

Section 1100 – Capital Outlay

TOWN OF ELLINGTON										
BUDGET EXPENDITURE REQUEST										
BUDGET REPORT 2013-14										
	2011-12	2012-13	2012-13	2012-13	2012-13	2012-13	2012-13	2012-13	2012-13	2013-14
	Actuals	Approved Budget	Trans/ Addl Appr.	Adjusted Approved Budget	First Six Months Actual	Estimated Total Actuals	(Over)\ Under			Budget Request
CAPITAL OUTLAY										
Unimproved Road Improvement	50,000	10,000	0	10,000	0	10,000	0	0	10,000	10,000
Local Capital Improvement Program	107,979	107,979	0	107,979	0	107,979	0	0	160,706	160,706
Road Overlay	573,250	500,000	0	500,000	425,699	500,000	0	0	500,000	500,000
Road Drainage	0	10,000	0	10,000	10,000	10,000	0	0	10,000	10,000
Culvert Replacements	21,000	0	0	0	0	0	0	0	0	0
Culvert Replacements/Strawberry Road	0	90,000	0	90,000	350	90,000	0	0	50,000	50,000
Stafford Road Sewer Extension	75,000	0	0	0	0	0	0	0	0	0
Arbor Way Parks & Recr/Human Serv-Vinyl Siding	13,900	0	0	0	0	0	0	0	0	0
DPW-Pick-up Truck	0	35,000	0	35,000	33,207	35,000	0	0	0	0
DPW-Snow Plow Dumptrucks Replmt	0	0	0	0	0	0	0	0	0	170,000
DPW-Skid Steer Loader Attachments	0	17,000	0	17,000	4,168	17,000	0	0	0	0
DPW-Aerator/Overseeder	0	15,000	0	15,000	12,952	15,000	0	0	0	0
DPW-Field Line Striper	0	0	0	0	0	0	0	0	0	12,000
DPW-Renovate Inside Old Garage	0	20,000	0	20,000	0	20,000	0	0	0	0
DPW-Renovation to Public Works Facility	0	0	0	0	0	0	0	0	0	40,000
DPW-Transfer Station Site Improvements at Town Garage	0	0	0	0	0	0	0	0	0	10,000
General Government Telephone System Replmnts	0	0	0	0	0	0	0	0	0	33,500
Meyers Nursery	83,500	0	0	0	0	0	0	0	0	0
Arbor Park-Repave Sidewalk	0	25,000	0	25,000	0	25,000	0	0	0	0
Arbor Park-Maintenance	0	0	0	0	0	0	0	0	0	30,000
High School Track	0	0	0	0	0	0	0	0	0	60,000
Backstops and Fencing	0	10,000	0	10,000	0	10,000	0	0	0	0
Playing Field Surfaces	0	10,000	0	10,000	0	10,000	0	0	0	10,000
Reconstruction of Brookside Tennis Courts	0	60,000	0	60,000	55,645	60,000	0	0	0	0
Generators-BOE Admin Building	0	30,000	0	30,000	24,892	30,000	0	0	0	0
Brookside Park Little League Field Safety	0	31,305	0	31,305	15,497	31,305	0	0	0	0
Brookside Pavilion Needs	0	0	0	0	0	0	0	0	0	15,000
Police Cruisers	0	44,481	0	44,481	44,481	44,481	0	0	0	0
Police-Replmnt/Add Portable Radios	0	0	0	0	0	0	0	0	0	19,500

1100-CAPITAL NON-RECURRING FUND

TOWN OF ELLINGTON										
BUDGET EXPENDITURE REQUEST										
BUDGET REPORT 2013-14										
	2011-12	2012-13	2012-13	2012-13	2012-13	2012-13	2012-13	2012-13	2012-13	2013-14
	Actuals	Approved Budget	Trans/ Addl Appr.	Adjusted Approved Budget	First Six Months Actual	Estimated Total Actuals	(Over)/ Under			Budget Request
CAPITAL OUTLAY										
EVAC-Replmnt Ambulance	0	0	200,000	200,000	0	200,000	0	0	0	0
EVAC-Radio Equipment	0	12,000	0	12,000	0	12,000	0	0	0	0
EVAC-Replace/Add Defibrillators (AED)	0	0	0	0	0	0	0	0	0	20,000
CLFD-Communications-FCC Narrow Banding Radios	20,000	0	0	0	0	0	0	0	0	0
CLFD-Replmt Generator-Fire House	21,000	0	0	0	0	0	0	0	0	0
CLFD-Thermal Imaging Cameras	0	20,000	0	20,000	20,000	20,000	0	0	0	0
CLFD-Utility Terrain Vehicle (UTV)	0	20,000	0	20,000	6,000	20,000	0	0	0	0
EVFD-Communications-FCC Narrow Banding Radios	32,500	0	0	0	0	0	0	0	0	0
EVFD-Thermal Imaging Cameras	0	30,000	0	30,000	29,985	30,000	0	0	0	0
EVFD-Replmnt Firefighter Protective Clothing	13,800	16,100	0	16,100	0	16,100	0	0	0	66,700
EVFD-Replmnt Pick-up/Utility Truck	0	80,000	0	80,000	0	80,000	0	0	0	0
EVFD-Replmnt ATV & Trailer	0	20,000	0	20,000	6,000	20,000	0	0	0	0
BOE-Wireless Infrastructure-EHS/EMS/WVS/CS	0	0	0	0	0	0	0	0	0	202,430
BOE-ADM Building Reroofing/Gutter Repairs	0	42,000	30,000	72,000	67,855	72,000	0	0	0	0
BOE-Replmt Vans-Special Ed	22,546	47,000	0	47,000	47,702	47,702	(702)			0
BOE-Windermere Safety Fencing	0	10,000	0	10,000	7,662	10,000	0	0	0	0
BOE-EHS Locker Additions	20,000	0	0	0	0	0	0	0	0	0
DEPARTMENT TOTAL	1,054,475	1,312,865	230,000	1,542,865	812,095	1,543,567	(702)			1,419,836
LESS-FEDERAL/STATE/TRUST FUNDS										
State Grant-LOCIP	107,979	107,979	0	107,979	0	106,768	1,211			160,706
Little League	0	7,826	0	7,826	0	7,826	0			0
Ambulance Fee Program	0	12,000	0	12,000	0	212,000	(200,000)			20,000
TOTAL	107,979	127,805	0	127,805	0	326,594	(198,789)			180,706
NET COST TO TOWN	946,496	1,185,060	230,000	1,415,060	812,095	1,216,973	198,087			1,239,130
CAP NON REC FUND										

