



**TOWN OF MANSFIELD**  
**TOWN COUNCIL MEETING**  
**MONDAY, May 24, 2004**  
**COUNCIL CHAMBERS**  
**AUDREY P. BECK MUNICIPAL BUILDING**  
**7:30 p.m.**

**AGENDA**

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ROLL CALL	
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**EXECUTIVE SESSION**

REGULAR MEETING-MANSFIELD TOWN COUNCIL-MAY 10, 2004

Mayor Elizabeth Paterson called the regular meeting of the Mansfield Town Council to order at 7:38 p.m. in the Council Chamber, Audrey P. Beck Municipal Building.

I. ROLL CALL

Present: Blair, Clouette, Haddad, Hawkins, Paterson, Paulhus, Schaefer, Thorkelson

Absent: Redding

II. APPROVAL OF MINUTES

Ms. Blair moved and Mr. Paulhus seconded to approve the minutes of April 26, 2004 as presented.

Motion so passed. Mr. Thorkelson abstained.

III. OPPORTUNITY FOR PUBLIC TO ADDRESS THE COUNCIL

No citizens appeared to be heard.

IV. OLD BUSINESS

1. Issues Regarding the UConn Landfill Including the UConn Consent Order, Public Participation Relative to the Consent Order and Well Testing

Town Manager said that on-going materials were in the packet regarding the landfill interim monitoring program.

2. Pledge of Allegiance at Town Council Meetings

Mr. Schaefer moved and Mr. Clouette seconded that effective May 10, 2004 the Council would schedule a public hearing for 7:30 p.m. at the Town Council's regular meeting on May 24, 2004 to solicit public comment on the question of whether the Town Council should recite the pledge of allegiance at the start of each Council meeting.

So passed. Ms. Blair voted no.

3. University Spring Weekend

The Town Manager announced that the staff has been meeting with the police to discuss the weekend and is pulling together a complete report. Council members would like a total cost, volunteer hours and activity for

the weekend. Council would like a work plan to accomplish goals to scale back Spring Weekend. Suggestion to have a subcommittee of substance abuse Task Force to discuss the entire weekend. Question asked if local hospitals had to pay overtime for the staff at the hospital and the paramedic staff from the hospital. All of this information will be pulled together and reported back to the Council.

V. NEW BUSINESS

4. Comprehensive Annual Financial Report for Year Ended June 30, 2003.

Mr. Thorkelson moved and Mr. Hawkins seconded that effective May 10, 24, to refer the Comprehensive Annual Financial Report for Year Ended June 30, 2003 to the Finance Committee.

So passed unanimously.

Mr. Schaefer moved and Mr. Thorkelson seconded that item 6A be placed on the agenda, "Quarterly Financial Report".

So passed unanimously.

5. Proclamation designating June as Myasthenia Gravis Awareness Month in the Town of Mansfield

Ms. Blair moved and Mr. Hawkins seconded that effective May 10, 2004, to authorize the Mayor to issue the attached proclamation designating the month of June 2004 as Myasthenia Gravis Awareness Month in the Town of Mansfield.

So passed unanimously.

6. Agreement between the Town of Mansfield and VNA East

Mr. Haddad moved and Mr. Schaefer seconded that effective May 10, 2004, to authorize the Town Manager to negotiate and execute the proposed agreement between the Town of Mansfield and VNA East for the provision of certain medical services.

Mr. Kevin Grunwald, Director of Social Services, discussed the fee payment schedule with the Council.

So passed unanimously.



*Town of Mansfield  
Proclamation  
Myasthenia Gravis Awareness Month*

*Whereas, Myasthenia Gravis (MG) is an autoimmune, neuromuscular disease, causing weakness of the voluntary muscles; and*

*Whereas, MG may affect any voluntary muscle, but most commonly affects those that control eye movements, eyelids, chewing, swallowing, coughing and facial expression. Muscles that control breathing and movements of the arms and legs may also be affected; and*

*Whereas, because of its rarity (approximately 70,000 people are living with MG in the United States today), many Americans are often mis- or undiagnosed. MG can be controlled through modern medical intervention, but can prove fatal if left untreated; and*

*Whereas, the Myasthenia Gravis Foundation of America, Inc. (MGFA) is a not-for-profit organization founded 52 years ago in 1952; and*

*Whereas, the MGFA has grown to a network of 34 chapters throughout the country, including the Connecticut "Nutmeg" State Chapter chartered in 1973, whose mission is to facilitate the timely diagnosis and optimal care of individuals affected by myasthenia gravis and to improve their lives through programs of patient services, public information, medical research, professional education, advocacy and patient care.*

*NOW, THEREFORE, BE IT RESOLVED that I, Elizabeth Paterson, Mayor of the Town of Mansfield do hereby proclaim June 2004 as "MYASTHENIA GRAVIS AWARENESS MONTH" in the Town of Mansfield and urge all residents to join with me in an effort to focus attention on the need for education, treatment, research, and ultimately an end to this as yet incurable disease.*

*IN WITNESS WHEREOF, I have set my hand and caused the seal of the Town of Mansfield to be affixed on this 10<sup>th</sup> day of May in the year 2004.*

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Elizabeth C. Paterson  
Mayor, Town of Mansfield  
May 10, 2004

6A. Quarterly Financial Statement-First Quarter 2004.

Mr. Schaefer moved and Mr. Clouette seconded that effective May 10, 2004, to refer the Quarterly Financial Report for the First Quarter of 2004 to the Financial Committee.

So passed unanimously.

VI. DEPARTMENTAL REPORTS

Council thanked the Housing Authority for sending minutes of their meeting.

VII. REPORTS OF COUNCIL COMMITTEES

VIII. REPORTS OF COUNCIL MEMBERS

Mayor Paterson and Mr. Paulhus attended the League of Women Voters dinner meeting with Attorney General Blumenthal.

IX. TOWN MANAGERS REPORT

There are two new publications from the Mansfield Community Center.

Town Manager handed out the CCM notice on passage of bills in the State Legislature.

Town Manager noted Town Clerk had received from the International Institute of Municipal Clerks her first entry into the Municipal Clerks Academy

The Regional #19 Board of Education will be discussing the possibility of use of the Reynolds School as an alternate school.

The Town Meeting will be held on Tuesday, May 11, 2004 at the MMSchool at 8:00 p.m.

The staff will be developing a comprehensive report on rental properties and concerns of them in Mansfield.

Discussion on the concern that there were no bathroom facilities at Southeast Park. Portable bathrooms have now been set there.

The Budget is now on the website.

Mr. Hart, Assistant Town Manager, is working with the Correctional facility to supply a roadside cleanup crew and supervisor from the Bergin Correctional facility.

May 21 at 6:00 p.m. there is a volunteer recognition dinner at the Fire Department in Eagleville.

X. FUTURE AGENDAS

Open Space-McDaniels property.

XI. PETITIONS, REQUESTS AND COMMUNICATIONS

7. Mansfield Downtown Partnership-Visitor and Information Guide to Mansfield
8. Connecticut Conference of Municipalities Analysis: General Assembly Adopted Mid-Term Budget Adjustments-Impact on Mansfield
9. University of Connecticut Notice of Availability Environmental Impact Evaluation-Burton Family Football Complex and Intramural, Recreational and Intercollegiate Athletic Facility.
10. Office of Policy and Management re: 2002 Equalized Net Grand List
11. Connecticut Conference of Municipalities State Regulation Bulletin-FOIC Rejects Ruling #94
12. R. Miller re: UConn's Hazardous Waste Storage Site Advisory Committee
13. M. Hart re: Bergin C.I. Community Notification System
14. L. Hultgren re: Crew Work Schedule-2004 Construction Season
15. C. van Zelm re: March 30, 2004 Progress Report for the Downtown Mansfield Revitalization and Enhancement Project.

XII. EXECUTIVE SESSION

At 8:30 p.m. Mr. Thorkelson moved and Mr. Hawkins seconded to go into Executive Session with the Town Manager and Assistant Town Manager for the purpose of discussing personnel items.

So passed unanimously.

At 9:00 p.m. Mr. Thorkelson moved and Mr. Hawkins seconded to come out of executive session and return to the regular meeting.

So passed unanimously.

XIII. ADJOURNMENT

At 9:02 p.m. Mr. Schaefer moved and Mr. Paulhus seconded to adjourn the meeting.

So passed unanimously.

Elizabeth C. Paterson, Mayor

Joan E. Gerdson, Town Clerk

TOWN OF MANSFIELD  
PUBLIC HEARING  
Reciting Pledge of Allegiance  
MAY 24, 2004 7:30 P.M.

The Mansfield Town Council will hold a public hearing at 7:30 p.m. in the Council Chamber of the Audrey P. Beck Municipal Building to solicit public comment on the question of whether the Town Council should recite the pledge of allegiance at the beginning of each Council meeting.

At this hearing, persons may be heard and written communications received.

Dated at Mansfield, Connecticut this 11<sup>th</sup> day of May, 2004.

Joan E. Gerdson  
Town Clerk



**Town of Mansfield  
Agenda Item Summary**

**To:** Town Council  
**From:** *Martin H. Berliner*  
Martin H. Berliner, Town Manager  
**CC:** Matt Hart, Assistant Town Manager  
**Date:** May 10, 2004  
**Re:** Pledge of Allegiance at Town Council Meetings (Item #8, 04-12-04 Agenda)

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**Subject Matter/Background**

As you know, the Town Council has recently discussed a proposal/request that the Council recite the pledge of allegiance at the start of each meeting. The Mayor has recommended that the Council schedule a public hearing in order to solicit input from the public with regard to this issue.

**Recommendation**

If the Town Council supports this recommendation, the following motion is in order:

*Move, effective May 10, 2004, to schedule a public hearing for 7:30 p.m. at the Town Council's regular meeting on May 24, 2004 to solicit public comment on the question of whether the Town Council should recite the pledge of allegiance at the start of each Council meeting.*



**Town of Mansfield  
Agenda Item Summary**

**To:** Town Council  
**From:** *Martin H. Berliner*  
Martin H. Berliner, Town Manager  
**CC:** Jeffrey Smith, Director of Finance; Matt Hart, Assistant Town Manager  
**Date:** May 24, 2004  
**Re:** Comprehensive Annual Financial Report for Year Ended June 30, 2003 (Item #4, 05-10-04 Agenda)

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**Subject Matter/Background**

At its meeting scheduled for May 24, 2004, the Finance Committee will review the Comprehensive Annual Financial Report (CAFR) for Year Ended June 30, 2003.

**Recommendation**

If the Finance Committee recommends the acceptance of the CAFR, the following motion is in order:

*Move, effective May 24, 2004, to accept the Comprehensive Annual Financial Report (CAFR) for Year Ended June 30, 2003.*

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**Town of Mansfield  
Agenda Item Summary**

**To:** Town Council  
**From:** *Martin H. Berliner*  
Martin H. Berliner, Town Manager  
**CC:** Jeffrey Smith, Director of Finance; Matt Hart, Assistant Town Manager  
**Date:** May 24, 2004  
**Re:** Financial Statements Dated March 31, 2004 (Item #6a, 05-10-04 Agenda)

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**Subject Matter/Background**

At its meeting scheduled for May 24, 2004, the Finance Committee will review the Financial Statements Dated March 31, 2004.

**Recommendation**

If the Finance Committee recommends the acceptance of the Financial Statements, the following motion is in order:

*Move, effective May 24, 2004, to accept the Financial Statements Dated March 31, 2004.*

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**Town of Mansfield  
Agenda Item Summary**

**To:** Town Council  
**From:** *Martin H. Berliner*  
 Martin H. Berliner, Town Manager  
**CC:** Matt Hart, Assistant Town Manager; Greg Padick, Town Planner  
**Date:** May 24, 2004  
**Re:** An Ordinance Designating the Municipal Aquifer Protection Agency for the  
 Town of Mansfield (Item #7, 03-22-04 Agenda)

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**Subject Matter/Background**

The Department of Environmental Protection (DEP), as discussed at the Town Council's March 22, 2004 meeting, has recently adopted aquifer protection land use regulations that require municipalities to designate a municipal aquifer protection agency. Consequently, in consultation with the Town Attorney staff has prepared the attached draft ordinance for the Council's review. As written, the draft designates the Planning and Zoning Commission (PZC) as Mansfield's the municipal aquifer protection agency. In the early 1990's, the Town Council had designated the PZC to serve in this role, but the authorization was never adopted by ordinance. The PZC has now offered to continue as the municipal aquifer protection agency, and would be considered an appropriate agency by the DEP.

As requested by the Council, staff has referred this item to the Conservation Commission for review and comment. Under the DEP's regulations, a local Conservation Commission would also be considered an appropriate municipal aquifer protection agency. We will forward any comments that we receive from the Commission to the Town Council's attention.

**Legal Review**

The Town Attorney has reviewed and approved the draft as proposed.

**Recommendation**

Following our customary process for the adoption and amendment of ordinances, staff recommends that the Council schedule a public hearing at its next meeting to solicit public comment on the proposed draft. If the Town Council concurs with this recommendation, the following motion is in order:

*Move, effective May 24, 2004, to schedule a public hearing for 7:30 p.m. at the Town Council's regular meeting on June 14, 2004 to solicit public comment regarding "An Ordinance Designating the Municipal Aquifer Protection Agency for the Town of Mansfield."*

**Attachments (2)**

Proposed Ordinance and Correspondence from Town Planner



**TOWN OF MANSFIELD  
Code of Ordinances**

“An Ordinance Designating the Municipal Aquifer Protection Agency for the Town of Mansfield”

*May 24, 2004 Draft*

**Section 1. Title.**

This ordinance shall be known and may be cited as the “Municipal Aquifer Protection Agency Ordinance.”

