

THESE MINUTES ARE SUBJECT TO APPROVAL AT THE NEXT BOS MEETING  
TOWN OF CHESTER, CONNECTICUT  
BOARD OF SELECTMEN  
REGULAR MEETING  
Wednesday, October 26, 2022  
Chester Town Hall

CALL TO ORDER

First Selectwoman Janecek called the meeting to order at 7:00 p.m. In attendance included: First Selectwoman Janecek, Selectman Englert, Selectman Meehan, Dick Leighton, Building Official, Fire Marshal, Izzi Greenberg, and Tony Sharillo, YMCA.

AUDIENCE OF CITIZENS – None.

APPOINTMENTS TO BOARDS AND COMMISSIONS

Tom Englert made a motion to re-appoint John Saunders to the Park & Rec Commission for a 3-year term ending on 11/1/25. Ed Meehan seconded the motion. The motion passed unanimously.

Note: There is a vacancy on the Park and Rec. Commission.

APPROVAL OF MINUTES

Tom Englert made a motion to approve the minutes from the 10/12/22 BOS meeting as presented. Ed Meehan seconded the motion. The motion passed unanimously.

GENERATOR AWARD

Documentation developed by Dick Leighton, relative to the generator proposals was included in the Board packet. ARPA funds, in the amount of \$128,000 were approved for this project. The recommended bid from GDL Services, LLC, exceeds \$128,000.00. Additional funds are necessary to provide:

- A larger fuel tank to accommodate a 72-hour run time.
- A 5-year warranty.
- Removal of current generator and set up of same at the Town Garage, including a preventative maintenance contract.

Dick Leighton was available to address comments/concerns posed by the BOS.

NOTE: The “lead time” for the generator purchase is 52 weeks.

Tom Englert made a motion to award the Town Hall Generator project to GDL Services, LLC in the amount of \$146,583.50. Ed Meehan seconded the motion. The motion passed unanimously.

Tom Englert made a motion to forward to the BOF for consideration, an ARPA request for additional funds in the amount of \$19,283.50 to facilitate the Town Hall Generator Project. Ed Meehan seconded the motion. The motion passed unanimously.

### ARPA DISCUSSION

#### YMCA Early Care & Education Center at CBSRZ

At the 9/28/22 BOS meeting, a copy of the ARPA proposal form regarding the YMCA Early Care & Education Center at CBSRZ (Congregation Beth Shalom Rodfe Zedek) was included in the Board's packet. CBSRZ requested \$100,000 in ARPA funding to support a licensed pre-school, serving children aged 3 to 5 years. At the meeting, the BOS raised concerns that the Town of Chester was being asked to fund the entire venture and children from surrounding towns would be able to attend the pre-school. After a lengthy discussion at the 9/28 meeting, the BOS DID NOT forward this request to the BOF for consideration.

Ms. Greenberg and Mr. Sharillo were present at tonight's meeting and provided an overview of the request including:

- The request includes funds for staff, start-up costs, equipment, furniture, whiteboards, computers, fencing, toys, carpets and scholarships.
  - The importance of a well-paid, consistent staff was stressed.
  - The Office of Early Childhood oversees childcare facilities and their guidelines must be followed.
- The lack of adequate childcare, especially all-day care as opposed to just before school and after school. There are waiting lists at area daycare providers.
- CBSRZ is responsible for the facility "side" of the request; i.e. space, utilities, plowing, maintenance and the YMCA would provide the programming "side" of the request; i.e. licenses, staffing, insurance.
- Essex and Deep River leaders have been updated on the program and expressed an interest.
  - Because the program would be housed in Chester, there have been no requests for funding made to Essex or Deep River (yet).
  - If Chester approves the request, they intend to request funds for the program from Essex and Deep River.
- At the request of the BOS, Izzi will provide survey responses to the Board.
- If funded, their intent is to open in late winter/early spring; provided adequate staff can be identified.
- The goal is to eventually be a self-sustaining program.
  - A thorough "breakdown" of costs will be submitted to the BOS.

No action was taken on the request. The BOS will discuss further at a future BOS meeting.

#### Food Program

The Social Services Department (Rosie) continues to distribute food vouchers and enters the appropriate data into the Charity Tracker program. In addition, dry goods are available at the Town Hall are being distributed to residents via Social Services. All Chester residents in need of assistance are being helped.

The BOS commended the Community Partnership for the model they created for food distribution. Said model may be used by an organization(s) independent of the Town. The Community Partnership's lack of controls, budget and qualification of recipients raised concern with the BOS. Any town-based program should be run under the auspices of the Social Services Department of the Town.