1100-CAPITAL NON-RECURRING FUND



900 Chapel St, 9th Floor, New Haven, CT 06510 • P. 203-498-3000 • F. 203-562-6314 • www.ccm-ct.org

February 6, 2013

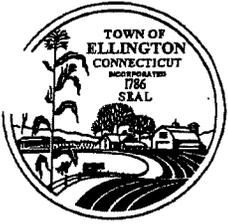
**PLEASE DELIVER IMMEDIATELY TO MAYOR, FIRST SELECTMAN,
CITY/TOWN MANAGER & FINANCE DIRECTOR**

**FY2014 Governor's Proposed Budget Impact on:
Ellington**

On February 6, 2013, the Governor unveiled his proposed budget for FY2014. Below is CCM's preliminary analysis of the impacts of this plan on Ellington for certain key grant programs.*

	<u>FY 13 Actual</u>	<u>FY 14 Gov Rec</u>	<u>Change from FY 13</u>
PILOT: State-Owned Real Property	\$5,695	\$0	(\$5,695)
PILOT: Private Colleges & Hospitals	\$0	\$0	\$0
Mashantucket Pequot & Mohegan Grant	\$53,938	\$0	(\$53,938)
Town Aid Road	\$169,491	\$338,983	\$169,491
Local Capital Improvement Program (LoCIP)	\$106,768	\$160,706	\$53,938
Public School Pupil Transportation	\$151,096	\$0	(\$151,096)
Non-Public School	\$0	\$0	\$0
Adult Education	\$14,145	\$14,509	\$364
Education Cost Sharing Grant	\$9,649,604	\$9,682,048	\$32,444
Priority School Districts	\$0	\$0	\$0
DECD/DOH: Tax Abatement	\$0	\$0	\$0
DECD/DOH: PILOT	\$0	\$0	\$0
Manufacturing Transition Grant	\$177,392	\$0	(\$177,392)
Municipal Revenue Sharing Bonus Pool	\$147,092	\$0	(\$147,092)
Hold Harmless Grant		\$278,975	\$278,975
TOTAL	\$10,475,221	\$10,475,221	\$0

*Some grants are not listed because town-by-town amounts are not available. Many of these grants will be featured in CCM's upcoming budget analysis.



MAURICE W. BLANCHETTE
First Selectman

STATE OF CONNECTICUT – COUNTY OF TOLLAND
INCORPORATED 1786

TOWN OF ELLINGTON

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RONALD F. STOMBERG
Deputy First Selectman

A. LEO MILLER, JR.
JAMES M. PRICHARD
LORI L. SPIELMAN
JOHN W. TURNER
RACHEL WHEELER-ROSSOW

BOARD OF SELECTMEN
Monday, January 28, 2013
Town Hall – Meeting Hall

- SELECTMEN PRESENT: Maurice Blanchette, A. Leo Miller, James Prichard, Lori Spielman, Ronald Stomberg, and John Turner
- SELECTMEN ABSENT: Rachel Wheeler-Rossow
- OTHERS PRESENT: Nicholas DiCorleto, Finance Officer; Michael Varney, Chief, EVFD; Timothy Webb, Director of Public Works; Robert Tedford, Director of Parks and Recreation; Peter Hany, EVAC President; Matt Maznicki, Tom Boscarino, Parks and Recreation Commission members; Mike Wylie, Dom Cristelli, Ad Hoc Planning Committee for the Pinney Street Town-Owned Property members

I. CALL TO ORDER:

First Selectman Blanchette called the meeting of the Board of Selectmen (BOS) to order at 7:33 p.m.

II. CITIZENS' FORUM: No one came forward.

III. CAPITAL IMPROVEMENTS – 2013-2014:

Mr. Blanchette said that the main purpose of tonight's meeting is the Board's consideration of its Capital Improvements Budget for 2013-2014. On January 7, 2013 the BOS and Board of Finance (BOF) met in a common meeting to hear presentations from the various Town agencies submitting capital improvement requests. The BOS Capital Improvements Committee (CIC) with members Chairman Stomberg, Ms. Spielman and Mr. Miller then met and considered the capital improvements requests from all the agencies and now bring forward their recommendations. Mr. Blanchette asked Mr. Stomberg to present the CIC's recommendations.