**Section 2. Legislative Authority.**

This ordinance is enacted pursuant to the provisions of *Connecticut General Statutes* §22a-354o, which provides that each municipality in which an aquifer protection area is located shall authorize by ordinance an existing board or commission to act as the municipal aquifer protection agency.

**Section 3. Intent and Purpose.**

This ordinance is designed to implement the provisions of *Connecticut General Statutes* §22a-354o, as it may be amended from time to time, to assist the town with the regulation and the protection of aquifer protection areas.

**Section 4. Findings.**

The Town Council has found that it is in the best interest of the town of Mansfield to designate the Planning and Zoning Commission (hereinafter the “PZC”) as the town’s municipal aquifer protection agency.

**Section 5. Designation and Membership.**

- A. In accordance with the provisions of *Connecticut General Statutes* §22a-35a, *et seq.*, the PZC is hereby designated as the Municipal Aquifer Protection Agency (hereinafter the “Agency”) of the town of Mansfield.
- B. Members of the PZC shall serve coexisting terms on the Agency. The membership requirements of the Agency shall be the same as those of the PZC including, but not limited

to, the number of members, the terms of members, the method of selection of members, the removal of members, and the filling of vacancies.

- C. At least one member of the Agency or staff of the Agency shall complete the course in technical training formulated by the Commissioner of Environmental Protection of the State of Connecticut, pursuant to *Connecticut General Statutes* §22a-354v.

#### **Section 6. Regulations to be Adopted.**

The Agency shall adopt regulations in accordance with *Connecticut General Statutes* §22a-354p and the *Regulations of Connecticut State Agencies* §22a-354i-3. Said regulations shall provide for:

- A. The manner in which boundaries of aquifer protection areas shall be established and amended or changed;
- B. Procedures for the regulation of activity within the area;
- C. The form for an application to conduct regulated activities within the area;
- D. Notice and publication requirements;
- E. Criteria and procedures for the review of applications; and
- F. Administration and enforcement.

#### **Section 7. Inventory of Land Use.**

- A. In order to carry out the purposes of the Aquifer Protection Program, the Agency will conduct an inventory of land use within the area to assess potential contamination sources.
- B. Not later than three months after approval of Level B mapping of aquifers by the Commissioner of the Connecticut Department of Environmental Protection, the Agency will inventory land uses overlying the mapped zone of contribution and recharge areas of such aquifers in accordance with guidelines established by the Commissioners pursuant to *Connecticut General Statutes* §22a-354f. In accordance with *Connecticut General Statutes* §22a-354e, such inventory shall be completed not more than one year after the designation and establishment of the Agency.

#### **Section 8. Construction.**

Whenever used, the singular number shall include the plural, and the plural the singular.



TOWN OF MANSFIELD  
OFFICE OF PLANNING AND DEVELOPMENT

GREGORY J. PADICK, TOWN PLANNER

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(203) 429-3330

Memo to: Mansfield Town Council  
From: Gregory J. Padick, Town Planner  
Date: March 16, 2004  
*RE: DEP Aquifer Protection Regulations*  
*Designation of Mansfield Aquifer Protection Agency*

Please find attached a 3/15/04 letter from DEP with related information regarding the State's recently adopted Aquifer Protection Land Use Regulations and the need to designate a municipal aquifer protection agency. The attachments include a model ordinance for potential use in designating a municipal aquifer protection agency. In the early 1990's the Planning and Zoning Commission was designated as the Town's Aquifer Protection Agency but this authorization was not approved by ordinance.

At its 3/15/04 meeting, the Planning and Zoning Commission approved the following motion:

"That the PZC communicate to the Town Council its desire to be officially designated, through the adoption of a municipal ordinance, as Mansfield's Aquifer Protection Agency."

The PZC is considered an appropriate municipal aquifer protection agency due to the state regulatory provisions which will necessitate revisions to the Town's Zoning Map and Zoning Regulations. I plan to attend the Town Council's 3/22/04 meeting to address any questions.



**Town of Mansfield  
Agenda Item Summary**

**To:** Town Council  
**From:** *Martin H. Berliner*  
 Martin H. Berliner, Town Manager  
**CC:** Kevin Grunwald, Director of Social Services; Matt Hart, Assistant Town Manager  
**Date:** May 24, 2004  
**Re:** Grant Application: Targeted Capacity Expansion for Adolescent Substance Treatment in Northeastern Connecticut

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**Subject Matter/Background**

With the Town Council's authorization, staff proposes to submit a grant application to the Substance Abuse and Mental Health Services Administration (SAMHSA) Center for Substance Abuse Treatment, federal Department of Health and Human Services. It is identical to an application that was submitted last year, and ultimately was not awarded due to lack of available funding. The objective of the grant is to expand and to enhance existing substance abuse treatment services to adolescents and families in the northeastern region of Connecticut. A municipality is required to serve as a sponsor for this grant.

Under this proposal the Town would contract with Northeast Communities Against Substance Abuse (NECASA) to administer the grant, with sub-contracts with Perception Programs and Community Prevention and Addiction Services as service providers. The primary role of the Town would be to serve as the fiscal agent for this grant and to work collaboratively with NECASA to provide administrative oversight for all grant operations. NECASA is still in the process of preparing the proposed application, and we do not have a completed draft available at this time.

**Financial Impact**

The approximate proposed budget for this grant is \$500,000 per year for a three-year period. Of that \$500,000, the Town would receive \$50,000 annually for our role as the sponsor and fiscal agent. It is estimated that the Director of Social Services will spend approximately 75 hours per year providing oversight of grant operations, with Finance Department staff responsible for fiscal management and oversight.

**Legal Review**

If the grant is ultimately awarded, the Town would need to execute a contractual agreement with NECASA. In that instance, staff would utilize its standard agreement for professional services.

### **Recommendation**

Staff strongly recommends that the Council approve the submission of this grant application. There is a serious shortage of substance abuse treatment resources for adolescents in northeastern Connecticut, and this grant would expand existing services to reach an estimated 150 youth annually. As required by the grant, the services provided would utilize evidence-based treatment models that are recognized by the federal government as being highly effective. This proposal is built upon a regional model that takes advantage of existing resources to expand their capacity to reach a population that is currently underserved.

This grant would also provide the Town with an opportunity to utilize existing staff resources to generate additional revenue while assuming a leadership role on an important community endeavor.

If the Town Council supports this recommendation, the following motion is in order:

*Move, effective May 24, 2004, to authorize the Town Manager to prepare and submit an application in the amount of \$500,000 per year for a three-year period to the Substance Abuse and Mental Health Services Administration Center for Substance Abuse Treatment to provide services for Targeted Capacity Expansion for Adolescent Substance Treatment in Northeastern Connecticut, and to execute related contract agreements with the Northeast Communities Against Substance Abuse to establish conditions regarding the administration of the grant program.*

### **Attachments**

1) Join Together Announcement: "Targeted Capacity Expansion Grants Available"



## **Targeted Capacity Expansion Grants Available**

3/29/2004

### **General Information**

Funding Opportunity Number: TI 04-003

Current Due Date for Applications: May 25, 2004

Expected Number of Awards: 24

Estimated Total Program Funding: \$12,000,000.00

Award Ceiling: \$500,000.00

Award Floor: none

Cost Sharing or Matching Requirement: No

### **Eligible Applicants**

- State governments
- County governments
- City or township governments
- Special district governments
- Native America tribal governments (Federally recognized)

### **Additional Information on Eligibility:**

States that apply must identify a specific city, town, county or multi-county partnership that will be the targeted geographic area of need. These eligibility criteria supersede the criteria specified in Section III-1 of SAMHSA's Standard Grant SVC-04 PA [MOD]. Applications for SAMHSA Services Grants must include evidence of experience and credentials as described in Section III-3 of the SVC-04 PA (MOD). Applications that do not include the required evidence will be screened out and will not be reviewed.

### **Federal Agency Name**

Department of Health and Human Services, Substance Abuse and Mental Health Services Administration, Center for Substance Abuse Treatment

### **Description**

The purpose of the Targeted Capacity Expansion Grants program is to expand and/or enhance the community's ability to provide a comprehensive, integrated, and community-based response to a targeted, well-documented substance abuse treatment capacity problem and/or improve the quality and intensity of services. For example, a community might seek a Targeted Capacity Expansion Grant to add state-of-the-art treatment approaches or new services to address emerging trends or unmet needs (e.g., intensive case management, referral, and follow-up services to address related HIV, tuberculosis, hepatitis B and C, and other primary health care needs of substance abusing clients). Applicants are encouraged to engage (coordinate with or subcontract) the skills of private, non-profit, and community-based organizations not eligible to apply on their own because they are not a State or local government entity.

To encourage the substance abuse treatment system to become more responsive and bridge the gap between what is needed by individual States, localities, and/or tribal organizations, and what is known about effective treatments to meet those needs, SAMHSA/CSAT intends to fund programs in four areas in FY 2004: 1) treatment for minority populations\*; 2) treatment in rural areas; 3) treatment focused on methamphetamine and other emerging drugs; and 4) other innovative approaches to treatment capacity expansion that: focus on early identification of, and intervention for, persons with substance use disorders that have not progressed to dependence; are implemented in general medical and other community settings (e.g., community health centers, social services agencies, schools/school-based health clinics and student assistance programs, occupational health clinics, hospitals, emergency departments); and seek to improve linkages among such community agencies and specialist substance abuse treatment agencies.

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**Town of Mansfield  
Agenda Item Summary**

**To:** Town Council  
**From:** *Martin Berliner*  
Martin Berliner, Town Manager  
**CC:** Greg Padick, Jennifer Kaufman, Matt Hart  
**Date:** May 24, 2004  
**Re:** Open Space Acquisition – Dorwart Property

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**Subject Matter/Background**

As you are aware, the Open Space Preservation Committee and the Planning and Zoning Commission have recommended that the Town submit a grant application to the Department of Environmental Protection to obtain funding to purchase the Dorwart Property. The property is approximately 100 acres, of which we would purchase approximately 60 acres. This property is an important link between the Mansfield Lions Club Memorial Field and Mansfield Hollow State Park on the south and Coney Rock Preserve on the north, thus completing the preservation of a large area of forest land and providing the last link in a loop trail connecting Mansfield Hollow with the Coney Rock and Fifty-foot Cliff Preserves. In the Town Planner's 8-24 referral (attached), he states that the purchase of the westerly portions of the Dorwart property south of Mulberry Road would promote numerous Plan of Conservation and Development open space and recreational goals and objectives.

**Financial Impact**

At Monday night's meeting, staff hopes to have some preliminary figures with respect to the value of the property.

**Recommendation**

Staff is still in process of gathering information, including the estimated property value, to prepare the application. However, because applications for the next round are due June 10, 2004, staff recommends that the Council authorize the staff to submit an application at this time. Submitting an application alone would not commit the town to any purchase. Staff would need to negotiate a proposed agreement with the seller, and bring that back to the Council for review and action. In addition, the Town Council would need to schedule a public hearing to solicit public comment prior to the purchase of the property.

If the Town Council supports this recommendation, the following resolution is in order:

*RESOLVED, effective May 24, 2004, that Martin H. Berliner, Town Manager of the Town of Mansfield, is hereby is authorized to submit an application for funding under the Open Space and Watershed Land Acquisition program with the State of Connecticut to acquire permanent interest in land known as the Dorwart Property, pursuant to Section 7-131d to the Connecticut General Statutes.*

**Attachments**

- 1) Correspondence from PZC
- 2) Correspondence from Open Space Preservation Committee
- 3) Parcel Map



**PLANNING AND ZONING COMMISSION  
TOWN OF MANSFIELD**

**AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CONNECTICUT 06268  
(860) 429-3330**

Memo to: Town Council  
From: Planning and Zoning Commission

*Rudy Favretti*  
Rudy Favretti, Chairman

Date: May 19, 2004

Re: 8-24 referral to Planning and Zoning Commission, Dorwart property, Mulberry Rd.

At a meeting held on May 17, 2004, the Mansfield Planning and Zoning Commission unanimously adopted the following motion:

"that the Planning and Zoning Commission notify the Town Council that the proposed acquisition of westerly portions of the Dorwart property south of Mulberry Road would promote numerous Plan of Conservation and Development open space and recreational goals and objectives, and is supported by the Planning and Zoning Commission."

A copy of a 5/13/04 report from the Town Planner is attached for your information. If there are any questions regarding this action, the Planning Office may be contacted.

attach.

TOWN OF MANSFIELD  
OFFICE OF PLANNING AND DEVELOPMENT

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GREGORY J. PADICK, TOWN PLANNER

Memo to: Planning and Zoning Commission  
From: Gregory J. Padick, Town Planner  
Date: 5/13/04



Re: 8-24 referral: Dorwart property, Mulberry Rd.

