

**THE BOROUGH OF WOODMONT**  
**31 Clinton Street**  
**Woodmont, CT 06460**

**ANNUAL MEETING**  
**August 27, 2015**

**The Annual Meeting of the residents of the Borough of Woodmont  
was held on Thursday, August 27, 2015.**

**Meeting Opening**

The meeting was called to order by Warden Edward W. Bonessi, Jr., at 8:04PM.

In attendance, thus meeting the requirements for a quorum with at least thirty Woodmont residents in attendance were a total of forty five-registered freeholders in attendance, and two non-voter residents.

**Pledge**

The Warden of 83 Beach Ave led the group in saluting the American flag and in reciting the Pledge of Allegiance.

**Introduction of Officials & Staff**

Warden Bonessi of reviewed ground rules for the meeting and then introduced Burgesses and Officers.

**Approval of 2014**

Warden Bonessi of reminded everyone that the minutes are a summary of what happened. The minutes were reviewed by Borough residents. A Motion to approve the minutes was made by Frank Grazioso of 27 Hawley Ave. St., seconded by Mike Krauss of 77 Hawley Ave and the Motion carried unanimously.

**Comments of the Warden**

A visual presentation of 2014-2015 projects and improvements was shown and an orated overview was given on the following subjects:

- Borough Taxes and City Grant (the rebate of taxes we pay to Milford to cover standard municipal public works)
- Borough Taxes Additional police coverage Maintaining Borough property \* Flood & Erosion Control Woodmont Library Borough Staff Freeholder Directed Projects \$125,000+-
  - City Rebate Base public works contract:
    - Snow Removal, etc.
    - Street paving projects
  - Sidewalk and seawall repairs
  - Storm drain projects

- Drainage Groin Repair/Replacement
- Landscaping contract
- Street lighting expenses
- \$257,000 (requested) - \$220,000 (received)

#### Beaches

- Won FEMA Appeal on Irene repairs
- Re-Grading Category G Middle Beach
- Additional Hazard Mitigation rip rap Dunbar to Belmont
- DEEP COP Renewal

#### Public Works

- Hazard Mitigation Rip Rap
- Sink Holes & Other Infrastructure Issues
- Patching Pot Holes
- No Complete Street Paving

#### Borough of Woodmont Website

- Improvements

#### Building Committee

- Bidding Process
- Company 5 Firehouse - Final CO
  - Renovation issues
  - Current status
- Next Steps
- Annual Report Submitted by Chuck Rockwell

**BOROUGH OF WOODMONT BUILDING COMMITTEE  
Cumulative Financial Report (as of June 30, 2015)**

<b>Construction Budget</b> (STEAP GRANT)	\$500,000.00	
Winning Bid	493,744.00	
Delete Wall Change Order	- 1,610.42	
Milford Bldg Dept. Chg Order	+ 8,101.56	
Adj Bid	<u>\$500,235.14</u>	+\$ 235.14 OVER CN

#### Payments to THP thru 6/30/2015

Bond	\$ 6,193.05*		
CN	69,509.60*		
CN	70,970.65*		
CN	<u>144,656.55*</u>		
Total	291,329.85	-291,329.85	58% Done
Balance Remaining on Contract		<u>\$208,905.29</u>	42%

**Architectural & Engineering Budget \$ 40,000.00**

Payments thru 6/30/2015

S P & A	\$44,805.34*		
Other	<u>7,817.08*</u>		
Total	52,622.42	-52,622.42	
		<u>-12,622.42</u>	+\$12,622.42 OVER A&E

**Administration & Acquisition**

(Non-budgeted – General Acc't Reimbursement)

Costs thru 6/30/15

Clerk	\$ 1,650.00		
Acquisition	890.00		
Bidding	<u>405.48*</u>		
Total	2,945.48	2,945.48	+\$ <u>2,945.48</u> A&A
Total			+\$ 15,803.04 OVER = 2.926%

\*Eligible expenses for STEAP reimbursement

Dick Austin from 14 Village Rd wanted to know and for the record that any monies taken from the Borough reserve account for 128 Kings Highway, such as roof repairs, would be replaced. A discussion followed. Warden Bonessi and Christopher Schmeisser, Finance Burgess, and Chuck Rockwell, House Burgess and Building Committee chair explained.

