

**AVON TOWN COUNCIL  
MEETING MINUTES  
April 4, 2019**

**I. CALL TO ORDER**

The meeting was called to order at 7:30 p.m. at the Avon Town Hall, in the Selectmen's Chamber by Chairperson Maguire. Members present: Mrs. Maguire, Messrs: Bernetich, Stokesbury, Pena, and Speich. A quorum was present.

**II. PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was led by Chairperson Maguire.

**III. PUBLIC HEARING**

**18/19-47 Sanitary Sewer Easement: 30 Paper Chase Trail**

On a motion made by Mr. Speich, seconded by Mr. Pena, it was voted:

**RESOLVED:** That the Town Council close the public hearing.

Mrs. Maguire, Messrs: Pena, Stokesbury, Speich, and Bernetich voted in favor.

On a motion made by Mr. Stokesbury, seconded by Mr. Pena, it was voted:

**RESOLVED:** That the Town Council approve a Sanitary Sewer Easement as shown on a certain plan entitled "SANITARY SEWER EASEMENT PLAN, 30 PAPER CHASE TRAIL, AVON, CONNECTICUT, NOVEMBER 30, 2018, REVISED FEBRUARY 8, 2019, Scale 1"=20', SHEET 1", prepared by the Town of Avon Engineering Department (the "Map") which Map will be filed in the Town of Avon land records.

Mrs. Maguire, Messrs: Pena, Stokesbury, Speich, and Bernetich voted in favor.

**IV. MINUTES OF PRECEDING MEETING:** March 7, 2019

On a motion made by Mr. Stokesbury, seconded by Mr. Pena, it was voted:

**RESOLVED:** That the Town Council accept the minutes of the March 7, 2019 Meeting as drafted.

Mrs. Maguire, Messrs: Pena, Stokesbury, and Bernetich voted in favor. Mr. Speich abstained.

**V. COMMUNICATION FROM AUDIENCE**

Jamie DiPace, Town Council Representative for the AVFD, provided the following AVFD updates: a leadership team kickoff meeting was held, Engine 7 is back online, SCBA training has begun, New Road house drills conducted, and AHS Career Day participation.

**VI. COMMUNICATION FROM COUNCIL**

Mr. Bernetich proposed looking into an enclosed dog park in Town, perhaps at Alsop, fencing donated and a great project for the boy scouts with Town assistance. The Town Manager noted that Simsbury's dog park seems to be working well. Rules and use would be at Council's

discretion; the road would need some attention; and no red flags by Town departments. Chairperson Maguire noted that it would be a great addition to the community.

Mr. Speich complimented the contractor for the Old Farms Road Bridge Project. He inquired about the Blue Fox Run Project. He echoed Board of Finance member Cathy Salchert's comments at the Budget Workshop about getting more businesses into Town and asked if we might hire a consultant or find other methods to attract economic development. The Town Manager responded that he works with Town staff and other organizations such as Metro Hartford Alliance; he noted the recent ribbon cutting activity in Town with Pasta Vita, Raymour & Flanigan, and iDevices.

Chairperson Maguire shared that a public information session was held in mid-March regarding the installation of rumble strips on Waterville Road in July. She highlighted recent business grand openings in Town. She highlighted AHS Career Day which was well represented by various Town departments. She shared a "save the date" for the Avon Fall Food Truck Festival and Carnival from September 13-15 which will be scaled down from last year's event.

## **VII. OLD BUSINESS**

### **13/14-48 Avon High School Synthetic Turf Field and Track Improvement Project** **a. Contract Award as Recommended by the Building Committee**

Mark Zacchio, Chairman of the AHS Synthetic Turf Field and Track Improvement Project Building Committee, made a presentation (which is attached and made part of these minutes). He recognized Sarah Roberson, Building Committee member, in attendance. He thanked the Council on behalf of the Committee for this opportunity. He provided these additional highlights: bids ranged from \$2.4 to \$3.7 million; recommended contractor builds fields, the others build roads; and lighting bases and buffering make better sense now with the base project.