Mr. Stomberg presented the recommendations of the CIC as illustrated on the table; column "9-Jan-13 APPROVED BOS CAP IMP COM PROJECTS 2013-2014".
(ATTACHED) The following comments were made:

ROAD CONSTRUCTION:

- **Road Overlay - \$500,000:** Mr. Stomberg said that the request was originally for \$463,190 and the CIC agreed with Mr. Webb's recommendation to raise it to \$500,000.
- **Culvert Replacement Strawberry Road - \$50,000:** Mr. Turner asked for an explanation regarding why this item was recommended when the capital improvements budget did not show this line item. Mr. Webb explained that the \$50,000 request shown two lines down under Large/Small Bridges belongs in this line item. Mr. Webb said that this is the closing funding to finish up the Strawberry Road culvert replacement. Mr. Turner asked if the State is doing this work and Mr. Webb said that it is being done by the Town. He added that the Town's portion of the cost under the State program would have equaled what it will cost for the Town to do the job.

BUILDING CONSTRUCTION:

- **Human Services Facility - \$500,000:** The CIC did not recommend adding this item to the capital non-recurring fund, but will recommend it be bonded. Mr. Miller asked if Mr. Webb would be presenting additional information regarding plans for this facility. Mr. Blanchette said that if the BOS would like to discuss details, then they should do so in Executive Session.
- **Town Hall Renovation - \$800,000:** The CIC did not recommend adding this item to the capital non-recurring fund, but will recommend it be bonded.

MISCELLANEOUS:

- **Hall Memorial Library Generator - \$76,000:** Mr. Turner said he sees more value in having the generator for Windermere School than for the Library. He noted that certainly there is value to having a generator at the Library and he would support this in a future year, but he does not see it as a priority this year. Mr. Stomberg noted that there was not enough good information brought forward with this request.

Mr. Turner said that he is upset to hear that the Permanent Building Committee (PBC) eliminated the emergency generator planned for the Senior Center. He noted that this necessity will just come back to the BOS in the future as another dollar amount to be added in to the budget. Mr. Turner said that he believes it is more cost effective to put the generator in and do all of the wiring when the building is being built rather than to go back and retrofit it down the road. Mr. Stomberg said that at the last PBC meeting, there was conversation regarding trying to find some of the money that has been carved away from the project beyond what seems to be common sense. Mr. Stomberg said that the whole building is being stubbed out and it will be a future topic for the BOS. Mr. Turner said that this is history repeating itself.

- **Playing Field Surfaces - \$10,000:** Mr. Turner asked if this item is truly a capital budget item when it is requested every year. He asked if it should appear in the operational maintenance budget. Mr. Webb said that this fund builds up money to allow the Town to go out and do projects such as extend irrigation. Mr. Webb said if he needs to expand the baseball field at the Middle School then he will have the money to do that project. This allows him to move forward with projects as they are needed. Mr. Turner said that he accepts this explanation since Mr. Webb is aware of the immediate priorities.

- **Pinney Street Fields - \$550,000:** The CIC did not recommend adding this item to the capital non-recurring fund, but will recommend it be bonded.

EQUIPMENT PURCHASE:

- **EVFD Replacement Pumper (E-143) - \$0:** Mr. Stomberg said that this item (\$670,000) was not moved forward at this time. He said that after conversations with Chief Varney, it is apparent that within a reasonable amount of time, not only is the pumper necessary, but a place to store it as well.

Mr. Stomberg said that the CIC recommends to the BOS a Capital Improvement Budget in the amount of \$1,503,747.

Mr. Blanchette said that he commends the CIC for reducing the proposed capital non-recurring fund net cost to the Town from \$7,200,000 to \$1,503,747. Mr. Blanchette said that his reaction is to recommend that no further items be added, but that reductions be considered to bring the total down closer to the one mill (\$1,237,615) recommended by the BOF. Mr. Blanchette said that by taking the initiative with a reasonable capital budget for the times, the BOS sets the priorities. He recommended approving the proposal of the CIC, further reduced by eliminating the following:

- **BOE-EMS Heating Controls (\$74,117):** Mr. Blanchette recommended removing this item. He noted that he spoke with the Superintendent of Schools who said that this item was not the top priority for the Board of Education (BOE) at this time.
- **Hall Memorial Library Generator (\$76,000):** Mr. Blanchette recommended removing this item.
- **DPW Computer Software Programs (\$10,000):** Mr. Blanchette recommended removing this item. He added that if the DPW ends the year in a strong financial position, perhaps some of the money can be used to purchase the computer programs.
- **BOE – Windermere School Generator (\$104,500):** Mr. Blanchette recommended removing this item. Mr. Miller did not support removing this request as he believes it is important to purchase this item in the 2013-2014 fiscal year.

Mr. Miller said that the BOS in the past and again this year is capitulating too early in the process. He noted that two of the four items that Mr. Blanchette suggests removing are acceptable, but he does not agree with the postponement of the generators at Windermere School and Hall Memorial Library. Mr. Miller said that the generator at Windermere School needs to be done now for many reasons. Mr. Blanchette said that he received an email from Superintendent Cullinan which he read to the BOS. Mr. Cullinan's email noted that the generator for Windermere is the BOE's second priority, behind the wireless infrastructure improvements that must be made to meet State student testing requirements. Mr. Blanchette said that there may be an opportunity during the course of the year to purchase the generator for Windermere School, however, it is necessary to remove this amount of money to meet the BOF's recommended capital improvements budget guidelines.

Mr. Miller said that he doesn't understand Mr. Blanchette's line of thinking in making the BOE's requests an either/or situation. Mr. Blanchette said that he would like to get the proposed budget in range so that the BOS is setting the priorities, and not the BOF.