Pursuant to the provisions of Section 8-24 of the State Statutes, the above referenced proposed acquisition of land has been referred to the PZC for comment. At its 5/24/04 meeting, the Town Council will be considering the submittal of a grant application to help fund the potential acquisition of a portion of the Dorwart property and, if possible, the PZC should consider taking action on this referral at its 5/17/04 meeting. State Statutes provide the PZC with a 35-day comment period. The following information is provided for the PZC's consideration:

- The Dorwart property is about 100 acres in size and is located south of Mulberry Rd. and west of Wormwood Hill Rd. The property contains an existing house on Wormwood Hill Rd. The property-owner, David Dorwart, will be retaining all of the Wormwood Hill Rd. frontage for a depth of about 500 feet and the easterly portion of the Mulberry Rd. frontage at a similar depth. Negotiations are underway to finalize the boundaries of the proposed parcel to be conveyed to the Town. The Town is attempting to submit, prior to a 6/10/04 deadline, a DEP grant application to help pay for this acquisition. The land to be acquired is expected to be at least 60 acres in size.
- The attached April 23<sup>rd</sup> letter from the Open Space Preservation Committee provides additional information about the Dorwart property and reasons for potential acquisition for Town open space. The site abuts the Lions Club field and is across Mulberry Rd. from abutting Coney Rock Preserve properties owned by Joshua's Trust and the Town. Town acquisition would preserve a large area of forest land, provide an important trail link between Mansfield Hollow State Park trails and the Coney Rock Preserve and help protect important scenic views from Coney Rock and Fifty-Foot Preserves. The attached maps provide more locational information and depict the potential open space linkages.
- The subject property is forested in nature and contains some areas with steep slopes. It is situated east of the Fenton River and is within the Willimantic Reservoir watershed. A watercourse is located along the Mulberry Rd. frontage that is to be deeded to the Town and interior wetland areas are situated in the northeastern and southeastern corners of the subject property. The property is within an RAR-90 zone.
- The watercourse area along Mulberry Rd. is situated within a preservation area on Mansfield's Overall Plan of Conservation & Development map. Western portions of the site are within an area of potential sensitivity on the Plan's Archaeological Assessment map. My review indicates that Town acquisition would promote open space priority criteria A, C, E, F, G, H and L, on pages 139 and 140 of the Plan and recreational recommendations 1b, 1d and 1e, on page 118 of the Plan.
- The subject property is within a high-priority interior forest habitat area as depicted in the recently-completed Lands of Unique Value Study.
- The site is designated within "Conservation" and "Preservation" classifications in the CT Policies Plan for Conservation and Development and is classified as "high priority" and "priority" preservation area in WINCOG's Regional Land Use Plan.

#### Summary/Recommendation

Town acquisition of the Dorwart property would promote many general and some specific recommendations of Mansfield's Plan of Conservation & Development. Town ownership would protect a large interior forest area that is readily visible from Coney Rock Preserve and would allow hiking trail links between Coney Rock, one of the Town's most scenic high points, and other existing trails along the Fenton River valley and within Mansfield Hollow State Park. Municipal ownership also would help protect the water quality in the Willimantic Reservoir.

For these reasons, it is recommended that the PZC notify the Town Council that the proposed acquisition of westerly portions of the Dorwart property south of Mulberry Rd. would promote numerous Plan of Conservation & Development open space and recreational goals and objectives, and is supported by the Planning and Zoning Commission.

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**INTER**

**OFFICE**

# MEMO

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TOWN MANAGER'S OFFICE, TOWN OF MANSFIELD

To: Gregory Padick, Town Planner  
From: Martin H. Berliner  
Subject: Dorwort Property – Open Space Acquisition  
Date: May 10, 2004

Pursuant to CGS §8-24 I am referring the attached to the Planning and Zoning Commission for their review and consideration.

MHB:adw

April 23, 2004

To: Martin Berliner

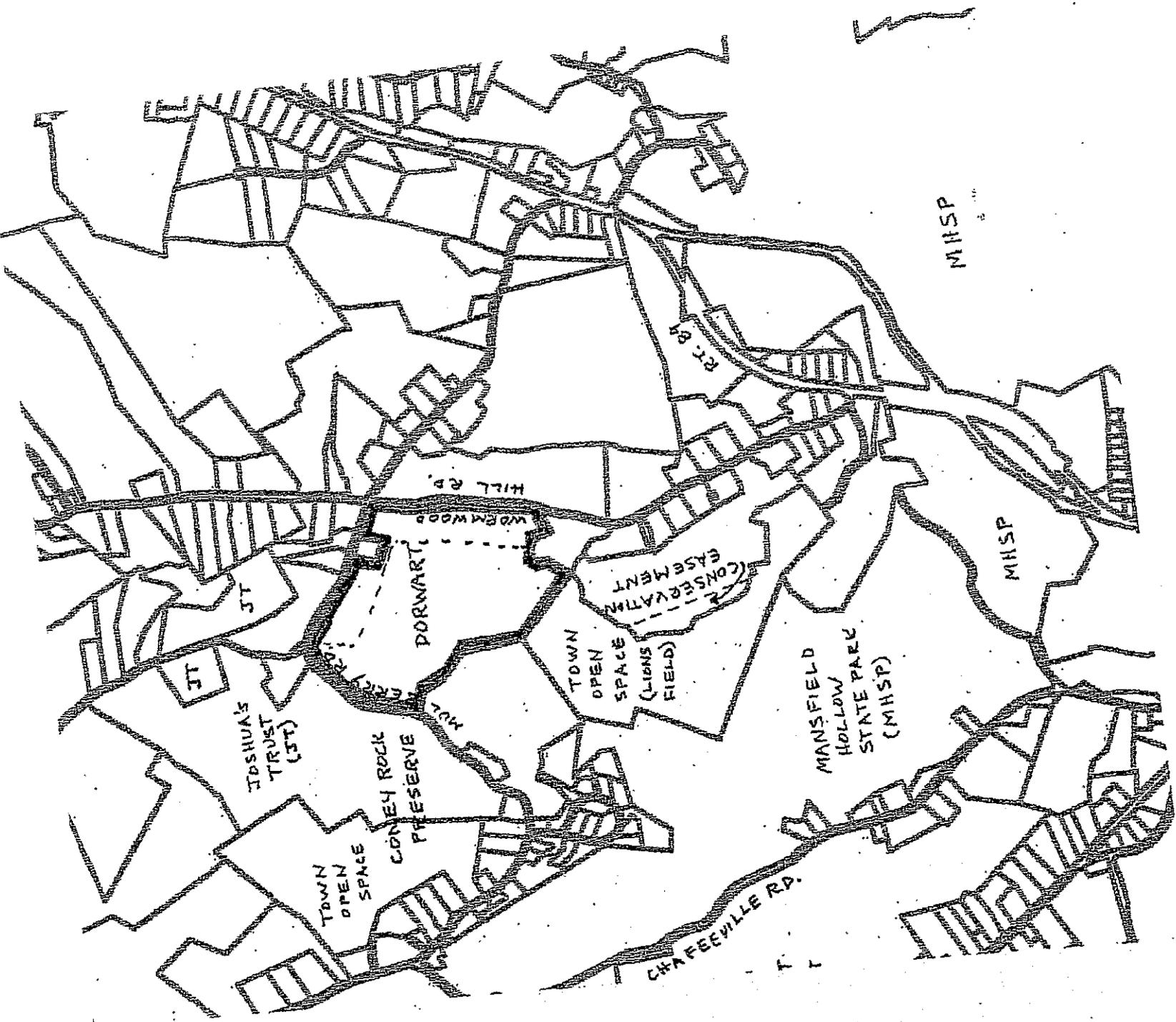
From: Mansfield Open Space Preservation Committee

Re: Dorwart Property

At its April 20, 2004, meeting, the Open Space Preservation Committee recommended that the Town Council consider preserving part of the Dorwart property on Wormwood Hill Road and Mulberry Road. The committee will forward a formal report to the Council when they complete their inventory of the property's features. The parcel under consideration is on the west side of Wormwood Hill Road and currently consists of 102 acres. Mr. Dorwart wishes to conserve this land, except for 10 to 15 acres that will remain with the residence at the corner of Mulberry Road and perhaps some additional land.

The committee is recommending this property as an important link between Lions Field and Mansfield Hollow State Park on the south and Coney Rock Preserve on the north, thus completing the preservation of a large area of forest land and providing the last link in a loop trail connecting Mansfield Hollow with the Coney Rock and Fifty Foot preserves (see maps).

There are several options for achieving this. The Town could purchase all or part of the remaining acreage, or just a strip of land along the west and south sides for a trail corridor, or negotiate a license or easement for a trail. Mr. Dorwart is willing to grant a trail license at this time, but wishes to ultimately achieve protection of the property. This property would be a good candidate for a DEP Matching Grant, which would pay up to 50% of the cost. The current grant round's deadline is June 10, which may be too soon for completing the paperwork. However, Council could approve actions to begin working toward a future grant round.







## Town Council Agenda Item Summary

**To:** Town Council  
**From:** Jeffrey H. Smith, Director of Finance   
**CC:** Martin H. Berliner, Town Manager; Matthew W. Hart, Assistant Town Manager  
**Re:** Mansfield Schools Public Water System Repairs  
**Date:** 5/18/04

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### Subject Matter/Background –

Please see the attached memo to Gordon Schimmel regarding the establishment of a School Building Committee for repair of the Public Water Systems at Goodwin School, Southeast School, Vinton School, and Mansfield Middle School.

### Financial Impact -

Although we do not have an Engineer's estimate at this point, we are estimating the cost of the repairs to be about \$400,000. About 75% of these repairs are eligible for state reimbursement. There is an approved capital project in the budget.

### Legal Review -

N/A

### Recommendation -

It is requested that the Town Council establish a School Building Committee for repair of the Public Water Systems at Goodwin School, Southeast School, Vinton School, and Mansfield Middle School. For similar projects in the past, the building committee has been comprised of the Mayor and the Chairman of the Board of Education.

### Attachments -

Memo to Gordon Schimmel, Superintendent

# Mansfield Board of Education

# MEMORANDUM

*Date: May 18, 2004*  
*To: Gordon Schimmel, Superintendent*  
*From: Jeffrey H. Smith, Director of Finance*  
*Subject: Mansfield Schools Public Water System Reports by State Dept of Health*



As part of the results from the study of the Mansfield Public Schools Public Water Systems by the State of Connecticut Department of Health, the Town of Mansfield has agreed to repair the water systems at Goodwin School, Southeast School, Vinton School, and Mansfield Middle School.

Although we do not have Engineer's estimates at this point, we are estimating the cost of the repairs to be about \$400,000. About 75% of the cost for these repairs are eligible for state reimbursement. There is an approved capital project in the budget.

It is respectfully requested that the Board of Education adopt the following Resolutions.

1. RESOLVED:

- a. The Town Council be requested to establish a School Building Committee for repair of the Public Water Systems at Goodwin School, Southeast School, Vinton School, and Mansfield Middle School.
- b. Authorize the Superintendent to file an application for a School Building Project.

JHS:dmg

TOWN OF MANSFIELD  
OFFICE OF PLANNING AND DEVELOPMENT

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Item #10

GREGORY J. PADICK, TOWN PLANNER

Memo to: Planning & Zoning Commission  
From: Gregory J. Padick, Town Planner  
Date: 5/13/04

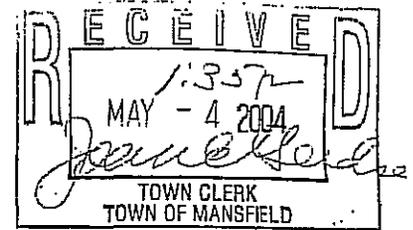


Re: EIE, UConn's proposed football complex, indoor athletic facility, tennis court relocation project on Stadium Rd.

Attached please find portions of a May 4, 2004 draft Environmental Impact Evaluation for UConn's proposed football complex, athletic facility and tennis court relocation project. I have also attached a Feb. 3, 2004 letter from the Town providing preliminary comments on this project. A Public Hearing on this proposal has been tentatively scheduled for June 9<sup>th</sup> or June 10<sup>th</sup>. I am in the process of reviewing the EIE and a more complete report will be submitted for the June 7<sup>th</sup> meeting. My preliminary review indicates that the primary issue for Town officials will involve potential stormwater/drainage impacts.

attach.

STATE OF CONNECTICUT  
UNIVERSITY OF CONNECTICUT  
NOTICE OF AVAILABILITY  
ENVIRONMENTAL IMPACT EVALUATION



**Project Name:** Burton Family Football Complex and Intramural, Recreational and Intercollegiate Athletic Facility

**Project Location:** Stadium Road, University of Connecticut, Storrs Campus, Mansfield, CT

**Project Description:** The University of Connecticut proposes to construct the Burton Family Football Complex and Intramural, Recreational and Intercollegiate Athletic Facility (also referred to as the Burton Family Football Complex and Indoor Facility), a multi-purpose practice facility on Stadium Road at the site of existing tennis and volleyball courts. The Burton Family Football Complex will be an approximately 80,000 SF building housing offices and facilities for the UConn Football Program. The approximately 85,000 square foot (SF) Indoor Facility will consist primarily of an indoor artificial turf field. The proposed project will require removal of the existing 12 tennis courts and 3 sand volleyball courts. Both the tennis and sand volleyball courts will be relocated to a currently wooded area south of the Ice Arena and adjacent to Parking Lot I. Nine outdoor tennis courts will be constructed to replace the existing courts that will be displaced by the Burton facility. Three additional tennis courts will be constructed, capable of being converted to an approximately 44,000 SF indoor tennis facility with bleacher seating. A clubhouse will also be located in this area.

**General Information:** As an agency of the State of Connecticut, the University of Connecticut is required to ensure that the requirements of the Connecticut Environmental Policy Act, CEPA, (Section 22a-1 through 22a-1h of the Connecticut General Statutes, CGS) have been met. CEPA review is required for each state agency action supported with state, federal or other funds that could have a major impact on the state's land, water, air, or other environmental resources. Section 22a-1(d) of the CGS requires that state agencies give public notice of the availability of Environmental Impact Evaluations (EIEs). The EIE for the aforementioned project is available at the Mansfield Public Library, 54 Warrenville Road, Mansfield, CT, and at the Mansfield Town Clerk's office, 4 South Eagleville Road, Mansfield, CT.