Mr. Stokesbury expressed structural concern with the lighting bases and Mr. Zacchio responded that the bases would be universal with any Musco lighting. Mr. Bernetich asked if conduit and wiring could be run through at the same time and Mr. Zacchio responded that the wiring would be conducive to the type of lighting selected. Mr. Speich questioned who the Project Manager is and Mr. Zacchio responded that Steve is the general contractor for Mountainview; there will be weekly meetings onsite that Mr. Zacchio plans to attend; the Town Manager noted that BSC Group will serve as the owner's rep onsite and is part of the soft cost estimates for the project. We had a placeholder of \$287,000 for buffering which is down to approximately \$57,000 for materials and labor in addition to earth moving and berm costs. Test pits have not been done on the site to determine what is underneath the football field. All necessary permitting for both the lighting and buffering was approved by the Planning and Zoning Commission. Ms. Roberson clarified that buffering would start day one so we get the residual 10-15 years on the growth.

Mr. Zacchio discussed turf system performance; Simsbury has a replacement field; Guilford was a new construction field; some fields are not having problems; it is unclear what causes these problems; we want to build the best quality product for Avon at the lowest possible price. Drainage is great on our site and due diligence was done with the specs. Mr. Zacchio noted that Council made a decision not to use crumb rubber because of cancer risks. \$2,601,617 would be

the new base project cost with lighting bases and buffering; if successful, groundbreaking would be around April 20<sup>th</sup> with substantial completion by August 23<sup>rd</sup>; paving and track material installation would be weather dependent. Mr. Stokesbury questioned the impact to spring sports with the earlier date; the Board of Education agreed to this date. Start and end construction times will be strict for the neighborhood and schools.

The estimate at referendum was \$2.3 million which included 10% contingency, plus \$330,000 contingency for an alternative infill and \$315,000 budget for soft costs for a total of \$2,995,000. If the lighting bases and three phases of buffering are approved, it would be \$2,601,617 plus \$315,000 for a total cost of \$2,916,550. Mr. Stokesbury expressed concern about contingency as some has been used; the Town Manager responded that there will be money in the project as you have hard numbers. The soft cost estimate has contingencies of 15% on the bottom line, on BSC Group's services, and there will be savings with the bonding costs. The Town Manager noted that the bond authorization empowers the Town Council to amend the scope of the project, however you cannot exceed the appropriation amount that went to referendum.

John Carlson, 28 Sudbury Way, commented on the buffering and how far it goes on the high school property. Mr. Zacchio responded that it runs up to the property line behind his house. Mr. Carlson's concern is the drop off so buffering will be useless if it follows the contour of the land. Mr. Zacchio responded that the Building Committee will look into that. It was noted that no white pines are included in the buffering. The Town Engineer commented that it is likely the contractor will ask for an extension for sake of planting in the fall and not mid-summer.

Susan Reboul, 23 Sudbury Way, commented on the buffering using trees that drop leaves which results in a significant part of spring and fall without coverage. She expressed concern about going with the lowest bidder and any expenses that accrue and not having much of a contingency in the referendum dollars for surprises and about using a fill that is questionable and feels like a huge liability in the future and referenced the geothermal system issues at the Library; there doesn't seem to be accountability. It is a project that has a lot of excitement. Chairperson Maguire responded that the Building Committee is committed to this project and she has 100% confidence in their ability; Council made a strong decision to go with the coated sand; we will do our very best to make sure it is a good investment for taxpayers. Mr. Zacchio added that coated sand plays better than rubber and can be up to 30-40 degrees cooler; there are risks with any kind of product but due diligence has been done.

On a motion made by Mrs. Maguire, seconded by Mr. Speich, it was voted:

**RESOLVED:** That the Town Council award the contract to Mountain View Landscapes and Lawncare, Inc. of Chicopee, MA in an amount not to exceed \$2,485,750 for construction of the AHS Synthetic Turf Field and Track Improvement Project as recommended by the Building Committee.