Mr. Miller said that with respect to the Windermere generator, it may well be that it will not be needed, but he does not want to bet on it. Mr. Miller reviewed some of the problems that are associated with Windermere School not having a generator and reiterated his position that this is a purchase that should not be deferred. Mr. Prichard said that postponing this purchase for one more year is not unreasonable. Mr. Miller said that he thinks the BOS is missing the boat if they cut this item.

Mr. Miller said that regarding the Hall Memorial Library generator request, he and Mr. Turner had questions and he would have preferred if Bob Dawson, Russell and Dawson Architecture, and Tim Webb, Director of Public Works, had been involved in this proposal, therefore, he is accepting that this be deferred one year to obtain a correct proposal. He is concerned about the safety of the books but if he had to chose, this item can wait another year.

Mr. Stomberg said that he met with Chief Varney and discussed the fire truck pumper that was requested by EVFD. Chief Varney explained to Mr. Stomberg that the age of the truck is the issue, and the truck that is in use now is good enough to hold onto for back up, however, there isn't enough storage space to keep another truck. Discussion continued regarding the EVFD's needs regarding building space. Mr. Stomberg said he is opening a conversation to try to come up with answers for building space and proceed with purchasing the new truck. This would not be a long term project, but within the next couple of years. It is an upgrade of the EVFD in general, and it doesn't fit into the capital improvements budget this year. Mr. Miller said that the CIC fully supports an expanded version of the south-end facility. The advantage would be that the present truck would be able to be retained as a spare vehicle following the purchase of the new truck. Mr. Miller said that the community doesn't have the will to provide a new Town-owned south-end firehouse; therefore a long-term lease on a larger facility that will hold more vehicles makes sense until the time when the community is ready to support a new south-end firehouse.

MOVED (TURNER) SECONDED (PRICHARD) AND PASSED [AYE: STOMBERG/ SPIELMAN/TURNER/PRICHARD; NAY: MILLER] TO REDUCE THE CAPITAL IMPROVEMENTS COMMITTEE'S RECOMMENDED BUDGET BY ELIMINATING BOE-EMS HEATING CONTROLS FOR \$74,117; HALL MEMORIAL LIBRARY GENERATOR FOR \$76,000; DPW COMPUTER SOFTWARE FOR \$10,000; BOE WINDERMERE GENERATOR FOR \$104,500 FOR A TOTAL OF \$264,617 REDUCTION.

Mr. Miller again stated for the record he that opposes the elimination of the Windermere School generator from consideration for the 2013-2014 Capital Improvements Budget requests.

MOVED (TURNER), SECONDED (PRICHARD) AND PASSED [AYE: STOMBERG/ SPIELMAN/TURNER/PRICHARD; NAY: MILLER] TO RECOMMEND TO THE BOARD OF FINANCE A CAPITAL IMPROVEMENTS BUDGET FOR 2013-14, AS SUBMITTED BY THE CAPITAL IMPROVEMENTS COMMITTEE, AND AS MODIFIED BY THE BOARD OF SELECTMEN, A GROSS AMOUNT OF \$1,367,109, LESS GRANTS & REIMBURSEMENTS OF \$127,979, FOR A TOTAL NET AMOUNT OF \$1,239,130. (ATTACHED: SEE COLUMN "28 JAN 2013 BOS APPROVED CAP IMP PROJECTS 2013-14")

Mr. Blanchette said that in recognition of three priority projects as listed below that are too large to be financed by the yearly capital non-recurring fund, the CIC has recommended that they be funded through bonding. Mr. Blanchette said that the BOS does not need to take direct action on this tonight. Mr. DiCorleto will provide prospective on the Town's bonding commitments and will present a recommended motion to start the process.

CIC PROPOSED BOND ISSUE: Total \$1,850,000

- **Human Services Facility** - \$500,000:
- **Town Hall Renovations** - \$800,000:
- **Pinney Street Fields** - \$550,000:

Mr. DiCorleto distributed a handout entitled "Proposed Bond Issue June 15, 2013" (ATTACHED). He reviewed the details of the handout which explained the proposed mill impact of bonding the projects. Mr. DiCorleto said that he included a proposed additional appropriation to complete the Senior Center project to alleviate concerns regarding the present shortfall. Mr. DiCorleto said that there will be almost a zero mill impact by spreading these projects out over 20 years and reworking the schedules. He added that much of the Town's debt will come off the books in the next three or four years.

Mr. Webb explained that these projects could secure space for three Town departments and athletic playing fields for the next 50 years. Mr. Webb said that these projects would be complete and there would be no return to the BOS for more money to complete them. Mr. Webb added that these improvements will provide long-term benefit to the community.

Mr. Turner said that he appreciates Mr. DiCorleto's hard work in putting together and explaining to the BOS the information contained in the hand-out. Mr. Turner said that he is bothered by the additional appropriation for the Senior Center project. He said he does not understand how, after all of the architectural work and promises were made, the project is so far off budget. He asked when the Town is ever going to have a bid come in on a project that is actually correct and close. He added that the Town has a terrible track record and it has happened again with the Senior Center. Mr. Turner stated that architectural proposals need to be more accurate upfront.

Mr. Stomberg said that because he serves on the PBC he can provide background on the Senior Center project. He noted that there was gullibility on the part of the architectural quote. There has also been a series of unforeseen issues, such as Hurricane Sandy which caused a rise in prices in equipment and building materials. Mr. Turner asked how the Ellington Senior Center Steering Committee is doing with their Ellington Senior Center Building Fund commitment to raise \$200,000 in donations. Mr. DiCorleto said that the Committee has raised \$100,000 and they are still working on meeting their goal. Mr. Stomberg said that his understanding is that the \$200,000 in donations must be kept separate from the contract area of the job. It dilutes the donation, so the funds should be used to enhance the building inside only after the certificate of occupancy is granted.