**Submission of Comments:** Interested persons who wish to submit comments and/or obtain more information may do so by contacting Mr. Richard Miller between the hours of 8:30 a.m. and 4:30 p.m., Monday through Friday, at (860) 486-8741. Written comments should be sent by mail to the attention of Mr. Richard Miller, Esq., Director of Environmental Policy, Architectural and Engineering Services, University of Connecticut, 31 LeDoyt Road U-3055, Storrs CT 06269-3055 or by e-mail to rich.miller@uconn.edu. Comments will be accepted until June 18, 2004.

**Public Hearing:** A public hearing will be held in early June 2004 to hear comments on the Draft EIE. Details about the public hearing will be published in a separate legal notice prior to the public hearing.

**TOWN/UNIVERSITY RELATIONS COMMITTEE  
COMMITTEE MEETING  
Tuesday, April 13, 2004  
Audrey P. Beck Municipal Building  
Council Chambers**

**Minutes**

Present: A. Barberet, P. Barry, T. Callahan, B. Clouette, R. Hudd, AJ Pappanikou, E. Paterson, L. Schilling

Absent: E. Daniels, J. Gauthier, W. Simpson

Staff: M. Berliner, M. Hart, G. Padick

**1. Opportunity for Public to Address the Committee**

None

**2. March 9, 2004 Meeting Minutes**

Pahil Barry made a motion to approve the minutes from the March 9, 2004 meeting. Chief Hudd seconded. The motion passed unanimously.

**3. Update re: Mansfield Downtown Partnership**

Tom Callahan reported that the Partnership had signed an agreement with the master developer, Storrs Center Alliance, LLC, and that the developer would shortly begin work on the municipal development plan. Storrs Center Alliance also plans to conduct a public meeting with the community in May.

Betsy Paterson reported that the Partnership's Festival on the Green will be held on September 18<sup>th</sup> from 2:00 to 6:00 p.m., following the Know Your Town Fair.

[Clouette] – is there a theme to the festival? [Paterson] – there is not really a theme per se, but the event will commemorate Mansfield.

**4. Substance Abuse Workgroup**

Betsy Paterson reported that she, Tom Callahan and Martin Berliner were working to put together a more permanent workgroup to replace the temporary committee. Tom Callahan explained that the temporary workgroup is comprised of several representatives from both the town and the university, and that they have focused their work on eight to ten recommendations from President Austin's Task Force. Betsy, Tom and Marty have met with President Austin to discuss the viability of a more permanent coalition, and good progress has been made. For example, the Town Council has adopted an ordinance regulating the possession of alcohol by minors, as

recommended by the Task Force. Marty added that town staff was preparing a draft workplan to support the recommendation.

## 5. UConn Spring Weekend

Chief Hudd stated that Spring Weekend was scheduled to run two weeks from now, and all indications are that it will prove one of the busiest weekends we have ever had. He hopes that all goes well. Martin Berliner explained that public safety and emergency services personnel were in the process of conducting their planning meetings. Also, the former Rugby House is scheduled for demolition in the near future to remove the structure as a potential fire hazard.

[Callahan] – is the owner of Rugby House responsible for pulling the permit? [Berliner] – yes.

Chief Hudd added that his department is working with the Dean of Students office to identify and press charges against those students who had committed violations following Final Four victories. Betsy Paterson stated that she wanted to commend John Saddlemire and his staff for sending the right message in the wake of that event. She has also noted that some students appeared very upset with the behavior exhibited by their peers.

On a related note, Phil Barry commended Martin Berliner and Greg Padick for their presentation to the student life committee regarding off-campus housing issues.

## 6. Community Liaison

Tom Callahan provided an overview of the Community Liaison program established by the City of Fort Collins, Colorado and Colorado State University. One of the key components of this program was creation of a Community Liaison Coordinator position. While Fort Collins is a much larger community than Mansfield, the program may have some application to Mansfield and he would like the committee to discuss the concept in more detail in the future.

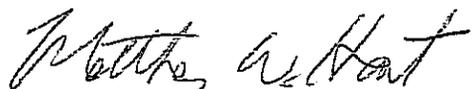
Martin Berliner added that the town and the university had done a lot of work on this issue back in 1997-99, and that work had fallen by the wayside in the absence of an assigned staff person. Town staff has recently focused a lot of attention to off-campus housing issues. He proposes that a study group be formed to review the work completed in 1999 and to examine the entire issue in more detail.

## 7. Other

Tom Callahan reported that Congressman Simmons has earmarked \$4 million dollars for the Hillside Road extension, and this amount represents roughly one half of the estimated project cost. Hopefully, the federal legislation will pass

The committee adjourned the meeting at 5:15 p.m.

Respectfully submitted,

A handwritten signature in cursive script that reads "Matthew Hart".

Matthew Hart  
Assistant Town Manager

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## MINUTES

### MANSFIELD SCHOOL READINESS COUNCIL

Wednesday, March 17, 2004

Conference Room C

6:30-9:00 PM

**PRESENT:** J. Buck (chair), K. Grunwald (staff), S. Baxter (staff), N. Hovorka, M. Brown, S. Daley, P. Wheeler, T. Marr-Smith, J. Pociask, M.J. Newman, J. Goldman, M. Crowley (guest)

**REGRETS:** B. Lehmann, D. McLaughlin, M. Esquilin (guest)

- I. **INTRODUCTIONS:** meeting called to order at 6:37 PM; attendees introduced themselves.
- II. **MINUTES:** Minutes of the January 14, 2004 Joint MSRC/Task Force were accepted as written.
- III. **COMMUNICATIONS**
  - A. "Towns Help Kids Succeed": Municipal early childhood success initiative and Chronicle article.
  - B. Application for Discovery 2004-07: Abstract, Budget and Action Plan
  - C. Letter from National League of Cities re: "Freddie Mac Foundation Early Childhood Challenge": K. Grunwald provided a brief explanation of this initiative. The Town of Mansfield has been selected as one of 12 communities across the country to receive technical assistance and training on municipal support for early childhood initiatives.
  - D. Community Conversation Follow-up: Summary Report, small group report-outs and evaluations: S. Baxter reported that there was also an article about the Conversation in the most recent issue of Horizons.
  - E. Chronicle article on Rowland educational proposals
- IV. **PROGRAM UPDATES**
  - A. Status of the current School Readiness Grant; enrollments, plans for next year, proposed legislation: K. Grunwald reported that we currently have 5 children enrolled in School Readiness slots. Some children are part-time, and technically we should not have any part-time slots unless we have 15 full-time slots filled. The Department of Education has raised concerns that we have not demonstrated adequate need to continue this program. As a Council we need to decide how to proceed for next year, as funding will be further reduced to \$50,000. The Centers feel that they cannot subsidize the

balance of the full fee, and we have not been successful in locating other sources of funding for these families.

- B. **Community Conversation Follow-up:** S. Baxter reported on distribution of the summary report of the event and interest in reconvening the large group once we can report on progress on some of the action items. S. Baxter presented the idea of assigning the action items to sub-committees, and asked for volunteers. M.J. Newman suggested bringing a large group together to accomplish this, and J. Buck suggested that people be told ahead of time that they will be asked to volunteer for a work group. J. Goldman suggested sending out a request via email for participants for a work group or volunteers to contribute to the work of one of the sub-committees (resources, information, etc.). S. Baxter will organize this via email to request volunteers for sub-committees or to contribute in some other way. J. Buck suggested that when this information goes out descriptions of tasks need to be narrowed down and specified.
- C. **Status of Discovery 2004:** S. Baxter reported that we recently received an award announcement from Graustein, but that it was for a little bit more than half of the \$38,000 that was requested in our application. The total grant award is for \$100,000 over the next four years. There was a suggestion from J. Buck that we look at creative proposals for how to use this money, including getting more of the award "up front." J. Goldman supported this, and pointed out that many steps of the action plan will become self-sustaining once the action steps have been initiated. M. Crowley offered to provide information on additional funding sources.

J. Goldman raised the issue again that we should consider changing the name of this group to be more reflective of the broad concerns related to Early Care and Education (e.g. "Task Force"). J. Buck requested suggestions for a new name; T. Marr-Smith suggested incorporating the use of "task force" in the name, or as a subset of MSRC. J. Goldman suggested Early Childhood Task Force, with school readiness being one component of it. A brainstorming session produced the following ideas: Early Childhood Task Force, incorporate education, More Than Care and Education, Family, School, Community Partners (for kids), Mansfield Helps Kids Succeed TF, Early Childhood Success, Collaborative Children's Network, Networking for Children, Mansfield Children's Network, Trellis: Supporting Mansfield's Young Children,

Mansfield Cares For Kids. There was a suggestion from J. Goldman that other individuals be included in making the decision; bring in sub-committee members for the next meeting. S. Baxter will email suggested names to all Council members.

D. Other: P. Wheeler reported that CCC hopes to be in their new building by May 1. They are currently engaged in fund raising; need approximately \$6500 to complete the building. It was announced that there will be a legislative hearing on the Care 4 Kids Program, but they are having difficulty getting parents to testify.

V. OLD BUSINESS

A. Discussion with Representative Denise Merrill (tentative): K. Grunwald announced that Representative Merrill was unable to attend this meeting due to the legislature being in session. He will see if she can be available at another time. Members were reminded that she will be at the LWV luncheon on 4/2 at Zenny's.  
B. Proposed MSRC Evaluation Committee schedule: J. Goldman stated that she can help after May; K. Grunwald will talk with T. Marr-Smith and D. McLaughlin re: their availability.  
C. Other: April 12 debate on Head Start at UConn with Denise Merrill and Rob Simmons.

VI. NEW BUSINESS

A. Formation of sub-committees: S. Baxter handed out list of proposed sub-committees for MSRC, which came out of the Discovery Action Plan and Community Conversation. She asked members to review the proposed sub-committees and identify interests and willingness to commit to work on these groups. MSRC members may also volunteer to chair one of the sub-committees.  
B. Proposed FY 05 School Readiness Budget: tabled  
C. Other (motion to include needs 2/3 vote of members present).

VII. NEXT MEETING: May 19, 2004

VIII. ADJOURNMENT: meeting adjourned at 8:56 PM.

Respectfully submitted,

Kevin Grunwald  
Director of Social Services

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MANSFIELD HISTORIC DISTRICT COMMISSION  
BOARD MEETING, MAY 11, 2004

Members attending: I. Atwood, A. Bacon, G. Bruhn, J. Newmyer

The minutes of the April 13 meeting were approved.

Public Hearing: Sandy Lambert, of 27 Centre St., Mansfield Center, appeared at the public hearing with photographs requested by the Commission regarding proposed changes to the property. Noted that the roofline pitch will all go toward the road. A dormer will not be added if there is enough head room without one. All windows will be 6 over 6. The porch will go all the way across under the dormer. A shed will be added to the back.. A copy of the window design was submitted. The exterior of the house will be cedar clapboards, which are now present under the shingles.

Moved that the certificate of appropriateness be approved for the work presented.

Peter Friedland appeared before the Commission in response to our letter to him regarding the palladian window in the barn constructed at 17 Chaffeeville Rd, Mansfield Center. Nancy and Chauncey Rucker also appeared to indicate that, as neighbors, they were pleased with the appearance of the barn. Mr. Friedland indicated that he had sent a packet of information to G. Bruhn c/o the Town Hall containing pictures of the windows and garage door and descriptions of the windows, including copies of pages from the Marvin and Clopay catalogs. This package was never received by G. Bruhn. Agreed that the window should stay as it is but that the Commission needs to investigate why the documents sent to us were not received.

Meeting adjourned at 9:30 p.m.

Respectfully submitted,

Jody Newmyer  
Clerk

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## MINUTES

### MANSFIELD PLANNING AND ZONING COMMISSION

Regular Meeting, Monday, May 3, 2004

Council Chambers, Audrey P. Beck Municipal Building

Members present: R. Favretti (Chairman), A. Barberet, B. Gardner, J. Goodwin, K. Holt, P. Kochenburger, P. Plante, G. Zimmer  
Members absent: R. Hall  
Alternates present: B. Pociask, B. Ryan  
Alternates absent: B. Mutch  
Staff present: C. Hirsch (Zoning Agent), G. Padick (Town Planner)

Chairman Favretti called the meeting to order at 8:45 p.m., appointing Alternate Ryan to act as a voting member.

Minutes – 4/19/04 – Barberet MOVED, Holt seconded to approve the Minutes as amended; MOTION CARRIED, all in favor except Goodwin, Gardner and Plante (disqualified).

4/22/04 field trip - Holt MOVED, Favretti seconded to approve the Minutes as presented; MOTION CARRIED, Holt, Favretti and Zimmer in favor, all else disqualified.

Zoning Agent's Report – The April, 2004 Activity Update was noted.

Single-family occupancy issues – Mr. Hirsch reported some additional violation notices have been issued and some cooperation has been received.

Mulch storage at 497 Middle Turnpike – Another location for the mulch storage may be considered; it is hoped that a definite proposal will be presented in time for the next meeting. Meantime, a violation notice has been issued.

Gravel operation permit renewals – Current permits will expire as of 7/1/04. Renewal applications have been sent to the 3 current permit-holders.

