

Minutes

Board of Selectmen's

Regular Meeting

Wednesday, June 15, 2022, at 7:30 PM

Virtual Meeting/Hangout Meets/In Person

The Town of Oxford Board of Selectmen Regular Meeting was called to order by First Selectman George Temple at 7:35 PM, and the Pledge of Allegiance was recited.

Present: First Selectman George Temple, Esq., Selectman Arnold Jensen, Selectman David McKane, Kristyn Rosa, Administrative Assistant to the First Selectman

Absent: None

ACCEPTANCE OF MINUTES

1. 6/1/22 Regular Meeting

MOTION:

Selectman Arnold Jensen moved to approve the 6/1/22 Regular Meeting minutes as presented. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

AMENDMENT OF AGENDA

1. Hire Part-Time Police Officer

MOTION:

Selectman Arnold Jensen moved to amend the agenda to add Hire Part-Time Police officer as Item #12. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

2. Establish an Affordable Housing Plan Committee, Approve Charge and Appoint Members

MOTION:

Selectman Arnold Jensen moved to amend the agenda to add Establish an Affordable Housing Plan Committee, Approve Charge and Appoint Members as Item #13 and move Report of First Selectman to Item #14. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

NEW BUSINESS

1. **Lot #4 Woodruff Hill Industrial Park Option Agreement to Purchase Real Property – Approve and Authorize First Selectman to Sign**

MOTION:

Selectman Arnold Jensen moved to approve the Option Agreement to Purchase Real Property between the Town of Oxford and 589 Investments, LLC for the sale of Lot #4 Woodruff Hill Industrial Park for the amount of \$250,000.00 and to authorize the First Selectman to sign the Agreement; as presented and recommended by the Economic Development Director. This was seconded by Selectman David McKane. All 3 ayes. Motion carries. This matter will be forwarded to a Town Meeting.

DISCUSSION:

Jeff Luff, Economic Development Director, explained that Lot #4 is a primary piece of land. Earth Works is buying this as an option contract. The option contract for this is 5 years, due to the cost of building, and supply chain issues. Questions were raised about letter (h) in the contract, in which a motion was made to strike the word “immediately” from.

MOTION:

Selectman Arnold Jensen moved to strike “immediately” from letter (h) in the Lot #4 Woodruff Hill Industrial Park Option Agreement to Purchase Real Property. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

2. **Lot 14 Woodruff Hill Industrial Park Real Estate Agreement – Approve and Authorize First Selectman to Sign**

MOTION:

Selectman David McKane moved to approve the Real Estate Agreement between the Town of Oxford and Airamid, LLC for the sale of Lot #14 Woodruff Hill Industrial Park for the amount of \$220,000.00 and to authorize the First Selectman to sign the Agreement; as presented and recommended by the Economic Development Director. This was seconded by Selectman David McKane. All 3 ayes. Motion carries. This matter will be forwarded to a Town Meeting.

DISCUSSION:

Jeff Luff, Economic Development Director, described that this is not a primary lot, but not far from it. This is the lot the town had stored all of their storm damage, which has since been cleared, and will be a Crematorium, which has over a million dollars of

property going into this building, so the tax revenue is going to be exceptional, which will roughly generate \$25,000.00. Like all the other lots this is being sold at full price for \$220,00.00.

3. Parks & Recreation Hire Camp Counselors

MOTION:

Selectman Arnold Jensen moved to hire the Parks & Recreation Camp Counselors (Attachment A) as presented and recommended by the Director in her letter dated 5/27/22. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

DISCUSSION:

Kyra Nesteriak- Recreation Director – stated that the numbers for camp this year are crazy, which is going to be great. They never see numbers like this, this is super exciting, and it is going to be a great batch of kids. Almost all except two of the kids are from Oxford, one is from Seymour, that was hired last year, another that was a former Oxford kid that is still in contact with Parks and Recreation.

4. Parks & Recreation Hire Summer Maintenance

MOTION:

Selectman Arnold Jensen moved to hire Nathaniel Wolyniec as a part-time Parks & Recreation Summer Maintainer at a pay rate of \$14.00 per hour and a start date of June 20, 2022; as presented and recommended by the Director in her letter dated 5/27/22. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

DISCUSSION:

Kyra Nesteriak- Recreation Director explained that now that Parks and Recreation has acquired the High School property, Nathaniel's main job will be to walk up to the High School and make sure there is no trash on the fields or at the track. Once he has access to a vehicle, he will travel to other locations for special projects going on then he will do that as well but his main job will be make sure the High School is completely free of any litter.

5. Parks & Recreation Maintainer Wage Increase

MOTION:

Selectman Arnold Jensen moved to approve a wage increase for the Parks & Recreation Park Maintainer from \$18.00 per hour to \$19.00 per hour; as presented and recommended

by the Director in her letter dated 5/27/22. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

DISCUSSION:

Kyra Nesteriak-the Recreation Director, explained that with minimum wage going up to \$14.00 an hour, and the existing park maintainer has been with the company for four years, he gets everything done, brings his own tools and is always there to go to, he certainly deserves this raise.