Mr. Turner said that he fully supports the money needed for the athletic fields. He sees the involvement and the need for the community and he supports it without any question,

but he is not sold on the other projects. Mr. Stomberg acknowledged that Mr. Turner is supportive of the playing fields for the kids, and asked him to consider that in 50 years those same kids are going to want to go to the Senior Center. He added that the Town has to be grown in equal portions.

Mr. Miller said that he believed from the start that the building should have been a community center for all ages and not just a senior center, but his idea was not accepted. Mr. Turner said that he was told that others may be able to use the building down the road. Mr. Stomberg said that the Townspeople need to be able to drive by the new Senior Center at any age and be glad it is part of their Town community. He said that the way the plan has been peeled back to the point that it is unidentifiable to the original plan will cause people to hang their heads driving by. He said it simply is not going to have the value to be used, to be appreciated and to grow with the Town if it is done the way it is now planned. Mr. Stomberg said going back every year and remodeling is always more costly than putting things in place during the original construction. Mr. Stomberg suggests that the Town bite the bullet and get the Senior Center done properly.

Mr. Miller asked if the money Mr. DiCorleto is considering for the additional appropriation for the Senior Center will be enough and Mr. DiCorleto said that this amount can be revisited. Mr. Miller suggested that the potential for moving the voting polls to the Senior Center be taken into consideration for accommodations prior to the building of the Senior Center.

Mr. Blanchette stressed that the proposed motion is not a vote on an extra appropriation, or the plans for Town Hall, or the Human Services space increase or the additional fields. It is to authorize the Finance Officer to prepare the bonding resolutions. For purposes of financing and planning, the BOS would authorize the Finance Officer to engage bond counsel and prepare the resolutions and provide advice on how to get through this process correctly and legally. It will be necessary to go through the process to get approvals from the BOS, the BOF, and Town Meeting. The information that Mr. DiCorleto provided tonight illustrates the ability to carry the debt while not straining Town finances. Mr. Blanchette said that the presentation tonight shows a path that this may be done, not that it will be done.

Mr. Miller asked if it is premature to go to bond counsel. Mr. DiCorleto said that he is asking for a directive from the BOS to start to prepare the various bond resolutions for these projects. He said that it is not premature, because this is a time-consuming process and it is not advisable to go forward in a rushed manner. Mr. Miller said that the BOS should make the point to the PBC that moving the polls to the Senior Center is a viable solution for District 1 poll location alternatives. He asked that this view be incorporated into the plans going forward. Mr. Miller said that he wants to ensure that the amount of the additional appropriation for the Senior Center is adequate to accomplish this option.

Mr. Miller asked if the Town Hall renovation which includes additional vault space is still necessary with many records now being kept electronically. Mr. Blanchette said that there are still paper records that date back as far as the 1700's and there are legal limitations regarding what can be kept electronically versus paper copies. He said that the extra vault space is necessary for the Town to meet those obligations.

MOVED (TURNER), SECONDED (STOMBERG) AND PASSED UNANIMOUSLY TO AUTHORIZE THE FINANCE OFFICER TO PREPARE THE BONDING RESOLUTIONS FOR THE TOWN HALL ADDITION/IMPROVEMENTS, THE ACQUISITION/ CONSTRUCTION OF THE HUMAN SERVICES FACILITY, THE CONSTRUCTION OF THE ATHLETIC FIELDS AT 59 PINNEY STREET AND THE ADDITIONAL APPROPRIATION FOR THE SENIOR CENTER PROJECT.

Mr. Blanchette asked if there is a need to go into Executive Session and Mr. Miller said that he would like to do so because he has questions regarding a potential real estate acquisition.

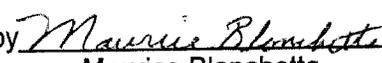
MOVED (MILLER), SECONDED (STOMBERG) AND PASSED UNANIMOUSLY TO GO INTO EXECUTIVE SESSION FOR THE PURPOSE OF DISCUSSING A POTENTIAL REAL ESTATE ACQUISITION AT 9:18 P.M.

Present: Maurice Blanchette, A. Leo Miller, Lori Spielman, Ronald Stomberg, James Prichard, John Turner, Nicholas DiCorleto, Tim Webb

Executive Session ended at 9:50 p.m.

IV. ADJOURNMENT:

MOVED (SPIELMAN), SECONDED (MILLER) AND PASSED UNANIMOUSLY TO ADJOURN THE MEETING OF THE BOARD OF SELECTMEN AT 9:51 P.M.