Con't. Public Hearing, Wild Rose Estates, Sec. 2, 9 proposed lots on Mansfield City Rd., file 1113-2 – The Hearing was reconvened at 8:50 p.m. Members and Alternates present were Barberet, Favretti, Gardner, Goodwin, Kochenburger, Plante, Pociask, Ryan and Zimmer; Holt had previously disqualified herself. There was no legal notice. Written communications were acknowledged from the Town Planner (4/29/04), Ass't. Town Engineer (4/29/04), Fire Marshal (4/30/04) Eastern Highlands Health District (4/13/04), and Open Space Preservation Committee (4/20/04). Revised plans and a cost estimate were recently submitted by the applicant. Mr. Padick reported that he and K. Metzler of the State DEP, plan to visit the site, and Mr. Metzler will then submit written comments to the PZC and IWA.

P. Miniutti, representing the applicant, B. Thompson, noted previous favorable Conservation Commission comments. At approximately 9 p.m., the Hearing was recessed until 5/17/04, for the purpose of receiving Mr. Metzler's comments.

Freedom Green request to authorize construction of additional units in Phase IV-B, file 636-4 – Members had been provided a 4/28/04 letter from APM Management Co., with attachments, and a copy of the 2/13/01 construction agreement. Some members had attended a site visit on 4/22/04; Mr. Plante had independently visited the site with the Zoning Agent on another occasion. At tonight's meeting, there was extensive discussion of continuing drainage problems, protruding shutoff valves and other problematic issues not yet satisfactorily resolved. Members discussed which issues were the responsibility of the developer and which were maintenance matters, and not covered under the 2/13/01 Agreement. The exact application of the terms "drainage" and "infrastructure," as applied to this development, was also discussed. Staff members and developer J. Beaudoin noted that some requirements could not be completed until this spring, and those and others are presently being or have recently been addressed. M. Cassidy, president of The Villages of Freedom Green Homeowners Association, stated that the Association does not feel the developer has adequately met his responsibilities regarding previous construction phases, and should not be allowed to construct any more units until all previous requirements have been satisfactorily addressed. On the other hand, R. Morowski, also a resident of Freedom Green, stated that a

compromise allowing construction of a few more units while requirements of previous phases are being completed would be beneficial to the entire development. Punctuating the discussion were many members' comments that they want a more permanent solution to the present problems which will lead to smoother progress toward completion of the project and a more affable relationship between residents and the developer. At the conclusion of discussion, Zimmer MOVED, Gardner seconded to postpone further discussion until the 6/21/04 PZC meeting, with a site visit to take place just prior to that meeting. MOTION CARRIED, all in favor except Plante (opposed). Members stressed that all of the current Freedom Green modification conditions, as outlined in the 2/13/01 document, must be satisfactorily completed.

#### Other Old Business

"Kidder Brook Estates, Ph. II" subdivision application of Rock, file 1151-2 – A draft motion will be prepared for the 5/17/04 meeting.

"Horseshoe Heights." Lot 2, Chaffeeville Rd., request to waive underground utilities requirements, file 1169 – Mr. Padick reported that the issue of shallow ledge is still under investigation. The chairman reported that the applicant, along with the utilities companies, had decided to install utilities underground, barring the presence of ledge.

Proposed revisions to the Zoning and Subdivision Regulations, file 706-23 - A Public Hearing on the proposals was recently held and closed. After members held a brief discussion of some minor suggested revisions to the proposals, Mrs. Holt agreed to work on a motion for the next meeting.

Upcoming 5/17/04 Public Hearings: Chatham Hill, Sec. 2 subdivision; Bell plant nursery/café; Zoning Regulations amendment, Art. X, D.6 (theatre parking)

#### Verbal Updates

Storrs Center downtown project – A meeting is scheduled for 5/4/04.

Proposed Ashford telecommunications tower – Information was included in members' packets. No Siting Council Public Hearing has yet been scheduled. Mr. Padick surmises this is the same tower as the one on which the Town previously submitted comments.

Town/University Relations Committee – A meeting is scheduled for 5/4/04.

Field Trip – scheduled for Wednesday, 5/12/04, at 1 p.m.

#### New Business

New special permit application, proposed movie theatres at the East Brook Mall, Storrs Rd., Mansfield-Eastbrook Dev. Corp., LLC, appl., file 432-5- Holt MOVED, Favretti seconded to receive the special permit application (file 432-5) submitted by Mansfield-Eastbrook Development Corp., LLC, for a movie theatre at the East Brook Mall, on property owned by the applicant at 95 Storrs Road, as shown on plans dated 4/28/04 and as described in other application submissions, and to refer said application to the staff, Design Review Panel and Committee on the Needs of Persons with Disabilities for review and comments, and to set a Public Hearing for 6/7/04. MOTION PASSED unanimously.

New special permit application, proposed motorcycle and automotive garage, 213 Stafford Rd., B. Chovnick, appl., E. Chovnick, owner, file 827-3 – Holt MOVED and Favretti seconded to receive the special permit application (file 827-3) submitted by B. Chovnick for a motorcycle/automotive garage on property owned by E. Chovnick at 213 Stafford Road, as shown on plans dated 4/12/04 and as described in other application submissions, and to refer said application to the staff, Design Review Panel and Committee on the Needs of Persons with Disabilities for review and comments, and to set a Public Hearing for 6/21/04. MOTION PASSED unanimously.

Request to authorize a Letter of Credit for driveway/trail work, Smith Farms subdivision, Coventry Rd., file 1214 – The Town Planner's 4/30/04 memo contains a summary of this request. After brief discussion, Barberet MOVED, Gardner seconded to authorize the Chairman, with staff assistance, to accept a Letter of Credit for driveway and trail improvements in the Smith Farms subdivision, off Coventry Rd. MOTION PASSED unanimously.

Gravel removal special permit renewals: A. Hall property, Mansfield Hollow Rd., file 910-2; B. Logan/ deBella property, Laurel Ln., file 993-2; C. Banis property, Pleasant Valley Rd., file 1164 – It was decided by consensus that a Public Hearing would be tentatively scheduled for 6/21/04.

4/15/04 ZBA proposal for ZBA application signs – It was agreed that this matter is to be placed on the 6/7/04 PZC agenda for discussion with ZBA members.

**Communications and Bills** – As noted on the Agenda or distributed at the meeting. Item #5 – The Windham Water Works written comments regarding the Windham Water Supply Plan were noted.

The meeting was adjourned at 10:08 p.m.

Respectfully submitted,

Katherine K. Holt, Secretary

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Mansfield Open Space Preservation Committee  
Minutes for April 20, 2004

Members present: Jim Morrow, Vickie Wetherell, Dave Silsbee, Ken Feathers, Quentin Kessel and Steve Lowrey

Others: Peter Miniutti

1. Chairman Jim Morrow called the meeting to order at 7:40 PM
2. The minutes of March 23, 2004 were amended and approved.
3. It was agreed to change the order of the meeting to discuss PZC file #1113-2, Wild Rose Estates first since Peter Miniutti was present to discuss this application. Miniutti provided the Committee with a report from the Soil Scientist, Harvey Luce, and two ecologists from the engineering firm of Milone & MacBroom. The discussion was opened using maps dated 4/20/04. The major concern of the Committee is the amount, timing and nutrient loading of the water being directed towards the Atlantic White Cedar Swamp. Reservations were also expressed about the proximity of Phase II to the cedar swamp. It was noted that the applicant intends to submit revised plans at the May 3<sup>rd</sup> PZC meeting. For this reason and the additional reports that were submitted to the OSPC, the committee is unable to make final comments.
4. Review of Chatham Hill Subdivision was reviewed once again. The OSPC was disappointed to find only minor changes made, none of which addressed the concerns that the Committee expressed during their first review. Wetherell will copy the Committee's earlier comments and resubmit them to the PZC.
5. Field Trips and Recommendations to the Town council:
  - a) Dorwart Property, Mulberry Rd./Wormwood Hill Rd.: The Committee discussed options for preserving the property, which will act as a link between the Lions' Field and Coney Rock. The Committee will forward their recommendations to the Council.
  - b) Land Swap with UCONN: The Committee recommends that the Council accept the proposed swap of the 9 acre old Mansfield Training School Sewerage Treatment Plant on Plains Road, which UCONN has already cleaned up, for the 40 acre Town owned parcel behind the prison on the northern side of Rt. 44. The Town owned parcel is landlocked and not easily accessible, whereas the parcel on Plains Rd. provides an important link in the Willimantic River Greenway, a valuable canoe launch area and the potential for constructing playing fields.
  - c) Boundary marking of the Larkin property: Jim and Steve went out on Sunday, April 18 to mark the boundaries of this addition to School House Brook Park, but due to inconsistencies in the deed description did not finish the job and will have to out again.
6. Motion to adjourn: Lowrey/Feathers, passed unanimously. Meeting adjourned at 9:49 PM

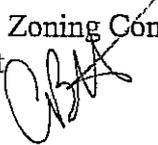
Respectfully submitted,  
Quentin Kessel & Stephen Lowrey

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To: Town Council/Planning & Zoning Commission  
 From: Curt Hirsch, Zoning Agent  
 Date: May 5, 2004



Re: **Monthly Report of Zoning Enforcement Activity**  
 - For the month of April 2004

Activity	This month	Last month	Same month last year	This fiscal year to date	Last fiscal year to date
Zoning Permits issued	20	13	13	156	107
Certificates of Compliance issued	12	7	21	124	222
Site Inspections	67	44	67	417	425
Complaints received from the Public	4	5	2	28	47
Complaints requiring inspection	4	4	0	23	33
Potential/Actual violations found	5	4	2	29	34
Enforcement letters	12	2	7	82	73
Notices to issue ZBA forms	1	0	1	16	12
Notices of Zoning Violations issued	11	6	7	55	24
Zoning Citations issued	3	0	2	11	6

Zoning permits issued this month for single family homes = 3, multi-fm = 0  
 2003/04 Fiscal year to date: s-fm = 33, multi-fm = 17

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**ADMINISTRATION**

- Vacation: Your director will be on vacation from May 19 - May 28.
- Training: Planner Kristie Beaulieu had the opportunity to attend a four-day training session on the use of FEMA’s HAZUS multi-hazard software in New Haven during the week of April 19. She is using that software for the risk and vulnerability section of the Pre-Disaster Hazard Mitigation Plan that she is working on.
- CERT grant application: Staff prepared and submitted an application for funding for the Community Emergency Response Team program. Although this is FY 04, the application was for the use of FY 2003 funds. On the day before this application for 2003 funds was due, the Statewide Strategy workgroup of the Governor’s Senior Steering Council on Homeland Security met to discuss how the FY 2004 funds would be distributed for this program.
- DPH Regional Bioterrorism planning: We have just submitted the paperwork for a small contract with the Department of Public Health which will cover the costs of staff participation in the regional bioterrorism planning process over the next several months. DPH has done a good job of recognizing the contributions of regional planning organizations and keeping them involved in the process.
- Unified Planning Work Program (UPWP): Staff prepared and submitted the third quarter UPWP progress report to FTA, FHWA, and ConnDOT as required by our contract with ConnDOT.
- FY 2005 UPWP: At ConnDOT’s request, staff prepared and submitted to ConnDOT an updated UPWP for FY 2005.
- Homeland Security Funding, 2004: Although the Homeland Security Statewide Strategy Workgroup is meeting this morning and may modify previous recommendations, as of last week, their intent was to provide some funding to RPOs (\$15,000 + .05 per capita) to continue regional coordination meetings for emergency response planning. Their recommendations will go to the Governor’s Senior Steering Committee for review before they become official.
- SGIA: As far as we have been able to tell, funding for the State Grant in Aid to RPO’s is still in the Transportation Strategy Board’s line item allocation in the budget. W

*Technical assistance contracts active in FY 04:*

Contract #	Description	Status
<i>Willimantic River Alliance</i>	<i>grant administration</i>	<i>completed</i>
<i>Ashford</i>	<i>POCD assistance</i>	<i>in progress</i>

**UPCOMING DATES OF INTEREST**

- May 18      **Next meeting of WINCOG’s Regional Emergency Planning Workgroup**
- June 3      **Land Use Education Series - “Variances, Special Exceptions”**
- June 4      **8:30 a.m. - Next WINCOG meeting**
- June 7-9    **Community Emergency Response Team “Train the Trainer” workshops, Hartford (please contact WINCOG if you want to send someone!)**
- June 10     **Deadline for Open Space and Watershed Land Acquisition Grant Program.**
- June 15     **Meeting of Northeastern CT Economic Partnership re CEDS annual report (EASTCONN in Hampton, 1:00 pm)**

## ECONOMIC DEVELOPMENT

- CEDS Update: We received, at long last, a proposal from Cosgrove Development Services regarding the annual report for the Comprehensive Economic Development Strategy developed by the Northeastern CT Economic Partnership (NCEP) and submitted to the U.S. Economic Development Administration (EDA) in the fall of 2002. The NCEP includes representatives from two councils of government (WINCOG and NECCOG), the workforce development board, the Northeast Alliance, educational institutions, financial institutions, business, industry, labor, the chambers of commerce, and others. The Partnership is chaired by Dale Clark (NECCOG) and Michael Paulhus (WINCOG). In response to this proposal, the CEDES Coordinating Committee met last Monday to discuss the proposal, funding, and tasks that need to be accomplished. The meeting was hosted and staffed by WINCOG. In addition to your director, the following attended: John Filchak (NECCOG Executive Director); Virginia Sampietro (Eastern CT WIB); Rheo Brouillard (Savings Institute President and CEO); Elsie Bissett (Killingly Economic Development Coordinator); Ted Montgomery (Windham Economic Development Director); Roberta Dwyer (Executive Director, Northeast Alliance); Roger Adams (Executive Director, Chamber of Commerce, Inc.).