**Office of Tax Collector**

- New Tax collector
- Updating data base
- Improvements to QDS
- \$109,000+ Tax Lien Sale

**Police and Safety**

- New Constable – Donna Mallico
- New Policy and Safety Burgess – Kelley Graham
- Graffiti Issues and Anti-Graffiti coating
- Woodmont CERT Training Completed
- Captain Bob Grainger
  - Volunteer Fire Department redefining itself as CERT trained and point of distribution center during storms
  - Message from Chief Edo read by Captain Bob Grainger



Douglas A. Edo  
Chief

To the Borough of Woodmont CERT Team

As the hurricane season is in full swing and currently some storms are developing, I would like to thank the nine Woodmont CERT Team members. As I have stated in the past, those last couple of storms has really impacted our resources and to know that the City has nine trained members at the ready on the East Side of the City is reassuring.

Also be advised that this winter is forecasted to be very harsh with the possibility of heavy snowfalls. We all have experienced those "winter hurricanes" called Nor'easters that can also shut us down for days.

Once again thank you all for your commitment and service to the community and please continue in any future training opportunities.

City of Milford / Fire Department  
Fire Chief / EMD  
Douglas A. Edo

Woodmont Library

- Removed carpets
- Sanded and refinished hardwood floors
- New Shelving
- New donated computers

Ellen Austin of 14 Village Rd speaking on the behalf of the library thanked the Borough for its support over the years since 1980. We are the only continuing volunteer library in the state of CT. Today we are experiencing a lack of children coming to the library and it has become difficult to get the younger parents involved. We need people who for example that can run a children's program once a month. We are getting best sellers every month and it's the adults that are keeping us going.

Beautification Committee

- 21 Benches & other aesthetic improvements
- Gate way signs and gardens
- 9 Memorial Donations for \$2500
- Bick Rack with another on the way
- Thanks to Pat Del Vecchio, Tom Tiogo, E&D Landscapers, and the Donna and Jim Mallico

### **Anticipated 2015-2016 Projects**

- Requesting \$s for Street Paving & Infrastructure Maintenance

- Further Hazard Mitigation over Rip Rap
- New Borough Hall – Phase II
  - next STEAP Grant Application
- Sale of 31 Clinton Street

## **New Business / 47 Freeholders in Attendance**

Pat Del Vecchio of 56 Mark St said that she has not spent the budgeted line item for the Beautification Committee for the past three years. Pat Del Vecchio said that she spent \$2253 of City Funds and collected a total of \$2520 giving a net proceed of \$274 back to the general fund and have not spent any Borough funds to date. I take your money very seriously. Christopher Schmeisser, Finance Burgess, explained how the line are accounted for by the book keeper.

Doug Roberto of 14 Village Rd is very unhappy as something went down. He says that he runs a support group, and Joe Roger's made an arrangement for \$15/week for custodial services. Unfortunately the lot was not plowed for a meeting and Joe Rogers did not show on a few occasions. At the end of the last meeting Jim Freda told me the fee was \$30 per meeting something I had not been informed about. I checked the minutes of the last meeting before the meeting where a fee was only discussed and a resolution had not been passed. Also, we are accused of using Borough office equipment and were told we broke some it. We are support group, one of three on the east coast and the members are disabled and collecting enough money to cover the custodial expenses is difficult. Warden Bonessi of responded that the arrangement with Joe Rogers was for less than what he had told Joe Rogers that it should be, either \$25 or \$30, and going forward, the fee will be increased at 128 Kings Highway. Warden Bonessi apologized for any misunderstanding.

Dan German of 114 Beach Ave thanked the Board for all their hard work that can be a thankless one. Dan German is concerned and said that the issue with the sand along the Crescent is an issue we are always struggling with and hopefully will get some headway after meeting with state representatives just before this meeting. There are three phone poles that are used to supply one light down at the Crescent that should be removed and replaced with a solar light to help improve the look and feel of the area. Concerning the bump-out, we should remove the curbing and replace it with brick and leave all flat leaving it maintenance free.

Dick Austin of 14 Village Rd thanked the Board for their efforts, it's not easy, and we strive to do better. I get a few calls and you have to return calls and get back to people. A discussion followed with Warden Bonessi.

Dick Austin of 14 Village Rd wanted to know what kind of garage the Board was planning to build behind 128 Kings Highway. Warden Bonessi of responded that it will be three bay garage that will meet all Borough requirements. Dick Austin responded that we got along with a two bay garage for the past 30 years.

Dick Austin of 14 Village Rd Motioned that if the Borough decides to build a new garage behind 128 Kings Highway, that it be limited to two bays with electric service, suitable

for the police car and Borough public works, seconded by Rich Cary of 103 Hawley Ave and the Motion failed with one in favor.