Submitted by  LouAnn Cannella Approved by  Maurice Blanchette

BOARD OF SELECTMEN APPROVED CAPITAL IMPROVEMENT BUDGET-	23-Jan-12		12-Apr-12		9-Jan-13		28-Jan-13		2014-15		2015-2016		2016-2017		2017-2018		2018-2019	
	BOS Requests	Approved Cap Non- Recur	BOS Requests	Approved BOF	BOS Requests	Approved IMP COM PROJECTS	BOS Requests	Approved CAP IMP PROJECTS	2013-14	2013-14	2014-15	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022
Amounts shown in dollars	Budget 2012-13	2012-13	Budget 2012-13	2012-13	TOTAL ESTIMATED COST	BUDGET 2013-14	APPROVED PROJECTS	APPROVED PROJECTS	2013-14	2013-14	2014-15	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022
ROAD CONSTRUCTION																		
Road Overlay	500,000	500,000	500,000	500,000	2,358,006	483,190	500,000	500,000	500,000	500,000	488,808	443,152	482,952	489,904	0			
Local Capital Improvement Program	105,979	105,979	107,979	107,979	107,979	107,979	107,979	107,979	107,979	107,979	10,000	15,000	15,000	15,000	15,000			
Unimproved Road Improvement	10,000	10,000	10,000	10,000	80,000	10,000	10,000	10,000	10,000	10,000	10,000	15,000	15,000	15,000	15,000			
Road Construction	10,000	10,000	10,000	10,000	85,000	10,000	10,000	10,000	10,000	10,000	10,000	15,000	15,000	15,000	15,000			
Drainage	90,000	90,000	90,000	90,000	0	0	0	0	0	0	0	0	0	0	0			
Curb Replacement-Strawberry Road					10,000	10,000	10,000	10,000	10,000	10,000	10,000	15,000	15,000	15,000	15,000			
Traffic Calming					140,000	140,000	140,000	140,000	140,000	140,000	140,000	15,000	15,000	15,000	15,000			
Large/Small Bridges					2,780,985	2,780,985	2,780,985	2,780,985	2,780,985	2,780,985	2,780,985	2,780,985	2,780,985	2,780,985	2,780,985			
Total	715,979	715,979	717,979	717,979	2,780,985	641,169	677,979	677,979	677,979	677,979	548,808	473,152	552,952	529,904	15,000			
SITE ACQUISITION																		
Municipal Land Trust Fund	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0			
Athletic Fields	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0			
Open Space Fund	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0			
Total	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0			
BUILDING CONSTRUCTION																		
DPW-Renovate Inside Old Garage	20,000	20,000	20,000	20,000	80,000	40,000	40,000	40,000	40,000	40,000	20,000	10,000	10,000	100,000	0			
DPW-Renovation to Public Works Facility					100,000	100,000	100,000	100,000	100,000	100,000	100,000	10,000	10,000	100,000	0			
BOE-Administration Bldg Addition	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000	3,100,000			
EVFD-Firehouse Improvements at 29 Main Street					15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000			
Animal Control Facility (Dog Pound)					500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000			
Human Services Office Addition-STEAP Grant Request	250,000	250,000	250,000	250,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000			
Human Services Facility					500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000			
Town Hall Renovation	15,000	15,000	15,000	15,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000	800,000			
Town Hall Addition and Rear Lobby	3,385,000	3,385,000	3,385,000	3,385,000	4,585,000	4,440,000	4,440,000	4,440,000	4,440,000	4,440,000	20,000	25,000	110,000	0	0			
Total	3,385,000	3,385,000	3,385,000	3,385,000	4,585,000	4,440,000	4,440,000	4,440,000	4,440,000	4,440,000	20,000	25,000	110,000	0	0			
BUILDING REPAIRS																		
Brookside Pavilion Needs	42,000	42,000	42,000	42,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000			
BOE-ADM Building-Reroofing/Gutter Repairs	86,000	86,000	86,000	86,000	74,117	74,117	74,117	74,117	74,117	74,117	74,117	74,117	74,117	74,117	74,117			
BOE-EMS Heating Controls					665,000	665,000	665,000	665,000	665,000	665,000	665,000	665,000	665,000	665,000	665,000			
BOE-Windermere School-AC K-2 wing					45,000	45,000	45,000	45,000	45,000	45,000	45,000	45,000	45,000	45,000	45,000			
BOE-Windermere School-Health Suite Renovations					500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000			
BOE-Windermere School Tile & Ceiling Reprmnt					500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000	500,000			
BOE-Windermere School Reroofing	128,000	128,000	128,000	128,000	1,789,117	15,000	15,000	15,000	15,000	15,000	784,117	0	500,000	500,000	500,000			
Total	42,000	42,000	42,000	42,000	1,789,117	15,000	15,000	15,000	15,000	15,000	784,117	0	500,000	500,000	500,000			
MISCELLANEOUS																		
Generators-Town Hall Annex/(BOE Admin Bldg-only)	60,000	60,000	60,000	60,000	0	0	0	0	0	0	0	0	0	0	0			
Albor Park-Repave Sidewalk	25,000	25,000	25,000	25,000	0	0	0	0	0	0	0	0	0	0	0			
Albor Park-Maintenance					30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000			
Town Green Gazebo					25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000			
Parking Lots Maintenance					130,000	130,000	130,000	130,000	130,000	130,000	25,000	30,000	60,000	60,000	60,000			

Proposed Bond Issue June 15, 2013

\$ 5,750,000 \$ 6,150,000 \$ 5,350,000
 Issue of 2013 Issue of 2014 Issue of 2016

Approved Bonding Authorizations

DoJo Farm Preservation (1/14/2009)	\$	410,000		
Rehabilitation of HVAC System (2/28/11) at Hall Memorial Library	\$	430,000		
Replacement of Heating controls (5/10/11) at Windermere School	\$	345,000		
Purchase of land at 59 South Road (2/28/11) less state grant of	\$	355,000	\$	192,000
		<u>(163,000)</u>		
Estimate Close out of High School and Center School Project	\$	500,000		
			\$	<u>1,877,000</u>
Total			\$	1,875,000
			\$	1,875,000