The Committee agreed to delay a decision on the proposal pending further conversations with Cosgrove Consulting, with CERC, and with an additional consultant regarding the scope of work and costs. Ted Montgomery shared a publication from the EDA noting that an annual review and report on the CEDES is required by any officially designated “Economic Development District” (which we are not) and by any organization that receives EDA funding (which we do not). While there is therefore some uncertainty as to whether or not we have to perform an annual review and submit an annual report, the committee’s decision was that we should do our best to comply, even if it is not officially required. At the very least, we would use this opportunity to consider additions or reprioritizations of projects in the plan.

The Committee, therefore, has begun the task of reviewing and documenting changes in the CEDES Coordinating Committee, the NCEP Steering Committee (the larger group of participants), and tasks and activities undertaken by various partner groups which move the goals of the CEDES forward. Information on new projects and changing priorities was gathered last year via a survey. A follow-up survey will provide updated information. A meeting of the full Steering Committee has been tentatively scheduled for 1:00 p.m. on Tuesday, June 15, at EASTCONN in Hampton. We invite your input at any stage of this process.

## TRANSPORTATION

- Regional Transportation Plan (RTP): We have received responses from some towns regarding updates to the town sections of the RTP (THANK YOU!), and will be following up with remaining towns over the next couple of weeks. Staff obtained 1990 census Journey to Work data to analyze in comparison to 2000 data. K. Beaulieu has been busy coordinating with ConnDOT to generate a map of the updated functional classifications of roads for inclusion in the plan.
- I-395 Transportation Investment Area (TIA) plan update: The original Transportation Strategy Board (TSB) legislation required that each TIA develop a plan for the TIA by November 2002 and submit updates biennially. TIA co-chairs (including your director as a co-chair of the I-395 TIA) met with TSB Chairman Oz Griebel on Tuesday of this week to discuss what is expected of the TIA’s for this plan revision. The bottom line is that since the state has not found funding for the priority projects submitted by the five TIA’s with the original plans, we will be asked simply to review the 2002 plans and re-endorse them, unless there have been substantive changes which would alter the priority project lists.

- Section 5310 Grants for Accessible Vehicles: As the result of a successful application under this program, the Town of Coventry’s Human Services Department will receive a grant of up to \$35,000, which will fund 80% of the cost of a new accessible vehicle. The Town provides the remaining 20% of the cost.

**TRANSIT (see Transit Administrator’s Report on page 4)**

- Facility Feasibility Study: As a first step in the process, staff responded to the consultants request for information and data which they need to assemble before looking for potential sites.

**LAND USE PLANNING**

- Regional Planning Commission: The Regional Planning Commission has met twice since the last WINCOG meeting. At the April 7 meeting, the commission discussed and acted on the following referrals:
  - a. #04-02-26-HN: Hebron: A proposal to prohibit the use of outdoor wood furnaces. **No intermunicipal impacts and additional comments.**
  - b. #04-03-11-MD: Mansfield: A proposal to revise the regulations regarding architectural and design standards, adult-oriented establishments, kennels in the Industrial Park Zone, parking space width, and lot line revisions. **No intermunicipal impacts and conformance to regional plan.**

At the May 5 meeting, the commission discussed and acted on the following referrals:

- a. #04-04-21-LN: Lebanon: A proposal to revise the basic requirements of the RA Zone to prohibit non-listed uses and to require conformance to the dimensional requirements. **No intermunicipal impacts and conformance to regional plan.**
- b. #04-04-22-MD: Mansfield: A proposal to allow a 20% reduction in required parking spaces in Planned Business Districts for commercial uses with 250,000 sq. ft. and a theater of at least 1,000 seats. **No intermunicipal impacts and conformance to regional plan.**
- c. #04-04-23-CY: Coventry: A proposal to modify the regulations concerning shared driveways and open space subdivisions. **No intermunicipal impacts and conformance to regional plan.**

At the May meeting, the Regional Planning Commission also reviewed the Regional Transportation Plan draft. The Transportation Plan has always stressed the interrelatedness of transportation and land use. The Regional Planning Commission is working on incorporating relevant aspects of the 2002 Regional Land Use Plan into the 2004 Transportation Plan draft.

- State Conservation and Development Policies Plan Update: Staff submitted a letter of support for the draft State Plan to the General Assembly’s Continuing Committee on Planning and Development. As of this writing (Thursday) we are not sure of the status of the draft plan - whether any action was taken by the legislature to adopt it.
- Ashford Plan of Conservation and Development: The Ashford Plan of Conservation and Development Committee is currently developing goals and objectives. The committee has started a comprehensive mapping process to identify conservation and development priorities.
- Land Use Education Series: Landscape architect Rod Cameron and Killingly environmental planner Delia Fey lead the third land use education workshop on Thursday night of this week. The topic was Site Plan Review.

**EMERGENCY PLANNING UPDATES**

- Emergency Operating Plans (EOP) – FEMA Funding through OEM: Over the past few months, WINCOG’s Regional Emergency Planning Workgroup has been working with the consultants from Tectonic to finalize the terrorism annex which is to be added to each town’s EOP. At the same time, the health districts have been developing a bioterrorism plan for their member municipalities. This will be included as an attachment to the terrorism annex. Consultants have also prepared an *Emergency Alerting and Notification Assessment* for the region, and are finalizing a resource mapping product. OEM has asked that revisions to the EOPs (taking into consideration the review of

and comments on these documents by Tectonic last fall), and the integration of the terrorism and bioterrorism components be completed by May 31, the end of the contract period.

- CERT– FEMA Funding through OEM:  
*CERT:* As noted under administration above, staff submitted an application to fund a Community Emergency Response Team program for the upcoming year. (The grant year is April 1, 2004 to March 31, 2005. Windham (the Willimantic Fire Department) has agreed to be the host for the first course for CERT volunteers. Residents of any WINCOG town are welcome to participate. There is not cost - other than time - to those who wish to become CERT volunteers. If you are aware of any residents who might like to participate - or if you are aware of civic or other groups that might like to have a brief introductory presentation to the program, please contact the WINCOG offices. As noted in the “Important Dates” section above, there will be a “train the trainer” course offered in early June in Hartford. We do have funding to send a few people to this course. Call if you are interested.
- Regional Bioterrorism Planning – federal funding through Department of Public Health (DPH):  
WINCOG has completed and returned the contract documents provided by the DPH, but has not yet received a signed contract in return. This contract provides \$5,000 in funding (to be shared by WINCOG and NECCOG) to support participation in the regional bioterrorism planning effort which will be getting under way shortly.
- Pre-Disaster Hazard Mitigation Planning Grant – FEMA Funding through Department of Environmental Protection (DEP): Planner Kristie Beaulieu has continued to work on the risk and vulnerability part of this assessment. As noted above, she attended a four day course in April on the use of FEMA’s new software for risk and vulnerability analysis. The lack of digitized flood data for Windham County puts us at somewhat of a disadvantage in making full use of this software. Kristie is pursuing the availability of funding from DEP to support WINCOG’s digitizing this data for our member towns in Windham County.

#### **OTHER**

- Regional Dog Pound: Staff sent out a survey to member towns regarding existing pound facilities and arrangements, and have received responses from six of the nine towns. We are awaiting responses from Ashford, Mansfield, and Scotland.

#### **CENSUS AFFILIATE ACTIVITIES**

- Data Requests: Staff responded to requests for data from: 2 local governments.

#### **LOCAL ASSISTANCE**

- Ashford* - Worked on Town POCD under contract.
- Chaplin* - Gathered information for first selectman from UConn’s Center for Research and Analysis regarding a survey to assess public sentiment on alternative solutions for Parish Hill High School.
- Hampton* - Gathered information for first selectman from UConn’s Center for Research and Analysis regarding a survey to assess public sentiment on alternative solutions for Parish Hill High School.
- Lebanon* - Provided assistance to ZEO regarding seasonal dwelling enforcement.
- Scotland* - Gathered information for first selectman from UConn’s Center for Research and Analysis regarding a survey to assess public sentiment on alternative solutions for Parish Hill High School.
- Windham* - Provided traffic counts to individual hoping to open a new business in No. Windham.  
- Provided letter of support for Small Cities ADA project.  
- Provided aquifer map to town planner.

- Provided technical assistance regarding mapping of open space parcel on Trapella Rd.
- All Towns* - Hosted the third of four land use education workshops for land use commission members
- Staffed one meeting of the regional emergency planning workgroup.
- Submitted application for funding for regional CERT program.

#### **OTHER ASSISTANCE**

- Continued to participate in Willimantic White Water Partnership.
- Provided census information to consultant working on project in Eastern CT.
- Provided letter of support for best management practices to Hampton PZC on behalf of developer.
- Provided map of Willimantic Whitewater Partnership area to Chamber of Commerce.
- Provided information to engineering firm regarding aerial maps for Ashford.
- Conducted survey on planning/GIS capacity for Eastern CT RC&D.

#### **MEETINGS**

- April 2 - WINCOG meeting (BB, JB)
- Homeland Security Statewide Strategy Workgroup / Cromwell (BB)
- April 7 - RPO / EOP workgroup meeting / Hartford (BB)
- Meeting with Windham EMD, Fire Chief and fire department trainers re: CERT (BB)
- RPC/ Windham (JB)
- April 8 - OPM technical coordination meeting for RPO Directors / Rocky Hill (BB)
- April 19 - POCD Committee/ Ashford (JB)
- April 20 - DPH Focus Area A (bioterrorism planning) meeting / Middletown (BB)
- WINCOG Regional Emergency Planning Workgroup / Coventry (BB)
- April 21 - Meeting with Willimantic Fire Dept. community educator re: CERT (BB)
- April 23 - Homeland Security Statewide Strategy meeting/ Middletown (BB)
- April 26 - Library Board meeting at WINCOG (JB)
- April 28 - WRCC Dial-a-Ride Advisory Board Meeting (BB, MP)
- April 29 - FHWA workshop on TELUS software / Newington (BB, JB)
- April 30 - Homeland Security Statewide Strategy meeting / Middletown (BB)
  
- May 3 - CEDS Coordinating Committee meeting (BB)
- May 4 - TSB meeting with TIA co-chairs / Hartford (BB)
- POCD Mapping Committee\*/ Ashford (JB)
- May 6 - EC WIB Elected Officials Council meeting (DM, BB)
- Land Use Education Workshop on Site Plan Review / Coventry (BB, JB)
- POCD Mapping / Mansfield (JB, KB)

\* Time not charged to WINCOG

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(*Transit District Activities Report*)

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**Mansfield Commission on Aging Minutes**  
**Monday, April 12, 2004 2:30 PM – Senior Center**

**PRESENT:** K. Grunwald (staff), S. Thomas (chair), M. Thatcher, B. Acebo, P. Hope (staff), N. Stevens, C. Phillips, E. Norris, K. Doeg, C. McMillan, D. Mercier, B. Ivry, J. Brubacher, J. Kenny (staff)

**REGRETS:** P. Secker (will be out of town April and May, and on and off through the summer)

- I. **Call to Order:** S. Thomas called meeting to order at 2:32 PM.
- II. **Appointment of Recording Secretary:** K. Grunwald agreed to take minutes for the meeting.
- III. **Acceptance of Minutes of the March 8, 2004 meeting:** B. Acebo reported that staff of Juniper Hill pointed out that assisted living services are provided at levels 1-3 at this time. Also, not all participants are on the CT Homecare Program for Elders. The correction should note that the minutes accurately reflect P. Hope's report from the provider's meeting that she attended.  
In the section of the minutes on old business, it should be reflected that C. McMillan and E. Norris are the two members whose appointments need to be formalized.  
Minutes accepted with those corrections.
- IV. **Correspondence - Chair and Staff:** P. Hope distributed two flyers. One is on a panel on understanding Medicare changes that will be held in Norwich on 4/26. Contact P. Hope if you are interested in going; she will report on the meeting. N. Stevens asked if it would be possible to tape this and make it available; P. Hope will contact Charter Communications to see if this can be videotaped.  
The second flyer provided information on a professional group breakfast on resources for family members with memory impairment on 4/28 that will be held at the Senior Center. All are welcome to attend.
- V. **Optional Reports on Services/Needs of Town Aging Populations**
  - A. **Health Care Services**

Wellness Center and Wellness Program – J. Kenny distributed copies of her monthly report. There will be changes in the VNA services provided at the Wellness Center, and the Senior Center will be scheduling these appointments and collecting fees for VNA services. This is partly in response to the fact that the Town is no longer contributing to the VNA. Wendy Murakami, the nurse practitioner, will be leaving, and other arrangements will be made to provide nursing services. Jean recently held a program on "How we Grieve".

Mansfield Center for Nursing and Rehabilitation – J. Kenny reported that they will be celebrating their tenth anniversary. They are asking individuals to attend a meeting on 4/21 focused on fund-raising for a fund for employee education and technology.

P. Hope reported that Janet Nelson, the regional CHOICES coordinator will be here in May to talk about the Medicare prescription card.
  - B. **Social, Recreational and Educational**

Senior Center – P. Hope distributed her report on activities for the month of March. Volunteers from UConn and local seniors volunteered to clean windows in the Senior Center. Several programs have been offered concentrating on services for individuals who have low vision. 55 E.O. Smith students and 38 seniors participated in the intergenerational Spring Fling. Students from UConn's nutritional science program prepared the food.

There may be some changes in staffing in the kitchen; as we are in the process of finalizing staffing needs. There is currently a waiting list for home-delivered meals-on-wheels due to funding limitations of TVCCA.