The discussion concerning the new garage.

Christopher Schmeisser, Finance Burgess, explained the budget line items for the upcoming year in terms of capital improvements to include monies for sand replenishment, and to finish the new Borough hall to include, a new garage, additional paving at 128 Kings Highway for parking, and \$40K for a new roof. We currently have a balance of \$114k in the Borough Reserve Account with the sale of 31 Clinton St with an estimated value of \$170k will increase the Borough Reserve Account to \$264k - \$40k for the new roof to a balance of approximately \$224k. The \$224k would be dedicated to sand replenishment, to pave a parking lot, and for the new garage. Christopher Schmeisser continued to say that he is an advocate for sand replenishment and thanked Warden Bonessi and Senior Burgess Barrett of 32 Hawley Ave for their extreme effort to get FEMA to reimburse the Borough after renegeing their commitment to pay for replenishing the sand after Storm Irene. Since the city of Milford will no longer replenish the sand we must maintain the beach to keep our contract with the Army Corp of Engineers. After Storm Sandy, the Army Corps of Engineers approved \$2.3M to rebuild the beach.

Warden Bonessi of spoke out against the Motion stating that we had two major storms in an eighteen month period and for the first time in his family's 56 years residency in the Borough there was evacuation due to Storm Sandy. When leaving to evacuate with my family, a neighbor called wanting to know where the shelter was, and I responded that the nearest shelter was Johnathon Law High School. My neighbor asked why not Borough Hall or Fire House No. 5, and then I realized we needed a shelter for Woodmont. I have meet with city officials concerning a shelter for Woodmont that said we need to be a point of distribution (POD) that will require us to have a flat area to receive pallets of water, tarps, etc., during a storm emergency. The garage will be used to store barriers, barrels, the police car, and storage for our own materials, and the WRCA only uses a small amount of space. Jim Mallico has also approached me wondering if it would be possible to store his pay loader in the garage before a storm for snow removal. Please do not handicap me by passing this Motion, it is very important to have a three bay garage.

Dan German of 114 Beach Ave wanted to know the cost of the three bay garage, and Warden Bonessi responded that a metal three bay garage is estimated at \$90k. Warden Bonessi said that the garage would not be paid with reserve account monies but would be funded by the sale of 31 Clinton St, the sale of tax liens, or a possible second STEAP grant.

Greg Field of 173 Kings Highway said that the difference in the cost between a two and three door garage is not that great. Greg Field said that he feels that a metal garage will not be very appealing and that a wood framed structure would be more aesthetic.

End of discussion concerning the new garage.

Greg Field of 173 Kings Highway said he would like to comment on the wall that is falling apart on Crescent Beach and that we need additional lighting at night since many people walk along there in the evening and someone could easily walk off the sidewalk. Warden

Bonessi responded saying that we had a lost opportunity with the State of CT this year for sand replenishment along the Crescent Beach area if the private land owners had agreed to the plan to have sand brought up from Stamford, which they did not. The City of Milford has a grant for a water front project to include Anchor Beach.

Greg Field of 173 Kings Highway complained that fisherman on 108 Beach Ave are using his port-a-potty at 96 Hawley and Dixon, where he is building a house, and that the neighbors are starting to complain. Warden Bonessi said he should lock it when not in use and to call the police if the fisherman try to use it.

Rich Shain of 136 Beach Ave said that Crescent Beach used to be a beautiful sandy beach 50 years ago. The infrastructure is falling apart, it is in really bad shape, and we need to add sand back to protect it.

### **Approval of Proposed 2016-2017 Borough Budget**

Pat Del Vecchio of 56 Mark St Motioned to pass the Borough Budget, seconded by Dick Austin of 14 Village Rd, and the Motion passed.

Discussion concerning the budget.

Christopher Schmeisser, Finance Burgess of 5 Belmont St gave an overview of the proposed budget and how it was determined.

Chuck Rockwell, House Burgess of 28 Mark St Motioned to amend the budget to add back the line item Fire Co. / CERT for \$1000, second by Dick Austin of 14 Village Rd, and the Motion failed with 5 in favor.

Discussion concerning Chuck Rockwell's Motion

Chuck Rockwell argued that the money was needed to fund the CERT effort by the Fire Co. Christopher Schmeisser, Finance Burgess, responded that the Volunteer Fire Dept. will already have \$6k as of this year. John Barrett, Senior Burgess, said he is against the Motion, that he was behind bringing in CERT, that we are a Milford CERT not being our own nor do we have authorization to have a Woodmont CERT, which would be nice to have. The Milford CERT provides all the basic supplies through FEMA and we help facilitate the POD. John Barrett explained the process of how the POD works.

