

TOWN OF DURHAM

Connecticut 06422



BOARD OF SELECTMEN'S MEETING January 31, 1980

The Board of Selectmen's meeting of January 31, 1980, was called to order at 7:30 p.m. by First Selectman, M. Foster Mather. Other Board members present: Maryann P. Boord and Gregory G. Curtis. Others present: Ralph Moeller, William Moore, Linda Dean, Ona McLaughlin.

The minutes of the previous meeting (1/24/80) were approved; 3 ayes. The weekly dispersement sheet and the monthly statement were so noted. Two road foreman reports were also noted.

F. Mather advised the board that Frank Magnotta does not sign building permits any more-Bob Frank signs them all.

F. Mather relayed the message from CSEA, Inc. that they are ready to begin negotiations.

A memo from the town clerk relative to previous town meeting action authorizing a deed transaction between the Arrigoni's and the Town of Durham was discussed; same to be forwarded to town counsel.

M. P. Boord's appointment to the Midstate Regional Planning Agency (minutes 1/24/80) automatically makes her a member of the Inland Wetlands and Watercourses Agency. She has agreed to serve in this capacity; the Selectmen's office will check with the state Ethics Committee about incompatible office.

The remaining appointment schedule was so noted.

F. Mather nominated Carl N. Otte, Vincent Marino, and Philip Albert (as the spokesman) to the town's negotiating team; seconded by Maryann Boord; 3 ayes.

The Board of Selectmen will meet with the road foreman and the head librarian at 8 p.m. on 2/7/80 to discuss basic needs for each

department. F. Mather will represent the town hall employees.

The legal method of establishing a Water Pollution Control Authority was discussed - i.e. Board of Selectmen or town meeting action. F. Mather suggested a five member board consisting of the Board of Selectmen and two public members whose terms would expire during an off election year.

F. Mather nominated Malcolm B. Pearce, Jr. as Civil Preparedness Director for a term to expire 12/31/81; seconded by M. A. Boord; 3 ayes.

Ralph Moeller questioned the reval policy which did not take into account the fact that some homes are on an unsafe water supply. Health Department regulations would require the placement of condemnation procedures against these properties and he felt this should be considered in the reval process. F. Mather responded that 2 things would have been needed by Viagrande to substantiate this 1) complaints by owners were never brought to reval representatives' attention; 2) sales records do not show this matter to be a detriment to the sales price. Mr. Moeller disagreed - also stated that a letter will follow to the Assessor.

Regarding the Nagy proposal (drainage and easement on Cedar Dr. hearing no voiced opposition to the contents of a letter by Frank Magnotta to Mr. Nagy's attorney, the First Selectman endorsed the sending of the letter.

The Town Engineer has prepared and presented the following cost estimates for drainage projects:

Haddam Quarter Road	\$53,000 (\$39,000 already approp.)
Coe Road	34,400
South End Ave.	18,900
Maiden Lane	9,700

F. Mather moved; seconded by M. Boord; 3 ayes; to amend the Agenda to include:

- 1) to dissolve the Firehouse Building Committee;
- 2) to review the regulations governing the use of the firehouse;
- 3) to take a united stand on the proposed subdivision on Powder Hill Road.

F. Mather moved to dissolve the Firehouse Building Committee; seconded by M. Boord; 3 ayes.

The board discussed various recommendations for the use of the firehouse. By Charter Section 6-9.2 it is up to the Fire Department Board of Trustees who uses the buildings. It was thought advisable to direct the Board of Trustees to provide for cleaning services in their budget.

The Board of Selectmen will go look over Powder Hill Road together to better formulate their united stand on the proposed subdivision.

F. Mather reported that the new chairman of the Recreation Committee, James Lynch, will meet with school officials to clearly establish policy for the maintenance of various recreational facilities.

The method of handling the Mary Weber fund was discussed with the Treasurer.

M. Boord reported on her meeting relative to the establishment of a Youth Services group. The availability of grant money was discussed. No vote.

The board advised G. Curtis to encourage as wide a transportation program as possible at his meeting with Senator Regina Smith.

The meeting adjourned at 10:02 p.m.