The Windham Regional Council on Aging will hold the annual Senior Expo on May 11 from 9-12 at the Jorgensen Center. Transportation will be provided from the Senior Center.

Senior Center Assoc. – John Brubacher reported that he had no report for this month.

#### C. Housing

Assisted Living Project – Susanna Thomas reported on the Coalition for Assisted Living, that she and K. Grunwald are attending. D. Mercier asked about the connection of this coalition with assisted living efforts aimed at the Mansfield Downtown Partnership. S. Thomas replied that although there is not a formal connection between these two groups, members of the coalition have met with individuals working with MDP to include them in these efforts. S. Thomas reported that the coalition is using the following definition of assisted living from the journal *Geriatrics*: *“Assisted living is a long-term care alternative for relatively independent older adults who require more assistance than is available in a retirement community, but who do not require the medical or skilled nursing care provided in a nursing facility. Assisted living residents live in home-like living quarters that provide a high degree of privacy. They receive assistance, supervision, and limited healthcare services as well as access to activities programs and central dining facilities that serve three meals every day. Assisted living emphasizes that individuals have the right to choose a setting for care and services (adapted from Geriatrics, Feb. 2003.)”*

P. Hope reported that she met with Assisted Living representatives at an Alzheimer's Conference, and they offered to arrange tours for individuals who may be interested in their facilities. She offered to arrange a trip for those who may be interested. There was some discussion regarding the range of services that would/could be offered, and how these services might be offered through one program.

Juniper Hill, Jensen's Park, Other: suggestion that one of the staff from Juniper Hill come to a Commission meeting to report on the assisted living services that are provided. Services are provided through a sub-contract with Utopia, and are limited based on the nurse's availability. S. Thomas mentioned that part of the long-range plan needs to include looking at senior housing in Mansfield.

#### D. Related Town and Regional Organizations

Com. on Physically and Sensorily Impaired - Mary Thatcher reported that group is dealing with issues of membership and purpose of the group; looking for any suggestions for new members. They are looking at addressing larger issues of inclusion in all aspects of community life for people with disabilities. P. Hope

mentioned that we may want to look at the issues related to younger disabled individuals who live in senior/disabled housing.

Senior Resources of Eastern CT: no report.

Town Plan of Conservation and Development – Carol Phillips: no report.

Town Community Center: no report; N. Stevens mentioned that there continue to be some problems with the building, including sinks not working in the family locker rooms. She has brought this to the attention of the staff.

## **VI Old Business**

Status of Town Budget/ consideration of Requests for Funds – K. Grunwald reported that this issue will be addressed at a public hearing tonight. A question was raised about what the impact will be of not fully funding the Senior Center Association's request. K. Grunwald reported that they will need to look at the meal program to see what can be afforded and the extent to which this will need to be subsidized to maintain the current level and choice of food service. The position in the kitchen that funding was requested for is currently funded by Easter Seals.

Request for a Drive-by Mail Box: no update; many complicating factors related to this issue. S. Thomas will follow-up with Mayor Patterson.

## **VII New Business**

Process for revision of **Long Range Plan (1994-2004)**: S. Thomas reminded the Commission that the COA long-range plan expires at the end of this year. She suggested that we build on the existing plan, including evaluating what has been accomplished, what is currently being provided, and what remains to be done. Several suggestions were made as to how to proceed, including the possibility of forming sub-committees. D. Mercier suggested inviting someone to this meeting from the last group that developed this plan to get some idea of how their group functioned. K. Grunwald will bring a model for Action Planning that may be used to develop this plan. It was agreed that housing and transportation continue to be the high priority issues. B. Ivry suggested identifying mental health services as separate from health services. S. Thomas asked each member to critically review the plan and then come together to identify questions and what resources may be needed to answer those questions.

**VI. Adjournment:** meeting adjourned at 4:18 PM

(next meeting set for Monday, May 10, 2004 at 2:30, Senior Center)

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AGRICULTURE COMMITTEE  
MINUTES OF APRIL 14, 2004 MEETING

PRESENT: Charlie Galgowski, Al Cyr, Bill Hopkins, Carol Stearns, Gary Zimmer, Vicky Wetherell.

1. Bill Hopkins was acting chairman.

2. Minutes of the March 10 meeting were approved.

3. Fall Event

Charlie reported a conversation with Janet Jones about a "Festival on the Green" sponsored by the Storrs Downtown Partnership on Saturday, September 18 (new date) in the afternoon following the Know Your Town Fair. The committee would have a 10 x 10 space for its booth (without a fee). The committee discussed the logistics of the proposed Apple Pie Baking Contest: judging, categories, prizes. Considerations of the health code will affect how the remainder of the pies would be dispensed. If sold to benefit a non-profit (possibly the FFA Alumni Scholarship Fund), no health rules would apply. The committee discussed possibly advertising this event on the cover of the 2004 Agriculture Products and Services brochure.

4. Friends of Mansfield Parks event

The committee discussed possible agriculture-related tours for one of FOMP's monthly events.

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**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**

Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

May 10, 2004

Mr. John Littell  
Chief, Tolland Fire Department  
40 Woodland Street  
Tolland, CT 06084

Dear Mr. Littell:

On behalf of the Town Council and our community, we are writing today to thank you and your department for the assistance that you provided to the Town of Mansfield during the recent University of Connecticut Spring Weekend celebration. This year's celebration featured some of the largest crowds to date, and we could not have managed the many public safety and emergency services challenges inherent to the event without the assistance of departments and agencies such as your own.

In an effort to show our appreciation, the Town Council has issued the attached resolution, which I ask you to share with your members. Also, we hope that you will be able to attend the appreciation dinner that the Eagleville Fire Department will be hosting at Station No. 107 on Friday, May 21, 2004 for all of those local departments and agencies that provided assistance during Spring Weekend.

Again, we wish to express our sincere gratitude for your support to the Town of Mansfield, and let us know if we can be of assistance to your department in the future.

Sincerely,

Elizabeth C. Paterson  
Mayor

Martin H. Berliner  
Town Manager

CC: Mansfield Town Council  
David Dagon, Emergency Services Administrator  
Chief William Jordan, Eagleville Fire Department  
Chief Ryan Hawthorne, Mansfield Volunteer Fire Company  
Michael Darcy, Resident State Trooper Sergeant



*Town of Mansfield*

*Resolution in Appreciation for Assistance Rendered by Public Safety and Emergency Services Personnel During Spring Weekend*

*Whereas*, the University of Connecticut held its annual Spring Weekend celebration from Thursday, April 22, 2004 through Sunday, April 25, 2004; and,

*Whereas*, public safety and emergency services personnel from the Town of Mansfield, the State of Connecticut and area communities worked tirelessly and effectively throughout the weekend to manage the event and to respond to various incidents; and,

*Whereas*, at its meeting on Monday, April 26, 2004 the Mansfield Town Council voted to express its appreciation to the Eagleville Fire Department, the Mansfield Volunteer Fire Company, the Mansfield Police Department and all of the other state and area public safety and emergency services departments that provided assistance during Spring Weekend;

**NOW THEREFORE, BE IT RESOLVED**, that the Town Council, on behalf of the community, does hereby express its gratitude to the members of the Eagleville Fire Department, the Mansfield Volunteer Fire Company, the Mansfield Police Department and all of the other responding state and area public safety and emergency services departments for their assistance to the Town of Mansfield during Spring Weekend 2004.

*IN WITNESS WHEREOF*, I have set my hand and caused the seal of the Town of Mansfield to be affixed on this 26<sup>th</sup> day of April in the year 2004.

*Elizabeth C. Paterson*

Elizabeth C. Paterson

Mayor, Town of Mansfield

April 26, 2004

**TOWN OF MANSFIELD**  
**OFFICE OF THE TOWN MANAGER**



Martin H. Berliner, Town Manager

AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
MANSFIELD, CT 06268-2599  
(860) 429-3336  
Fax: (860) 429-6863

May 10, 2004

Ms. Cynthia van Zelm  
Executive Director  
Mansfield Downtown Partnership, Inc.  
- Interoffice Mail -

Dear Cynthia:

I am pleased to inform you that at its regular meeting on April 26, 2004, the Town Council appointed Council member Caroline Redding to the Mansfield Downtown Partnership's Board of Directors for term to run from July 1, 2004 through June 30, 2007.

Please contact me with any questions regarding this matter.

Sincerely,

Martin H. Berliner  
Town Manager

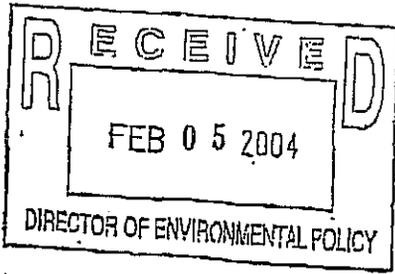
CC: ✓ Mansfield Town Council  
Joan Gerdsen, Town Clerk

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PLANNING AND ZONING COMMISSION  
TOWN OF MANSFIELD  
AUDREY P. BECK BUILDING  
FOUR SOUTH EAGLEVILLE ROAD  
STORRS, CONNECTICUT 06268  
(860) 429-3330

February 3, 2004

Richard A. Miller, Esq., Director of Environmental Policy  
University of Connecticut, Gulley Hall  
352 Mansfield Rd.  
Storrs/Mansfield, CT 06269-3038

Re: Scoping comments, UConn football complex and intramural, recreational and intercollegiate athletic facility, Project #UC-201188

Dear Mr. Miller:

Thank you for providing the Town of Mansfield an opportunity to participate in the Connecticut Environmental Policies Act Notice of Scoping process. At its February 2, 2004 meeting, Mansfield's Planning and Zoning Commission approved the submittal of the following comments regarding the proposed athletic facility on Stadium Road.

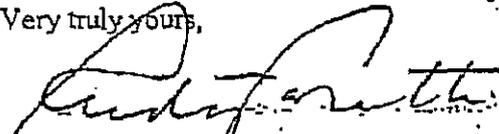
1. The environmental review process should provide sufficient opportunities for public comment on the proposed project. There are private residences on Hillside Circle and Westwood, South Eagleville and Separatist Roads that may be impacted by the subject project, and neighboring property-owners should be notified prior to the Public Hearing on the subject Environmental Impact Evaluation.
2. Mansfield officials and residents previously have expressed concern about the lack of opportunity to review finalized plans prior to the initiation of construction. Past problems that have arisen regarding UConn construction projects might have been avoided or lessened if an opportunity had been provided to review finalized plans and confirm that commitments and mitigation measures recommended in an Environmental Impact Evaluation had been appropriately incorporated and addressed in construction plans. Provisions to address this issue should be incorporated into the environmental review and any approval of the proposed projects.
3. The environmental review should thoroughly evaluate potential onsite and offsite impacts on surface and ~~ground water quality and on nearby wetland and watercourse areas.~~ The proposal will significantly increase the amount of impervious surfaces, and offsite drainage issues have arisen in the subject watersheds. The environmental review should address potential drainage impacts from varying-intensity storms ranging from 1-year to beyond 100-year events. A comprehensive storm water management plan including the use of retention or detention structures, oil/water separators and sediment and erosion controls must be developed for the entire project area, including downstream areas. Details of this comprehensive plan must be incorporated into individual final site plans and opportunities for public review should be provided prior to approval and construction. Long-term maintenance responsibilities for drainage and storm water management must be addressed.
4. The proposed project, particularly the tennis and volleyball court relocation, is situated near existing single-family homes. Potential neighborhood impacts including noise, lighting and property value impacts must be addressed comprehensively. If the site is deemed environmentally appropriate, all buildings, parking areas and other site work should be oriented towards the campus and buffered from single-family neighborhoods. All lighting should be downward-directed, with and the minimum number and intensity of lights necessary to address safety and security needs.

(continued)

7. The proposed facility will be served by UConn's water and sewage disposal systems. Specific water demands and waste disposal requirements should be addressed in the environmental review.
8. As proposed, the indoor field structure would be one hundred feet in height. The steep slope on the easterly side of the proposed building site will help mitigate visual impact. An existing tree buffer along Stadium Road west of the proposed site should be retained to further scale down the building and enhance visual compatibility with the existing landscape.

Thank you for this opportunity to comment. Mansfield officials are available to assist the University and its consultants with the environmental review process. If you have any questions regarding these comments, please contact Mr. Gregory J. Pedick, Mansfield Town Planner, at 429-3330.