6. Oxford Center Volunteer Fire Company Use of Town Hall Parking Lot Request for Annual Car Show Fundraiser

MOTION:

Selectman Arnold Jensen moved to approve the use of the Town Hall parking lot between the hours of 2:00 PM to 9:00 PM on Saturday, July 23, 2022 (rain date of July 24, 2022) for spectator parking during a Car Cruise Fundraiser event which is being held at the Oxford Center Firehouse; as requested in their letter dated 5/31/22. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

7. Trinity Solar/B. Petrocelli Peddler's Permit

MOTION:

Selectman Arnold Jensen moved to approve the Peddler's Permit for Trinity Solar/Benedetto Petrocelli with the following stipulations:

- The Oxford Police Department must be notified daily, or each day you are soliciting, of the area in town where you will be soliciting along with the hours.
- No soliciting in neighborhoods where it clearly states "No Soliciting" such as, but not limited to, Oxford Green, Meadowbrook Estates, River Bend Estates.
- All peddlers must have identification badges.
- No soliciting on Sundays or Holidays

This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

8. Meadowbrook Estates Maintenance Bond Release Request

MOTION:

Selectman Arnold Jensen moved to approve the release of the Maintenance Bond for Meadowbrook Estates, in the amount of \$30,000.00, as approved by the Town Engineer in his letter dated 3/10/22 and the Planning & Zoning Commission at their meeting held on 5/17/22. This was seconded by Selectman David McKane.

DISCUSSION:

Scott Pelletier, Oxford Fire Chief, pointed out that the spring-loaded markings for the fire hydrants still have not been completed. Discussion was had that this should not be released until everything is completed.

MOTION:

Selectman Arnold Jensen moved to table this matter at this time. This was seconded by David McKane. All 3 ayes. Motion carries.

9. Finance Director Request to Move Excess Funds from New Middle School Building Project to New Library Building Project

MOTION:

Selectman Arnold Jensen moved to approve to move excess funds, in the amount of \$359,081.02, from the New Middle School Project to the New Oxford Library Building Project as outlined and presented by the Finance Director in his letter received 5/31/22. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

DISCUSSION:

Jim Hliva, Finance Director, explained that bonds issued for the library were short and the bond from middle school had left over monies, due to it coming in under budget so this is a transfer of funds from the middle school to the library. So, no cost to the town, versus if they bonded it. If bonded the \$360,000, the administrator expense would be \$53,000 plus whatever the new interest rate would be. This actually helps the town save money rather than lose it.

10. Plumbing Permit Refund Request

This motion is tabled at this time

11. Hire Summer Interns

MOTION:

Selectman Arnold Jensen moved to hire Colin Speaker as a Summer Intern for the Tax Department and Planning & Zoning Departments both at \$14.00 per hour and a start date of Monday, June 20, 2022. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

DISCUSSION:

Discussion was had that Colin had done this last year and he did well. We may need another person, who is reliable to help with Planning and Zoning but for now Colin will be doing both.

12. Hire Part-Time Police Officer

MOTION:

Selectman Arnold Jensen moved to hire Dave Ives as a Part-Time Oxford Police Officer at a pay rate of 10% below police union contract scale, with a start date of Sunday, June 19, 2022. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

DISCUSSION:

Discussion was had that Dave Ives will be missed, he has done a great job over the years and has always been reliable. As a part timer he will be filling in as needed as long as it is not more than 19.5 hours. It was clarified that the pay rate is declared by the union contract.

13. Establish an Affordable Housing Plan Committee, Approve Charge and Appoint Members

MOTION:

Selectman Arnold Jensen moved to establish an Affordable Housing Plan Committee and approve the following Charge:

The Affordable Housing Plan Committee shall research and gather information on affordable housing for the Town of Oxford and create an Affordable Housing Plan to submit to the town in accordance with Connecticut General Statutes Chapter 126 (a) Section 8-30 (j) Public Act 17-170

This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

DISCUSSION:

This was briefly discussed and is a requirement by the State of Connecticut.

MOTION:

First Selectman George Temple moved to appoint the following members to the Affordable Housing Plan Committee:

Kristyn Rosa
Jessica Pennell
Pat Cocchiarella
Pete Zbras
Helen Leung
Mike Herde
Attorney Kevin McSherry as a Liaison

This was seconded by Selectman Arnold Jensen. All 3 ayes. Motion carries.

MOTION:

First Selectman George Temple moved to strike Steve Macary from the Affordable Housing Plan Committee. This was seconded by Selectman Arnold Jensen. All 3 ayes. Motion carries.

Discussion: Steve Macary, Zoning Enforcement Officer, will be a liaison as needed

14. Report of First Selectman

- Fireman's Carnival is coming up – July 27, 28, 29, 30.
 - o This year the carnival will be held at the Oxford High School
- Graduation
 - o Tomorrow Thursday June 16, 2022 graduations are held
 - o Ask everyone, parents and students to be careful, have sense and be responsible.
- Jackson Cove
 - o Jacksons Cove is now open!! We do not anticipate any closures, last year there were issues with algae but do not see an issue with that this year.

- o Summer Concerts will be beginning July 5, 2022 to August 16, and will be every Tuesday night at 6:30 pm.
- Cultural Arts
 - o June 21, 2022 is Make Music Day, cultural arts will be traveling to different venues and making music!!
- Fireman's Car Show
 - o This is coming up, this has done well in the past, just as the carnival, they do a great job
- Going into Summer Mode
 - o There will not be a Board of Selectman Regular Meeting for a month.

ADJOURNMENT

MOTION:

Selectman Arnold Jensen moved to adjourn the meeting at 8:17 PM. This was seconded by Selectman David McKane. All 3 ayes. Motion carries.

Respectfully Submitted,

Shannon Lee Scott Hicks

Shannon-Lee Scott Hicks
Clerk, Board of Selectmen

22 JUN 22 PM 12:34
TOWN OF OXFORD, CT
Christopher A. West
TOWN CLERK