Mrs. Maguire, Messrs: Bernetich, Pena, Stokesbury, and Speich voted in favor.

**b. Discussion of Add Alternates as Recommended by the Building Committee**

On a motion made by Mrs. Maguire, seconded by Mr. Speich, it was voted:

**RESOLVED:** That the Town Council approve funding for installation of the buffering (\$48,800) and lighting bases (\$67,000) related to the AHS Synthetic Turf Field and Track Improvement Project as recommended by the Building Committee.

Mrs. Maguire, Messrs: Bernetich, Stokesbury, Speich, and Pena voted in favor.

Council thanked Mr. Zacchio and Ms. Roberson, as well as the Building Committee. Ms. Roberson, on behalf of the neighbors, expressed appreciation for Mr. Zacchio taking time to meet with them and for being a great champion of Avon and for the neighbors.

#### **18/19-18     FY 19/20 Budget Development**

The Annual Town Budget Meeting will take place on May 6<sup>th</sup> followed by the Budget Referendum on May 15<sup>th</sup>. Chairperson Maguire noted the higher number this year as a result of the Grand List. Mr. Stokesbury expressed concern about the current budget passing by ordinance versus vote count and how do we encourage more people to support the vote.

#### **VIII. NEW BUSINESS**

##### **18/19-56     Presentation: Public Sewer System**

Larry Baril, Town Engineer, made a presentation (which is attached and made part of these minutes). He noted a correction to the number of properties that have access but not connected to the sewer system is approximately 636; the AWPCA does not have a mandated connection policy. He added that the Director of Health (Farmington Valley Health District) has the ability to require a connection to the public sewer. There was a brief discussion about pipe technology. He noted that the \$500 EDU calculation came from a utility cost of service analysis which showed we were underfunded as well as told in 2013 of a \$5 million obligation estimate to Farmington for their treatment plant upgrade. Avon's EDU is higher than other surrounding towns; we kept it too low too long. The Town Manager noted that regarding the Farmington issue, recent correspondence is pointing us towards a particular strategy. Mr. Baril discussed an idea for CT Water to take over the billing system, quarterly basis for residential and monthly basis for commercial, at a management cost of \$90,000. Payment options and possible shifting of the payment cycle to provide relief to taxpayers was discussed.

##### **18/19-57     Transfer of Appropriation: AHS Domestic Water Heater Boiler & Tank, \$211,000**

Chairperson Maguire noted these funds were originally appropriated in 2012 for the AHS Boiler Replacement Project.

On a motion made by Mr. Stokesbury, seconded by Mr. Pena, it was voted:

**RESOLVED:** That the Town Council hereby recommends that the Board of Finance amend the FY 18/19 budget by transferring from Capital Projects Fund (Facil & Equip), BOE CIP-Facilities, AHS Boiler Replacement, Account #02-4859-53100, to Capital Projects Fund (Facil & Equip), BOE CIP-Facilities, AHS Water Htr/ Boiler Repl, Account #02-4859-53204, the amount of \$211,000 for the purpose of replacing the AHS domestic water heater boiler and tank.

Mrs. Maguire, Messrs: Pena, Speich, Stokesbury, and Bernetich voted in favor.

**18/19-58 LoCIP Authorization**

On a motion made by Mr. Pena, seconded by Mr. Stokesbury, it was voted:

**RESOLVED:** That the Town Council authorize the Town Manager to apply for a LoCIP grant in the amount of \$127,426.

Mrs. Maguire, Messrs: Pena, Speich, Stokesbury, and Bernetich voted in favor.

**18/19-59 Approve Resolution: Explanatory Text for Annual Town Meeting, May 6, 2019**

On a motion made by Mr. Stokesbury, seconded by Mr. Pena, it was voted:

**RESOLVED:** That the Town Clerk be, and she hereby is, authorized and directed to prepare and distribute an explanatory text with respect to the proposed budget for the Town for the fiscal year July 1, 2019 through June 30, 2020, as recommended to the Town by the Board of Finance, in accordance with the requirements of the Charter of the Town and Section 9-369b of the Connecticut General Statutes.