The need to "refund" the Community Fund was stressed. In addition, donations are coming into the Community Fund. Adam's is now donating fruits and vegetables weekly for distribution. This information will be included in the next town-wide email/newsletter.

Charlene reported that Social Services has raised concerns about the potential need for funds for heat assistance during the upcoming winter months.

Ed Meehan made a motion to withdraw the \$100,000 ARPA request to the BOF that was made for the Chester Community Partnership Food Program finding that the ARPA funds approved for Social Services at the May Town Meeting and amended at the October Town Meeting (to add a \$2,500 "cap") is adequate funding for Food programs. Tom Englert seconded the motion. The motion passed unanimously.

#### TOWN HALL FIRE PANEL REPLACEMENT

Documentation provided by Dick Leighton was included in the Board's packet. The fire alarm system has had on-going issues (back-up battery) and replacement of same was recommended. Parts are no longer available for the unit.

Tom Englert made a motion to approve the emergency repair/replacement of the Fire Panel and award the contract to Alarm System, LLC in the amount of \$3,882.96. Ed Meehan seconded the motion. The motion passed unanimously.

#### COMPUTERS AT TOWN GARAGE

The First Selectwoman received a request for computers at the Town Garage. A quote for same from CT Comp, totaling \$15,471.33 was included in the BOS packet and discussed.

The BOS took no action on the request. It was recommended that a Comcast box and WIFI be installed at the garage and a laptop be purchased for use at the facility.

#### SELECTMEN REPORTS

Ed Meehan provided an update on WPCA projects including:

- Work is on-going behind 41-59 Main Street. The sewer line has been repaired and the final clean up behind the Village Bistro is on hold until the landscaping and tree removal is complete at the Colt House.
- Schumack provided a quote to the Village Bistro for moving propane tanks (at Fire Marshal's direction). In addition, their shed must be removed. Village Bistro did not move forward with the project.
  - Note that the WPCA paid for the installation of concrete pads for the propane tanks.
- The contractor for the proposed 4 Water Street project (pipe relining/replacement; original estimate \$8,800) is no longer interested in the job. Another contractor reviewed the job and will provide a quote to Jacobson. Note that it is anticipated that this quote, when received will be much higher than \$8,800. WPCA may request additional ARPA funds to facilitate the project.
- The Water Street "re-lining" project may be placed on hold as costs have increased significantly.
- North Main Street Reconstruction Project – Potential Sewer Extension

The Town has been awarded a \$500,000 STEAP Grant for the North Main Street Project, drainage, paving, etc. (at least up to the Great Brook Bridge).

The Town met with property owners to discuss the project and determine if any of the neighbors are interested in connecting to the sewer system while this project is underway. There is potential for substantial economic growth in the area. Adequate water and sewer connections in the area may be a catalyst for future economic growth.

The importance of taking advantage of updates/expansion to the sewer line while the STEAP project is underway (road dug up) was stressed. Jacobson has been asked to develop some rough cost estimates for potential expansion in the area. If the expansion project were to move forward, the use of ARPA funds to facilitate the project would be requested as infrastructure projects are eligible uses of ARPA.

- Ed will be attending a meeting of the newly formed Governance Committee on Friday at 4 p.m.

Charlene reported:

- She met with Eversource today regarding the Kings Highway/Goose Hill tree project. Also in attendance was Christine Palm. Ms. Palm insisted that a Community Meeting be scheduled to allow the public to provide input on the project. Eversource does not support such a meeting as all property owners have been appraised of the project and Eversource will replace trees that are removed. Note that on Land Trust property, some of the trees identified for removal have been taken off the "list" for removal.
- 9 Water Street- the owner reported to the State that their water tested positive for contaminants. This resulted in the Town now being required to test their well located in

the area. The State is requiring that the Town test their well 4 times per year. The cost per test is \$1,200.00.

- The BOS expressed concern that a State agency would automatically require a property owner (in this case the Town) to test without evidence that the Town's well is contaminated.

AUDIENCE OF CITIZENS – None.

EXECUTIVE SESSION

Tom Englert made a motion to go into Executive Session at 8:52 p.m. for discussion on personnel matters. Ed Meehan seconded the motion. The motion passed unanimously.

Regular Session resumed at 9:09 p.m.

No action taken.

ADJOURNMENT

On a motion made and duly seconded, the meeting was unanimously adjourned at 9:10 p.m.

Respectfully Submitted,

Suzanne Helchowski  
Clerk