Respectfully submitted,

Donna D. White

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Secretary

Selectmen Propose Firehouse Use Fees

By ONA MCLAUGHLIN

DURHAM — If recommendations of the Board of Selectmen are accepted by the Fire Department trustees, residents or organizations will pay \$100 for rental of the firehouse kitchen and hall and will deposit an additional \$100 for cleaning.

Contrary to the request of the volunteer fire company, the receipts should go to the general fund, selectmen said Thursday night. The six trustees, three of whom are firemen, establish policy for and maintain the one-year-old facility.

The fire company had requested rental fees be established and part of the fees go to the company. The company says it owns the fixtures and furnishings, which it purchased with \$10,000 in funds raised over a period of years.

It was proposing a charge of \$40 for use of the kitchen, \$35 for the fixtures and furnishings and an amount to be determined by the selectmen for the hall. The \$35 fee would be kept by the company, it said.

It further asked that the kitchen re-

frigerator, which was purchased specifically for the firemen to store refreshments used in emergencies, be off limits to renters.

Selectmen, however, said the facility belongs to the town and should be available to anyone for a maintenance and cleaning fee. The money used for the furnishings was raised through general contributions, they said.

The board recommended a \$60 fee for the hall and a \$40 fee for the kitchen, excluding the refrigerator. The \$100 cleaning deposit could be returned if the renter did the cleaning, selectmen said.

Selectmen further voted to back the company in getting funds for repairs and replacement of fixtures and furnishings, and will suggest that the finance board budget funds for a second refrigerator.

In a related matter, the board voted to dissolve the Fire House Building Committee although there still are minor problems with the building.

First Selectman M. Foster Mather said the remaining problems can be solved more easily by the selectmen. One of the problems, the lack of a fire alarm system in the building, will be a

budget recommendation for next year, he said.

The board voted to recommend four road drainage projects to the Board of Finance in the 1980-81 highway budget, included is drainage work at Haddam Quarter Road and Carriage Drive that was budgeted this year, but not done because the funding was found to be inadequate.

In addition to the \$49,000 already appropriated, \$14,000 will be asked for that projects.

Drainage work at Coe Road accounts for a \$34,400 request. South End Avenue work is budgeted at \$18,900 and Maiden Lane at \$9,700.

The board appointed Vincent Marino and Philip Albert to represent the town in union negotiations on a contract for 1980-81. They join the Board of Finance representative Carl N. Orta.

It appointed Malcolm Pearce civil preparedness director.

It authorized Mather to send a letter to Frank Nagy requesting a drainage easement through his Cedar Drive property in exchange for the town installing a curb and drain on the property, if it is needed. Nagy had asked that the lot be accepted as a building lot, but the letter says it only will be certified for building if it meets the health code.

Unsafe Water Called Assessment Issue

By ONA MCLAUGHLIN

DURHAM — A property owner whose house is on the Durham Center Water Co. line, says property assessments don't reflect the line's water problems.

Ralph Moeller of Cherry Lane says the 65 company subscribers on Cherry Lane, Fowler Avenue and Main Street, who are being threatened with condemnation of the properties by the state Health Department, should have received a depreciation in their assessments because their water supply has been declared unsafe for drinking.

The new assessments, updated from 1969, were received in mid January and

private hearings on them were conducted last week.

Richard Viagrande, who headed the revaluation for Teshner Glendenning Co., has told residents at an informational meeting that building lots were assessed as improved, with water and septic systems, or unimproved. Their fair market value was determined by past sales of similar lots, he said.

Viagrande said sale prices of properties on the line weren't adversely affected by the water problems. He also said such things couldn't be taken into consideration in a mass revaluation.

The 65 subscribers are being threatened with a state Health Department

condemnation of their properties, which would be an encumbrance to future sales, Moeller said. He has informed town Assessor Nicholas Logodice of the situation.

If no action is taken by Logodice, Moeller said, he will consider taking a class action complaint to the Board of Tax Review.

Logodice's office Friday received the revaluation firm's recommendations regarding changes or errors in their original assessment notices. The office has until the end of the month to act on the recommendations and have the new grand list printed. It received a 30-day extension from the state mandated grand list deadline because of the revaluation.