For Bonding rounded to

Proposed Bond Issue that needs Approval

Town Office/Facility-Acquisition, Construction
and Improvements
Town Hall

\$ 800,000

Human Services Facility

\$ 500,000

Pinney Street Fields

\$ 550,000

Bonding /Legal

\$ 25,000 \$ 575,000

Senior Center Project (2/14/12)

\$ 2,500,000

Proposed Additional Appropriation

\$ 500,000

Less Donations

\$ (200,000) \$ 2,800,000

Total

\$ 3,875,000

Crystal Lake School Addition/Renovation and
Windermere School Alterations

(Referendum 02/14/12)

\$ 21,040,000

\$ 5,350,000 \$ 5,350,000

Less State

\$ (10,340,000)

Net bond Issue

\$ 10,700,000

Bond Issue Total

\$ 5,750,000 \$ 6,150,000 \$ 5,350,000

TOWN OF ELLINGTON CONNECTICUT
 PROPOSED DEBT PROGRAM - PRO-FORMA TO INCLUDE APPROVED, PROPOSED PROJECTS, AND EXISTING DEBT
 Bond Issues in 2013, 2014, and 2016

FY	Proposed \$5.750 million Various Projects- Issue of 2013			Proposed \$6.150 million VP Projects- Issue of 2014			Proposed \$5.350 million School Projects- Issue of 2016			Proposed Mill Impact/Combined with Current Debt		
	Principal	Interest	PRINC & INT	Principal	Interest	PRINC & INT	Principal	Interest	PRINC & INT	Mill Impact	PRO-FORMA Mill Impact	PRO-FORMA Mill Impact
2013	\$ 290,000	\$ 158,125	\$ 448,125	\$ 310,000	\$ 107,625	\$ 1,076,250	\$ 270,000	\$ 107,000	\$ 1,077,000	0.36	0.36	1.59
2014	290,000	150,150	440,150	310,000	209,825	1,019,825	270,000	208,600	1,018,600	0.44	0.44	1.90
2015	290,000	142,175	432,175	310,000	198,975	998,975	270,000	197,800	997,800	0.77	0.77	2.071,375
2016	290,000	134,200	424,200	310,000	188,125	998,125	270,000	187,000	997,000	0.84	0.84	2,422,850
2017	290,000	126,225	416,225	310,000	177,275	987,275	270,000	176,200	986,200	1.13	1.13	2,453,300
2018	290,000	118,250	408,250	310,000	166,425	976,425	270,000	165,400	975,400	1.10	1.10	2,773,850
2019	290,000	110,275	400,275	310,000	155,575	965,575	270,000	154,600	964,600	1.08	1.08	2,694,375
2020	290,000	102,300	392,300	310,000	144,725	957,225	270,000	143,800	956,800	1.05	1.05	2,304,300
2021	290,000	94,325	384,325	310,000	133,875	948,125	270,000	133,000	947,000	1.03	1.03	2,164,500
2022	290,000	86,350	376,350	310,000	123,025	935,025	270,000	122,200	934,000	1.01	1.01	2,097,450
2023	290,000	78,375	368,375	310,000	112,175	922,175	270,000	111,400	921,000	0.98	0.98	1,643,400
2024	285,000	70,400	355,400	305,000	101,325	906,725	270,000	100,700	906,000	0.95	0.95	1,293,463
2025	285,000	62,425	347,425	305,000	90,475	895,925	270,000	89,900	895,000	0.93	0.93	1,254,813
2026	285,000	54,450	339,450	305,000	80,625	885,075	265,000	80,100	884,900	0.90	0.90	1,221,249
2027	285,000	46,475	331,475	305,000	69,775	874,225	265,000	69,300	873,900	0.87	0.87	1,082,788
2028	285,000	38,500	323,500	305,000	58,925	863,425	265,000	58,450	862,900	0.85	0.85	1,053,675
2029	285,000	30,525	315,525	305,000	48,075	852,600	265,000	47,600	852,000	0.83	0.83	1,024,563
2030	285,000	22,550	307,550	305,000	37,225	841,775	265,000	36,750	841,000	0.80	0.80	995,449
2031	285,000	14,575	299,575	305,000	26,375	831,350	265,000	25,900	830,400	0.80	0.80	966,338
2032	285,000	6,600	291,600	305,000	15,525	820,925	265,000	15,000	820,000	0.78	0.78	937,225
2033	285,000	0	285,000	305,000	5,675	810,325	265,000	5,300	810,000	0.76	0.76	908,112
2034	285,000	0	285,000	305,000	0	800,000	265,000	0	800,000	0.50	0.50	623,112
2035	285,000	0	285,000	305,000	0	800,000	265,000	0	800,000	0.49	0.49	601,837
2036	285,000	0	285,000	305,000	0	800,000	265,000	0	800,000	0.23	0.23	280,900
2037	285,000	0	285,000	305,000	0	800,000	265,000	0	800,000	0.22	0.22	270,300
												\$ 1,966,119
												2,346,225
												2,071,375
												2,422,850
												2,453,300
												2,773,850
												2,694,375
												2,304,300
												2,164,500
												2,097,450
												1,643,400
												1,293,463
												1,254,813
												1,221,249
												1,082,788
												1,053,675
												1,024,563
												995,449
												966,338
												937,225
												623,112
												601,837
												280,900
												270,300
												\$38,775,206

Schools, Series E \$ 5,350,000
 Interest \$ 2,237,000
 PRINC & INT \$ 7,587,000

Town Hall \$ 800,000
 Schools, Series A \$ 5,350,000
 \$ 6,150,000
 Assumed rate of 4.0%

Approved Projects \$ 1,875,000
 Proposed Projects \$ 3,875,000
 \$ 5,750,000
 Assumed rate of 2.75%

ASSUMPTIONS:
 Mill Value of \$1,237,615 in Fiscal Year 2013.
 No annual growth projection

ASSUMED RATES ARE FOR DISCUSSION PURPOSE ONLY. RATES CHANGE DAILY.

