

March 6, 2019

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-Demian Sorrentino, Joyce Gustavson, and Sherri Soucy (6:02 p.m.).

Also present-Kari Olson, Frank Bood, Bill McCoy, Kevin Costa, and Joseph Szerejko (6:11 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 2/13/2019 meeting minutes as presented. All voted in favor of the motion.

Unfinished Business:

L. Cooper made a motion, seconded by J. Firlik to move Unfinished Business, Item e. ahead of Unfinished Business, Item a. All voted in favor of the motion.

**e. Gibson Park, LLC, 177 Gibson Hill Road:** R. Gray asked Demian Sorrentino, Zoning Enforcement Officer if he had any comments regarding Gibson Park, LLC. D. Sorrentino stated he has had telephone conversations with Town Attorney, K. Olson of Murtha Cullina, LLP that she can share with the Board. D. Sorrentino stated that the primary issue outstanding is regarding enforcement of the 2/7/2019 "Termination Date" contained in the Stipulation to Judgment, and that the applicants have requested that the current residents be allowed to stay beyond the termination date, as 4/1/2019 starts the seasonal camping season.

K. Olson stated that when the Town entered into the Stipulation, it was with the absolute deadline that all year-round camping was going to end regardless of whether Gibson Park, LLC received approvals for the age restricted facility or not. K. Olson also stated that there was a longer delay in getting the zoning regulations adopted by the Planning and Zoning Commission (P&ZC) than what was anticipated, but they were adopted with plenty of time for at least an application to be filed before the Termination Date. Seasonal camping season begins 4/1/2019. Discussion was held on whether or not the Board of Selectmen should go back to court at this time to enforce the Termination Date, as seasonal camping season begins in approximately four (4) weeks. K. Olson proposed, as a reasonable compromise for foregoing immediate enforcement of the Termination Date, that Attorney McCoy: (1) prepare a written agreement to hold harmless and indemnify the Town for any claims that might arise in the interim; and (2) draft a notice to all year-round residents of the campground informing them (via certified and regular mail, flyer in the door if need be) that by the end of the 2019 seasonal camping season on the last day of September, they need to have found other living accommodations.

Both B. McCoy and K. Costa acknowledge that they are in acceptance and that this is a fair compromise. B. McCoy stated that before any notice is sent to the present occupiers of the property, he will send a copy of the notice to K. Olson so the language can be reviewed. K. Olson stated that the Town needs to receive copies of the certified mail slips and return receipts to ensure that the notifications were sent. J. Firlik made a motion, seconded by L. Cooper to adopt the following resolution:

### RESOLUTION

**Whereas**, the Town and the Owner of Gibson Park, LLC entered into a court sanctioned stipulation requiring that all year-round residence at the Campground cease effective February 7, 2019;

**Whereas**, the Owner of Gibson Park, LLC has requested additional time to make application to convert the property's use to an age restricted development;

**Whereas**, after due consideration and especially the fact that the regular campground season will commence April 1, 2019, the Board has determined that a concession in enforcement of the stipulated judgment is justified provided that the owner of the campground do the following:

1. Provide to the Town and Indemnification, Defend and Release Agreement, for any and all personal and/or property damage claims from the tenants of the campground in a form approved by the Town Attorney; and
2. Provide within two (2) weeks hereof, by regular and certified mail, a notice to all tenants that year-round campground residence shall cease on October 1, 2019 and all tenants must vacate before that date. Such notice to be in a form approved by the Town Attorney.

All voted in favor of the motion.

**a. Commission Vacancies (Inland Wetland & Watercourses Commission, Economic Development Commission, and Planning & Zoning Commission):** L. Cooper made a motion, seconded by J. Firlik to table this item to the next meeting as there are no candidates. All voted in favor of the motion.

**b. Consider & Act on Solar Power & Services Agreement between Greenskies Renewable Energy, LLC and the Town of Sterling for Sterling Community School, 251 Sterling Road:** J. Gustavson stated that in speaking with F. Bood, Chairman of the Energy Commission, he is in favor of signing a contract with Greenskies Renewable Energy, LLC and recommends purchasing rather than leasing the solar panels. F. Bood stated that by purchasing the panels, the Town would see an instant return on investment, carbon credits and other benefits; however, whether the panels are purchased or leased, the Town will see a savings. The solar company shall be liable for the roof, warranty issues, leaks, and they will also be responsible to service the product if it fails. F. Bood also stated that there is a much bigger savings if the Town decided to do the project themselves, but this would require a capital outlay. Discussion followed regarding purchasing versus leasing and the capital that is available to fund such a large project. L. Cooper made a motion, seconded by J. Firlik to authorize the First Selectman to sign the Solar Power and Services Agreement between Greenskies Renewable Energy, LLC, as presented, on behalf of the Town of Sterling to install roof mounted solar panels at the Sterling Community School, 251 Sterling Road. All voted in favor of the motion.

**c. Consider & Act on Solar Power & Services Agreement between Greenskies Renewable Energy, LLC and the Town of Sterling for Sterling Municipal Building, 1183 Plainfield Pike:** J. Firlik made a motion, seconded by L. Cooper to authorize the First Selectman to sign the Solar Power and Services Agreement between Greenskies Renewable Energy, LLC, as presented, on behalf of the Town of Sterling to install ground mounted solar panels at the Sterling Municipal Building, 1183 Plainfield Pike. All voted in favor of the motion.