Mrs. Maguire, Messrs: Pena, Stokesbury, Speich, and Bernetich voted in favor.

**18/19-60 Set Poll Hours: 6:00 a.m. to 8:00 p.m. Town Meeting Referenda  
May 15, 2019, June 5, 2019 (if necessary), June 19, 2019 (if necessary)**

On a motion made by Mr. Pena, seconded by Mr. Stokesbury, it was voted:

**RESOLVED:** That the Town Council approve the extension of the polling hours of the Town Meeting Referendum from 6:00 a.m. to 8:00 p.m. on May 15, 2019, June 5, 2019 (if necessary), and June 19, 2019 (if necessary).

Mrs. Maguire, Messrs: Pena, Stokesbury, Bernetich, and Speich voted in favor.

**18/19-61 Appointment: Building Code Board of Appeals (R – 12/31/2019)**

On a motion made by Mr. Stokesbury, seconded by Mr. Pena, it was voted:

**RESOLVED:** That the Town Council table agenda item 18/19-61 Appointment: Building Code Board of Appeals (R – 12/31/2019) to the May 2, 2019 meeting.

Mrs. Maguire, Messrs: Speich, Stokesbury, Bernetich, and Pena voted in favor.

**18/19-62 Appointment: New England National Scenic Trail Stewardship Council**

This is a second opening, however Hiram Peck can cover as the other appointed member.

On a motion made by Mr. Stokesbury, seconded by Mr. Pena, it was voted:

**RESOLVED:** That the Town Council remove item 18/19-62 from the agenda.

Mrs. Maguire, Messrs: Pena, Speich, Stokesbury, and Bernetich voted in favor.

**IX. TOWN MANAGER'S REPORT/MISCELLANEOUS**

**Misc. A: Purchasing Update:** No highlights were provided.

**Misc. B: Construction Update:** In response to a question from Mr. Stokesbury, the Town Manager responded that School Street will be paved this year. Mr. Pena asked if the State will

be paving as West Avon Road needs attention; the Town Manager responded that Waterville Road is on their schedule; we will request an evaluation of West Avon Road.

**Misc. C: Tobacco 21/Vaping:** No highlights were provided.

**Misc. D: Bus Shelters:** No highlights were provided.

**Misc. E: Recreation and Parks Field Administration and Use Manual:** The Town Manager asked Council to review the manual.

The Town Manager noted that regarding the Nod Road development, if revisited, still needs a zone change from the Planning and Zoning Commission regardless of the wetlands decision. He noted that the Inland Wetlands Commission recently agreed to settle the outstanding issue with Mr. Martin on Avon Mountain.

**X. EXECUTIVE SESSION:** Pending Litigation (Council did not enter executive session.)

**XII. ADJOURN**

On a motion made by Mr. Stokesbury, seconded by Mr. Pena, it was voted:

**RESOLVED:** That the Town Council adjourn the meeting at 10:08 p.m.  
Mrs. Maguire, Messrs: Pena, Bernetich, Stokesbury, and Speich voted in favor.

Attest: Grace Tiezzi, Assistant to the Town Manager

# *The Avon High School Synthetic Turf Field & Track Improvements Project*

## **Contract Award Recommendation**

*Building Committee to Town Council*

*April 4, 2019*

## **The Bid Results**

- Town received bids from four general contractors
- Pricing provided for base project (track and field) and five add alternates:
  1. Athletic Lighting – completed in time w/ base project
  2. Athletic Lighting – completed after base project completed
  3. Buffering – West Avon and Sudbury Way (around track and field only)
  4. Buffering – Southeast (along baseball field)
  5. Buffering – North Field
- Mountain View Landscapes & Lawncare was the apparent low bidder for all items

## The Bid Review Process

- Town Staff and BSC group reviewed the bid materials submitted by apparent low bidder for completeness.
- Town Staff investigated Mountain View's references:
  - Very positive feedback – reputable, experienced, responsible, responsive
  - Extensive experience with similar projects
  - Worked with many of our neighbors including Farmington, Simsbury, Windsor, etc.
  - Extensive experience with BSC Group

## The Bid Review Process

- Town Staff held a scope review meeting with Mountain View, Town Staff, BSC Group, and Building Committee Chair to confirm that Mountain View's bid included the entire scope of work presented in bid documents.
- Allowed project team to establish a relationship and level of comfort with the apparent low bidder.