FirstSouthwest
 1/28/13

Date: January 3, 2012
 To: Board of Finance Members
 Board of Selectmen Members
 From: Nicholas J. DiCorleto, Jr., Finance Officer/Treasurer
 Re: Proposed Mill Impact/Combined with Current Debt

School Project: Maximum mill rate impact of .83 mills in FY2018
 Senior Center: Maximum mill rate impact of .19 mills in FY2015
 Combined Projects: Maximum mill rate impact of 1.00 mills in FY2018

Mill rate impact of both projects with current debt:
 1.53 mills FY2012 Current debt (\$1,871,366)
2.13 mills FY2018 Revised debt with both projects (\$2,609,531)
 0.60 mills Net impact from FY2012

TOWN OF ELLINGTON, CONNECTICUT
 PROPOSED \$10.7 MILLION SCHOOL PROJECTS AND \$2.5 MILLION SENIOR CENTER PROJECT
 Bond Issues in 2013 and 2016

FY	Proposed \$10.7 million School Projects				Proposed \$2.5 million Senior Center Project				Proposed Mill Impact/Combined with Current Debt			
	Principal	Interest	PRINC & INT	Mill Impact	Principal	Interest	PRINC & INT	Mill Impact	Proposed Mill Impact	PRO-FORMA PRINC & INT	Mill Impact	
2012										\$ 1,871,366	1.53	2012
2013										1,966,119	1.61	2013
2014		\$ 106,250	\$ 106,250	0.09		\$ 53,125	\$ 53,125	0.04	0.13	2,057,475	1.68	2014
2015	\$ 250,000	207,188	457,188	0.37	\$ 125,000	103,594	228,594	0.19	0.56	2,209,382	1.81	2015
2016	250,000	196,562	446,562	0.36	125,000	98,281	223,281	0.18	0.55	2,140,693	1.75	2016
2017	250,000	342,688	592,688	0.48	125,000	92,969	217,969	0.18	0.66	2,223,782	1.82	2017
2018	535,000	480,975	1,015,975	0.83	125,000	87,656	212,656	0.17	1.00	2,609,531	2.13	2018
2019	535,000	454,675	989,675	0.81	125,000	82,344	207,344	0.17	0.98	2,528,069	2.07	2019
2020	535,000	428,375	963,375	0.79	125,000	77,031	202,031	0.17	0.95	2,136,006	1.75	2020
2021	535,000	402,075	937,075	0.77	125,000	71,719	196,719	0.16	0.93	2,061,469	1.68	2021
2022	535,000	375,775	910,775	0.74	125,000	66,406	191,406	0.16	0.90	1,992,231	1.63	2022
2023	535,000	349,475	884,475	0.72	125,000	61,094	186,094	0.15	0.87	1,923,194	1.57	2023
2024	535,000	323,175	858,175	0.70	125,000	55,781	180,781	0.15	0.85	1,472,156	1.20	2024
2025	535,000	296,875	831,875	0.68	125,000	50,469	175,469	0.14	0.82	1,120,094	0.92	2025
2026	535,000	270,575	805,575	0.66	125,000	45,156	170,156	0.14	0.80	1,084,231	0.89	2026
2027	535,000	244,275	779,275	0.64	125,000	39,844	164,844	0.13	0.77	1,048,369	0.86	2027
2028	535,000	217,975	752,975	0.62	125,000	34,531	159,531	0.13	0.75	912,506	0.75	2028
2029	535,000	191,675	726,675	0.59	125,000	29,219	154,219	0.13	0.72	880,894	0.72	2029
2030	535,000	165,375	700,375	0.57	125,000	23,906	148,906	0.12	0.69	849,281	0.69	2030
2031	535,000	139,075	674,075	0.55	125,000	18,594	143,594	0.12	0.67	817,669	0.67	2031
2032	535,000	112,775	647,775	0.53	125,000	13,281	138,281	0.11	0.64	786,056	0.64	2032
2033	535,000	86,475	621,475	0.51	125,000	7,969	132,969	0.11	0.62	754,444	0.62	2033
2034	535,000	60,175	595,175	0.49	125,000	2,656	127,656	0.10	0.59	722,831	0.59	2034
2035	285,000	39,187	324,187	0.26					0.26	324,187	0.26	2035
2036	285,000	23,513	308,513	0.25					0.25	308,513	0.25	2036
2037	285,000	7,837	292,837	0.24					0.24	292,837	0.24	2037
	<u>\$10,700,000</u>	<u>\$5,523,000</u>	<u>\$16,223,000</u>		<u>\$2,500,000</u>	<u>\$1,115,625</u>	<u>\$3,615,625</u>			<u>\$37,093,385</u>		

ASSUMPTIONS: CLS/Windermere

Senior Center

Mill Value of \$1,223,877 in Fiscal Year 2012.

No annual growth projection

¹ Estimated Net Town Share; final amount will be determined by the State Grants Processing Division.

Assumes the issuance of \$5.0 million in Bonds in 2013, and \$5.7 million in Bonds in 2016.

² Assumed rates of interest of 4.25% in 2013, and 5.5% in 2016.

³ Assumes \$2.5 million in Bonds to be issued in 2013 at an assumed rate of 4.25%.