**d. Consider & Act on Desktop Computers, Monitors and Licensing Bids for Town Municipal Building:** R. Gray reported that the Computer Assessment Committee (CAC) reviewed the desktop computers, monitors, and licensing bids and recommends awarding the bid to replace eight (8) HP Business Desktop ProDesk 400 GF desktop computers from Savage Systems, LLC in the amount of \$6,072; ten (10) ThinkVision T241 - 23.8 inch monitors to Saisystems International, Inc., in the amount of \$2,110; and Windows 10 Enterprise Licensing to Savage Systems, LLC in the amount of \$155. Discussion was held on whether or not the Town should purchase eight (8) desktop computers or eighteen (18) as more than seventy (70) percent of the computers are five (5) years or older. L. Cooper made a motion, seconded by J. Firlik to table this item and to invite Adam Belesimo, Chairman of CAC to the 3/13/2019 Board of Selectmen meeting to discuss the pros and cons of replacing all the desktop computers at the same time. All voted in favor of the motion.

**f. Consider & Act on Removal of Batteries in the Sterling Community School Lighting System due to Generator Installation:** R. Gray reported that F. Bood and Russell Bonner reviewed the proposals for the removal of batteries in the Sterling Community School Lighting System due to the installation of the generator and they recommend awarding the bid pending final approval from the Board of Finance for the removal of two hundred forty-seven (247) Bodine battery units, rewiring the fixtures, and disposing of the units at the Sterling Community School, 251 Sterling Road to Paquette Electric Co., Inc. 368 Killingly Road, Pomfret Center, CT 06259 in the amount of \$4,644.75. All voted in favor of the motion.

New Business:

**a. Approval of Bills:** L. Cooper made a motion, seconded by J. Firlik to approve the bills for 2/21/2019 in the amount of \$33,029.87; 2/28/2019 for \$20,624.78; and 3/7/2019 for \$14,536.87. All voted in favor of the motion.

**b. Consider & Act on Re-appointment of John Firlik and Lincoln Cooper to (1 yr. term expiring 3/4/2020) to Water Pollution Control Authority:** R. Gray made a motion, seconded by J. Firlik to re-appoint John Firlik, 61 Jared Hall Hill Road, Sterling, CT 06377 and Lincoln Cooper, 420 Porter Pond Road, Moosup, CT 06354 for a one (1) year term expiring 3/4/2020 to the Water Pollution Control Authority. All voted in favor of the motion.

**c. Consider & Act on Re-appointment of Judith Gooslin and Tammy Etheridge to (2 yr. term expiring 3/6/2021) and Tammy Rose and Dan Currier to (1 yr. term expiring 3/6/2020) to**

**Recreation Authority:** J. Firlik made a motion, seconded by L. Cooper to re-appoint Judith Gooslin, 1285 Plainfield Pike, Sterling, CT 06377 and Tammy Etheridge, 491 Pine Hill Road, Moosup, CT 06354 to a two (2) year term expiring 3/6/2021 and Dan Currier, 284 Gibson Hill Road, Sterling, CT 06377 to a one (1) year term ending 3/6/2020 to the Recreation Authority and to not re-appoint Tammy Rose, PO Box 79, Oneco, CT 06373 per her verbal request so she may pursue other interests. All voted in favor of the motion.

**d. Consider & Act on Re-appointment of Lana Salisbury and Alternate John Firlik to (3 yr. term expiring 3/7/2022) to Northeast District Department of Health:** R. Gray made a motion, seconded by L. Cooper to re-appoint Lana Salisbury, 379 Calvin French Road, Sterling, CT 06377 to the Northeast District Department of Health for a three (3) year term expiring 3/7/2022 and to not re-appoint Alternate John Firlik, 61 Jared Hall Hill Road, Sterling, CT 06377 per his verbal request due to scheduling conflicts. All voted in favor of the motion.

**e. Consider & Act on Re-appointment of Christine Farrugia, Betsy Molodich and Robin Cousens to (3 yr. term expiring 3/12/2022) and Alternate Karolyn Jordan to (1 yr. term expiring 3/12/2020) to Agricultural Commission:** L. Cooper made a motion, seconded by J. Firlik to re-appoint Christine Farrugia, 641 Snake Meadow Hill Road, Sterling, CT 06377, Betsy Molodich, 36 Cedar Swamp Road, Moosup, CT 06354, and Robin Cousens, 86 Gibson Hill Road, Sterling, CT 06377 to a three (3) year term expiring 3/12/2022 and Alternate Karolyn Jordan, 337 Sawmill Hill Road, Sterling, CT 06377 for a one (1) year term expiring 3/12/2020 to the Sterling Agricultural Commission. All voted in favor of the motion.

**f. Consider & Act on Treasurer's Hours:** R. Gray reported that he would like to move this item to Executive Session for the 3/13/2019 meeting. J. Firlik made a motion, seconded by L. Cooper to table this item to the next meeting. All voted in favor of the motion.

**g. Consider & Act on Appointing a Representative to Serve on Interview Committee for Principal Position at Sterling Community School:** The Board of Education has extended an invitation to the Board of Selectmen and to the Board of Finance to appoint a representative to serve on the interview committee in the search for hiring a principal for the Sterling Community School. L. Cooper made a motion, seconded by R. Gray to appoint J. Firlik to serve on the interview committee in the search for hiring a principal at the Sterling Community School, 251 Sterling Road. All voted in favor of the motion.

Any Other Business: R. Gray reported that the Board of Selectmen received a letter dated 2/19/2019 from Kassi Archambault, Coordinator and member of the Wood-Pawcatuck Wild and Scenic Stewardship Council, regarding the Wood-Pawcatuck Wild and Scenic Rivers Act which was included in the Public Lands package that the US Senate approved in a final 92-8 vote. Members R. Gibson and K. Gunn were thanked for their appointment to the Stewardship Council.

Adjournment: L. Cooper made a motion, seconded by J. Firlik to adjourn at 6:54 p.m. All voted in favor of the motion.

Attest: \_\_\_\_\_

Joyce A. Gustavson, Recording Secretary