## The Building Committee

- Met on March 20<sup>th</sup> to review the bid results and staff's recommendation, and to meet with the apparent low bidder.
- Unanimously recommended that the Town Council award a contract to the lowest responsible bidder, Mountain View Landscapes & Lawn care in the amount of their base bid: \$2,485,750.

## The Building Committee

Also recommended the following items to Council for consideration:

1. The installation of athletic lighting bases as part of the base project at a cost of about \$67,000.
2. The installation of the buffering as a component of the base project.
3. To continue to review the status of research being conducted on several local projects that had issues with turf system performance in order to ensure that each component of Avon's selected system will perform well and meet our needs.



# Avon Sanitary Sewers 101

APRIL 4, 2019

## Brief History

- ▶ 1963 - Avon Sewer Study
- ▶ 1967 - State and Federal Legislation; State of CT issues Water Pollution Abatement Order
- ▶ 1967-1970 Avon commissions Engineering Report
- ▶ 1969 - Creation of Avon Sewer Authority
- ▶ 1970 - Avon entered into agreements with Simsbury and Farmington for treatment
- ▶ 1972 - After several referendums, funds appropriated for sewers in Simsbury sewershed
- ▶ 1972-75 - Federal grant funds delayed slowing sewer development
- ▶ 1975-77 - Construction of Nod Brook Int., Old Farms Int. and Rte 44 laterals
- ▶ 1977 - Avon developed its first Sewer Facilities Plan and Referendum for sewers in Moravia Woods
- ▶ 1981 - Public hearing for first assessments - Nod Brook Int., Old Farms Int., Rte 44 laterals, Moravia Woods
- ▶ 1985 - Avon entered into agreement with Canton for treatment
- ▶ 1987 - funding sources changed to the States through Clean Water State Revolving Fund - now known as the Clean Water Fund


## Key Infrastructure

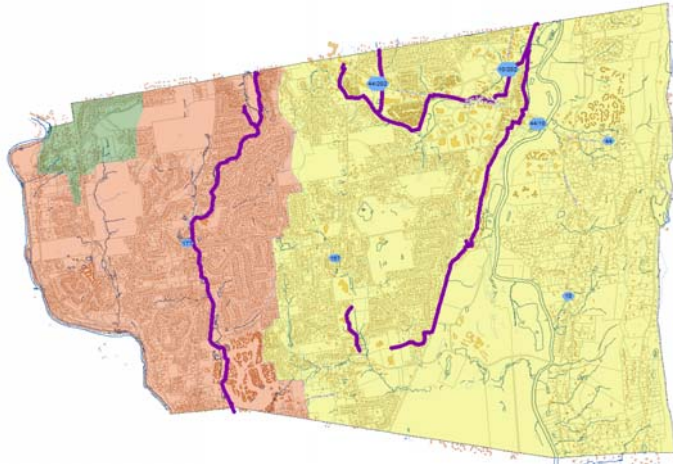
### ► Interceptor Sewers – the “Spine” of our Collection System

Old Farms Interceptor  
Roaring Brook Interceptor  
Nod Brook Interceptor

### ► Sewersheds:

Sewage flows to:

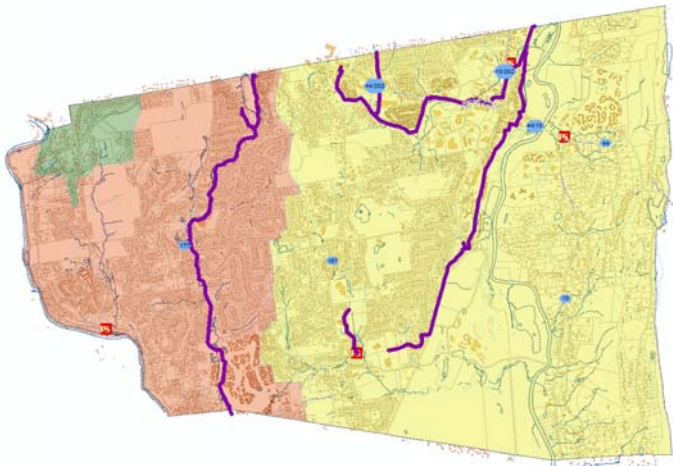
Canton   
Farmington   
Simsbury 



## Key Infrastructure



### Pump Stations

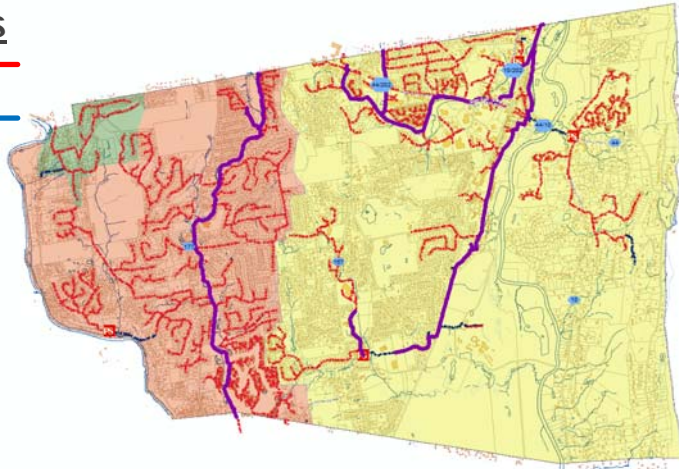
- *Route 44*
- *Meadowbrook*
- *New Road*
- *Riverdale*



## Key Infrastructure



### Existing Mainline Sewers

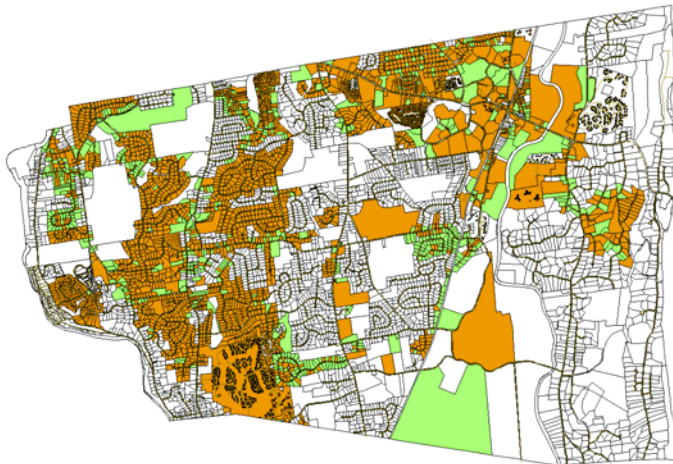
- Gravity Mains = 89.3 mi 
- Pressure Mains = 2.7 mi 
- Total = 92 mi



## Existing Sewer Availability

### Current Sewer Availability

- Existing Connections   
(approx. 4,090)
- Have access but not connected   
(approx. 4,720)
- Sewer Not Available   
(approx. 3,140)