### **Adjourn**

Warden Bonessi of 83 Beach Ave entertained a Motion to adjourn the meeting. Pat Del Vecchio of 56 Mark St Motioned to adjourn the meeting, seconded by Dan German of 14 Beach Ave and the Motion passed unanimously by voice vote at 10:19PM

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Minutes taken by William Guelakis

Attached Freeholder Signatures:

THE BOROUGH OF WOODMONT  
31 CLINTON STREET  
WOODMONT, CT 06460

9/27/15

FREEHOLDER/RESIDENT SIGN-IN SHEET

NAME (PLEASE PRINT)	ADDRESS	DATE
-1. Linda Casey	18 Blackall Rd	
-2. David Casey	18 Blackall Rd.	
-3. DANA MAURIO	3 MARK ST	
-4. Tina DellaValle	131 Kings Highway	
-5. Michael Krass	77 Hawley Ave	
-6. Dan German	114 Beach Ave	
-7. Susan Oravetz	26 Chapel St	
-8. Jim Oravetz	"	
-9. Chris Schmeisser	5 BELMONT ST	
-10. Egan Gustafson	14 Village Rd	
-11. John E. Vranich	32 Hawley Ave.	
-12. PAT DEL VECCHIO	56 MARK ST.	
✓ 13. Frank + Mary Graziano	27 Hawley Avenue (B)	
✓ 14. Richard Gray	103 Hawley	
✓ 15. Carmen Corvino	31 Chapel St	
✓ 16. Jay Hannes	110 Beach	
✓ 17. Frank Luyster boughs	57 Hawley Ave	
✓ 18. Heike Severine	6 Belmont	
✓ 19. Howard Olderman	10 Dixon St	

THE BOROUGH OF WOODMONT  
31 CLINTON STREET  
WOODMONT, CT 06460

FREEHOLDER/RESIDENT SIGN-IN SHEET

NAME (PLEASE PRINT)	ADDRESS	DATE
1. Bob Listorti	587 Derby Ave	8/28/15
2. Bill Stark	17 CHAUVER CT	8/27/15
3. Dennis Sanzone	116 Beach Ave	8/27/15
4. <del>John Rockwell</del>	28 Mark St	8/27/15
5. Richard Smith	14 Village Rd	8/27/15
6. Kelly Graham	14 Howley Ave	8/27/15
✓ 7. Jane Eager	13 Mont St	8/27/15
✓ 8. Nancy Austin	14 Village Rd	8/27/15
✓ 9. Douglas Roberto	14 Village rd	8/27/15
✓ 10. Tom Longo	28 Chapel St.	8/27/15
✓ 11. Ed Bonessi	83 Beach Ave	
✓ 12. Jim Freda	33 Dunbar Rd	8
✓ 13. Barbara Wagner	29 Clinton St	
✓ 14. Richard Shain	136 Beach Ave.	8/27/15
? 15. Gyselle A Shain	136 Beach Ave	8/27/15
✓ 16. Mr. Quelakis		
✓ 17. Myrna Jones	1 Dunbar Rd	
✓ 18. Ken Salas	1 Dunbar Rd	
19.		

THE BOROUGH OF WOODMONT  
31 CLINTON STREET  
WOODMONT, CT 06460

2/27/15

FREEHOLDER/RESIDENT SIGN-IN SHEET

<u>NAME (PLEASE PRINT)</u>	<u>ADDRESS</u>	<u>DATE</u>
✓ 1. Greg Fiet	173 King Hwy	
✓ 2. Barbara Green Orell	120 Beach Ave.	
✓ 3. Al Uimsko	15 Anderson Ave	
✓ 4. Sue Chadwel	159 King Hwy Unit 22	
? 5. Kurt Fuchs & Deb Daddio	24 Healey Ave.	
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THE BOROUGH OF WOODMONT  
31 CLINTON STREET  
WOODMONT, CT 06460

8/27/15

FREEHOLDER/RESIDENT SIGN-IN SHEET

<u>NAME (PLEASE PRINT)</u>	<u>ADDRESS</u>	<u>DATE</u>
1. Doug Roberto	14 Village rd	
2. Dan German		
3. Dick Adams	1	
4. Greg Frick		
5. Rick Shein	136 Beach Ave.	
6.		