterling Road: The public hearing is scheduled for Wednesday, May 30, 2018 at 6:00 p.m. in Room #15 at the Sterling Municipal Building, 1183 Plainfield Pike, Oneco, CT.

New Business:

a. Consider & Act on Resolution Regarding Extension of Deed and Purchase and Sale Agreement Terms by and Between the Town of Sterling and Raymond and Steven Weidele for Property Located at 10 Main Street (Revere Site): R. Gray reported that he received a letter from Patricia Ball, Economic Development Coordinator, dated 4/24/2018 stating that Steven Weidele requested from the Economic Development Commission an eighteen (18) month extension on his "Restaurant Build" requirement for property he and Raymond Weidele purchased from the Town of Sterling in May of 2013. The Economic Development Commission is in favor of granting this extension with an additional six months if the property is under construction and more time is needed (copy on file). R. Gray also reported that he spoke to legal counsel regarding a resolution regarding the extension of deed and purchase and sale agreement terms. A motion was made J. Firlík, seconded by L. Cooper to adopt the resolution regarding the extension of deed and purchase and sale agreement terms by and between the Town of Sterling and Raymond and Steven Weidele for property located at 10 Main Street (Revere Site) for eighteen (18) months expiring November 14, 2019 with an additional six (6) months expiring May 14, 2020 if the property is under construction.

Resolution

Whereas, pursuant to that certain Agreement to Sell and Purchase Real Estate ("Agreement") entered into on April 8, 2013, by and between the Town of Sterling (the "Town") and Raymond and Steve Weidele (the "Weidele's"), the Town agreed to convey a certain parcel of property commonly referred to

as the "Revere Site" (the "Property") to the Weidele's in return for their promise to develop the Property in accordance with the Agreement and Quitclaim Deed found in Volume 139, Page 130 in the Town land records ("Deed").

Whereas, by the express terms of the Deed conveying the Property and its incorporation of that Agreement, the Weidele's agreed to complete construct and make operational a restaurant on the Property no later than May 14, 2018.

Whereas, in the event of the Weidele's failure to complete construction by the deadline, the Property would revert to the Town.

Whereas, the Weidele's have requested an extension of that deadline for eighteen (18) months and the Town Economic Development Coordinator has recommended approval of same as long as the Weidele's pay all attorneys and filing fees associated with the drafting and filing of an amended deed.

NOW WEHREFORE, the Board of Selectmen having carefully considered the request of the Weidele's, have found that it is in the best interests of the Town to extend the deadline for construction of the proposed restaurant, as long as the Weidele's pay all attorney and filing fees necessary to draft the amended deed and file it upon the Town's land records.

All other terms of the existing Deed and the Agreement shall remain the same and in full force and effect. The First Selectman is hereafter granted the authority to execute all necessary documents on behalf of the Town to facilitate the granting of the requested extension of time.

All voted in favor of the motion.

b. Consider & Act on Appointment of Derek Anforth as an Alternate Member to the Zoning Board of Appeals (3 yr. term expiring 8/12/2020): L. Cooper made a motion, seconded by J. Firlik to appoint Derek Anforth, 95 Gibson Hill Road, Sterling, CT 06377 as an alternate member to a three (3) year term expiring 8/12/2020 replacing Rusty Dexter. All voted in favor of the motion.

c. Resignation of Kim Griffin from Family Day Committee: R. Gray reported that he received a letter dated 4/24/2018 from Kim Griffin stating, "I, Kim Griffin, will be resigning from the Sterling Family Day Committee at this time. I have enjoyed my time serving for this committee but at this time have other commitments that I have to fulfill. Hopefully I will be able to come back to visit for the event. Thank you! (Copy on file). L. Cooper made a motion, seconded by J. Firlik to accept Kim Griffin's resignation from the Sterling Family Day Committee with regrets. All voted in favor of the motion.

d. Consider & Act on Hiring Assistant Mechanic: R. Gray reported that Josh McLeod has requested a part-time assistant to assist him with bus inspections and vehicle repairs. J. Firlik made a motion, seconded by L. Cooper to hire Shawn Ducharme, 152 Slater Hill Road, Dayville, CT 06241 for the position of Assistant Mechanic for the Town of Sterling at a rate of \$28 per hour effective immediately. All voted in favor of the motion.

e. Treasurer's Position: R. Gray reported that an interview shall be scheduled for Tuesday, May 15, 2018 at 5:30 p.m. in Room #15 of the Sterling Municipal Building, 1183 Plainfield Pike, Oneco, CT. J. Gustavson shall contact the candidate.

f. Fund Balance Wish List: In response to the Board of Finance's request from both the Board of Selectmen and the Board of Education's use of funds from the Town's Fund Balance, the Board of Selectmen are requesting one million (1,000,000) dollars to be used for road resurfacing and fixing/replacing culverts throughout the Town. J. Gustavson shall forward the Board of Selectmen's wish list to David Shippee, Chairman of the Board of Finance.

Any Other Business: None

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

Attest: _____
Joyce A. Gustavson, Recording Secretary