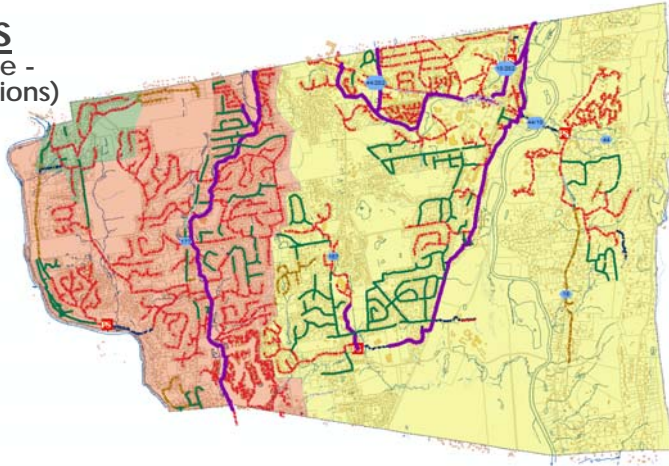


## Future Sewers

### Future Mainline Sewers

(per 2006 Sewer Facilities Plan Update - typically referred to as lateral extensions)

- Gravity   
Approx 30.5 mi
- Low Pressure   
Approx 6.1 mi



## Special Revenue: Sewer Fund

The Sewer Fund is a Special Revenue Fund that (by law) can only be used for sewer-related expenditures

3 primary expenditure programs the Sewer Fund supports:

1. **Operations and Maintenance:** (Current year budget = \$2,015,307)
  - ▶ Cost of effluent treatment (to Farmington, Simsbury, and Canton)
  - ▶ Personnel
  - ▶ Pump, manhole and pipe maintenance
  - ▶ TOA Computer Operations
  - ▶ Energy to run pump stations
  - ▶ Billing and legal services

## Special Revenue: Sewer Fund

The Sewer Fund is a Special Revenue Fund that (by law) can only be used for sewer-related expenditures

3 primary expenditure programs the Sewer Fund supports (cont.):

2. **Capital Improvements** – infrastructure investments: (Orig. budget = \$752,000, reduced due to Farmington uncertainty)
  - ▶ Lateral expansion program
  - ▶ Pump station improvements
  - ▶ I&I / Facilities studies and repairs
3. **Debt Service** – our share of the costs of Simsbury, Farmington, and Canton Facilities
  - ▶ Currently we are paying \$293,528/yr to Simsbury which will be paid off in September of 2027
  - ▶ Farmington's treatment plant expansion costs to Avon are TBD but expected to begin as early as December 2019

## Special Revenue: Sewer Fund

Sewers are paid for by the customers through 3 primary revenue sources:

- ▶ **Annual Sewer Use Fee:**
  - ▶ Commercial customers pay based on water entering the collection system
  - ▶ Residential customers pay based on a flat fee (currently)
- ▶ **Connection Charges**
  - ▶ Commercial connection charges based on use type, and facility variables
  - ▶ Residential connection charge a flat fee
- ▶ **Special Benefit Assessments** – generally used to help pay for initial mainline serving an address
  - ▶ Lateral expansions for residential neighborhoods the assessment is essentially a linear share in the cost of the design/construction project
  - ▶ AWPCA allows a 10-year payback with modest interest rate
  - ▶ Residents who qualify under elderly tax relief program can request deferral

## Sewer Use Fee – Recent Changes

### Sewer use fee:

- ▶ We use an Equivalent Dwelling Unit (EDU) system where:
  - 1 EDU is based on 210 gal/day = 76,650 gal/year
- ▶ Currently commercial accounts pay based on water usage –  
(total gallons)/76,650 = No. of EDUs
- ▶ Residential accounts pay flat 1 EDU
- ▶ 2018 billing (2017 sewer use) 1 EDU = \$500
- ▶ 2019 billing (2018 sewer use) EDU rate likely to increase – possibly up to \$600/EDU
  - ▶ AWPCA public hearing on 4-18-19
  - ▶ Recommended by Raftelis after modeling increased Farmington projection

## Sewer Use – Future Changes

### Sewer use billing:

- ▶ Change fee structure to be 2 parts:
  - ▶ Base fee component – to account for general O & M of system and I&I
  - ▶ Water quantity-based component
- ▶ Provide Semi-annual or quarterly bills (currently we bill annually)