Very truly yours,



Rudy J. Favretti, Chairman  
Mansfield Planning and Zoning Commission

cc: Mansfield Town Council  
Mansfield Planning & Zoning Commission  
J. Petersen, Chancellor, Univ. of CT  
T. Callahan, Assoc. Vice-Pres., Univ. of CT  
J. Butts, Planner, WINCOG  
J. Smith, CT Office of Policy & Management  
Mansfield Conservation Commission

**BURTON FAMILY FOOTBALL COMPLEX AND  
INTRAMURAL, RECREATIONAL AND INTERCOLLEGIATE  
ATHLETIC FACILITY**

**DRAFT ENVIRONMENTAL IMPACT EVALUATION  
Connecticut Environmental Policy Act  
(C.G.S. Sections 22a-1 through 22a-1h)**

**May 4, 2004**

*Sponsoring Agency:*  
University of Connecticut

*Prepared By:*  
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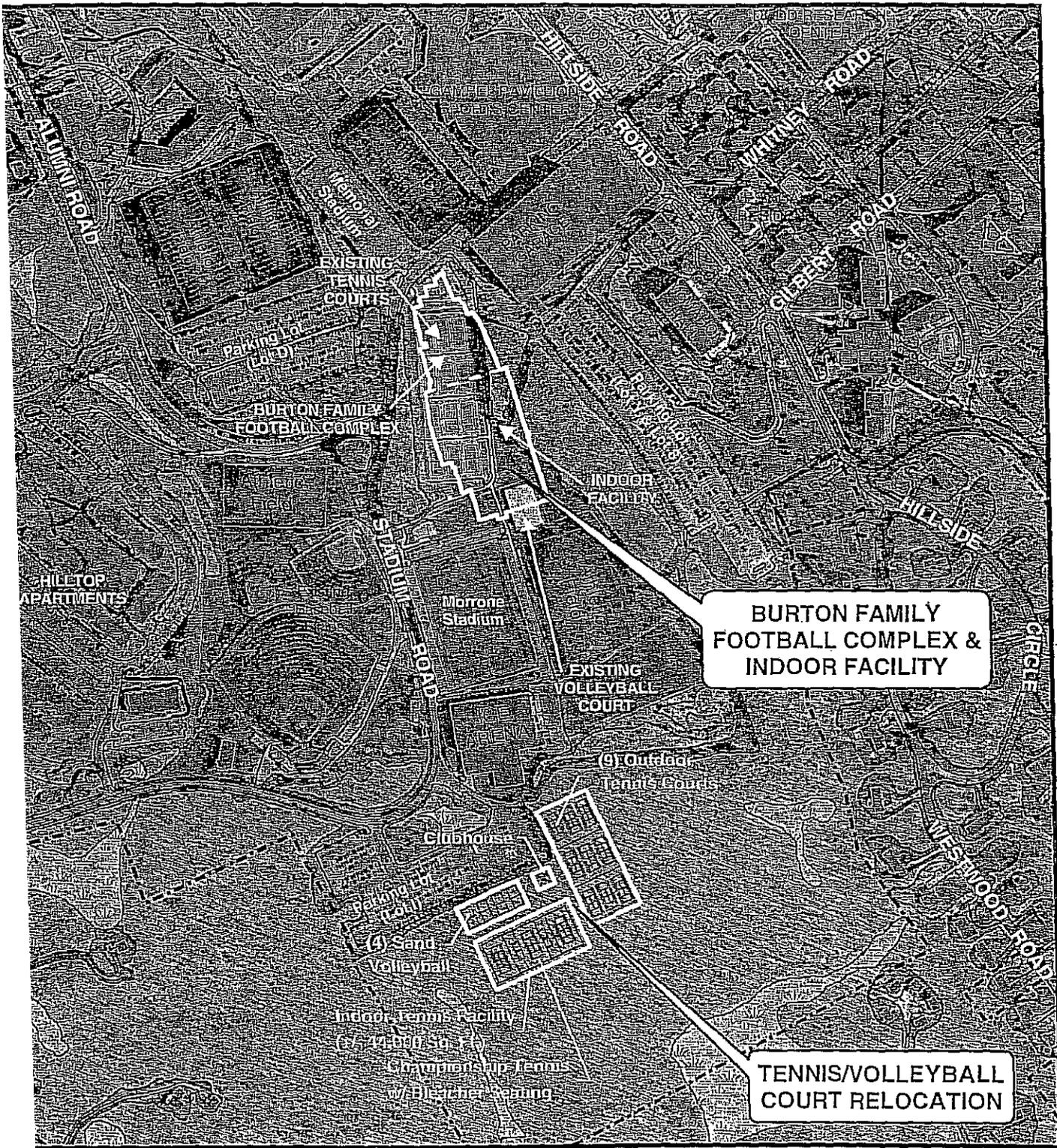
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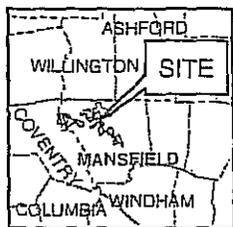
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Figure 1-2: Project Location Map

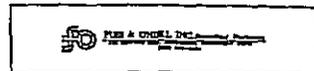
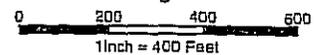
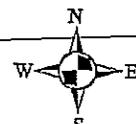


Location Map



Legend

- | Planimetric Features |                                       |
|----------------------|---------------------------------------|
|                      | Property Line                         |
|                      | Building                              |
|                      | Tree Line                             |
|                      | Swamp/Marsh                           |
|                      | Area Under Active Construction        |
|                      | Fence Line                            |
|                      | Sports Facilities                     |
|                      | Parking Areas, Driveways, & Sidewalks |



March, 2004

**BURTON FAMILY FOOTBALL COMPLEX AND  
INTRAMURAL, RECREATIONAL AND INTERCOLLEGIATE  
ATHLETIC FACILITY**

**DRAFT ENVIRONMENTAL IMPACT EVALUATION  
May 4, 2004**

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BURTON FAMILY FOOTBALL COMPLEX AND  
INTRAMURAL, RECREATIONAL AND INTERCOLLEGIATE  
ATHLETIC FACILITY

DRAFT ENVIRONMENTAL IMPACT EVALUATION  
May 4, 2004

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## EXECUTIVE SUMMARY

### Introduction

The University of Connecticut (UConn) proposes to construct the Burton Family Football Complex and Intramural, Recreational and Intercollegiate Athletic Facility (referred to hereafter as Burton Family Football Complex and Indoor Facility), a multi-purpose intercollegiate athletic practice facility, along Stadium Road at the site of existing tennis and volleyball courts on the UConn campus in Storrs, Connecticut. The proposed project is subject to the Connecticut Environmental Policy Act (CEPA) promulgated under Section 22a-1 to 22a-1h of the Connecticut General Statutes because it involves greater than 100,000 square feet (SF) of new construction in a neighborhood conservation area, as defined in the *Recommended Conservation and Development Policies Plan for Connecticut 2004-2009* (OPM, 2004).

This Environmental Impact Evaluation (EIE) has been prepared for UConn in accordance with the requirements of both CEPA and the Regulations of Connecticut State Agencies (RCSA) Sections 22a-1a-1 through 22a-1a-12, inclusive. It provides a description of the proposed action, an evaluation of the direct, indirect, and cumulative effects of the proposed action, unavoidable adverse environmental effects, alternatives, and mitigation measures. In the preparation of this document, the purpose and need for the proposed project was examined, alternative sites were evaluated, the existing environment and potential impacts were further evaluated for the preferred site, and mitigation measures were identified.

### Project Description

The University of Connecticut proposes to construct a multi-purpose practice facility on Stadium Road at the site of existing tennis and volleyball courts on the Storrs campus. The proposed project will consist of the construction of the Burton Family Football Complex and Indoor Facility, as well as removal and relocation of the existing tennis and volleyball courts at the site.

The Burton Family Football Complex will be an approximately 80,000 SF building housing offices and facilities for the UConn Football Program, including public spaces, coaching staff offices and seminar rooms, team meeting rooms, strength and athletic training rooms, and locker rooms and showers. The approximately 85,000 SF Indoor Facility will consist primarily of an indoor artificial turf field. The proposed project will require removal of the existing 12 tennis courts and 3 sand volleyball courts located off of Stadium Road. Both the tennis and sand volleyball courts will be relocated to a currently wooded area south of the Ice Arena and adjacent to Parking Lot I. Nine outdoor tennis courts will be constructed to replace the existing courts that will be displaced by the Burton facility. Three additional tennis courts will be constructed, capable of being converted to an approximately 44,000 SF indoor tennis facility with bleacher seating. A clubhouse with lockers, showers, restroom facilities, meeting room, and office space will also be located in this area. The footprint of the proposed facilities is shown in Figure 1-2.

The Burton Family Football Complex and Indoor Facility will incorporate a number of sustainable design elements consistent with the University's draft Sustainable Design

Guidelines. Additional sustainable design concepts are being explored for the proposed facilities in accordance with the U.S. Green Building Council's LEED rating system.

### Statement of Purpose and Need

The purpose of the proposed project is to provide needed facilities to support both student athletes involved in intercollegiate athletics and members of the University community taking part in recreational activities. This is consistent with the Division of Athletics' commitment to provide the best possible facilities for student athletics and University recreation and the University's strategic plan, which recognizes the role of athletics as a method of building a sense of community, enhancing student life, and improving the University's image.

Facilities for student athletes participating in the football program are currently inadequate compared to peer institutions in the BIG EAST conference. Various service areas are scattered, making it less convenient and less efficient for student athletes to utilize these areas. Construction of the proposed facility will provide one central location for strength and conditioning areas, sports medicine services, meeting rooms, coaches' offices, team locker rooms and academic support services. Centralizing these facilities, some of which are currently located in trailers near Gampel Pavilion, will assist the University in providing students involved in the program the opportunity to compete at the highest levels, both academically and athletically.

### Alternatives Considered

In addition to the No Action Alternative, four alternative on-campus locations and five building configurations were considered for the proposed facility, all within the "athletic quadrangle" of the Storrs Campus. Many factors were considered in the selection of a preferred alternative site including proximity to existing athletic facilities, placement consistent with the size and scale of nearby structures, access to existing campus utilities, convenient access for students and visitors, proximity to existing parking, preservation of existing athletic fields, consistency with campus master planning, as well as the goal of avoiding or minimizing potential environmental impacts.

Under the No Build or No Action alternative, the proposed facility would not be constructed. The No Build Alternative was not selected as the most feasible and prudent action. It would fail to address existing physical limitations and hinder the University's on-going commitment to providing outstanding facilities to increase the quality of student life and promote the highest levels of both academic and athletic achievement. Under this alternative, the inadequate and inefficiently-located facilities for students participating in the football program would continue to be used. This limits the University's ability to compete with peer institutions and detracts from the University's ability to attract and retain outstanding student-athletes.

The five alternatives considered are (see Figure 2-1):

- Entire Facility on Memorial Stadium Site
- Entire Facility on Lot D near Practice Fields
- Entire Facility on Morrone Stadium
- Indoor Facility on Tennis Court Site, Football Facility on Memorial Stadium Site
- Entire Facility on Existing Tennis Court Site

Location of the entire facility on the site of the existing tennis courts was selected as the most feasible and prudent alternative for the development of the Burton Family Football Complex and Indoor Facility given its ability to meet the overall programmatic requirements and selection criteria. This alternative preserves existing playing fields, and the lower topographic elevation of the site makes it an appropriate setting given the size and scale of the indoor practice facility. This location also readily allows connection to existing utilities, provides convenient access for students and visitors, and is near existing athletic facilities. While the placement of the facility on this site will result in the loss of the 46 employee parking spaces in the tennis court lot, it is located near the South Garage which has 1500 spaces and currently only has a peak occupancy of 40% (SmithGroupJJR et al., May 2003).

While each of the alternatives considered are similar in terms of potential impacts to physical and natural resources, the alternatives that were not selected generally did not meet one or more of the major selection criteria considerations and the overall programmatic needs of the University. Several of these alternatives would result in the loss of existing outdoor playing fields, relocation of major fixed structures such as Memorial Stadium, and a loss of a significant number of parking spaces in Lot D. Additionally, given its height (approximately 106 feet tall), the size and scale of the Burton Family Football Complex and Indoor Facility would be inconsistent with other nearby structures and the overall campus setting at several of these alternative locations. The distance of the facility from other existing athletic offices and parking would also result in less convenient access for students and visitors under several of the scenarios not selected.

### Analysis of Impact

The proposed project will not result in impacts to cultural resources, traffic generation, critical species of plants or animals and their habitat, aesthetics and viewsheds, or displace or disrupt any individuals or their communities. Furthermore, the proposed project is consistent with state, regional, local, and University planning. Development of the proposed multi-purpose practice facilities is also compatible with existing land use and zoning.

Potential impacts associated with the proposed project include construction-related impacts to air, noise, and water quality; the loss of some parking spaces in an existing surface lot; potential increases in the volume, flow rate, and pollutant loading of stormwater runoff from the site; one-time generation of construction-related waste and debris and minor increase in ongoing solid waste generation related to the operation of the facility; and a minor incremental increase in demands on utilities, services, and energy consumption.

### Mitigation

The potential adverse impacts associated with the proposed project can be largely offset or avoided through appropriate mitigation measures. The major types of mitigation recommended for the project include construction best management practices to limit fugitive dust impacts and sediment and erosion, preservation of the existing wooded buffer between the proposed project and off-campus residential areas to the east, minimizing removal of trees along Stadium Road and east of the Burton facility, site design elements to minimize impervious cover and runoff peak flow and volume, post-development stormwater quantity and quality controls including potential infiltration of stormwater runoff on-site, and incorporation of water and energy conservation measures in the building design and construction. The planning, design, and permitting process for the project will further identify mitigation measures related to wetlands, stormwater, wastewater, and traffic to reduce potential environmental impacts.

### Conclusion

The proposed project will provide the necessary facilities to support both student athletes and members of the University community taking part in recreational activities. The Burton Football Complex and Indoor Facility will bring the football facilities on par with those of peer institutions in the BIG EAST Conference. The improvement in the physical condition of training, practice, and student academic support facilities will have a direct benefit to the students participating in the football program at UConn. Students and other members of the University community involved in recreational activities on campus will directly benefit from the proposed facilities. For both intercollegiate and recreational athletes, the improvement in facilities benefits the overall experience of student life. The total cost of the project is estimated at \$40 million. Potential adverse impacts include short-term construction-related impacts on air quality and noise, minor incremental increases in demands on utilities and services, incremental increases in solid waste and energy demand, a minor loss of surface parking spaces offset by the availability of parking in the nearby surface lots and the South Parking garage, and potential impacts to stormwater and water quality. However, these impacts will be avoided or minimized through project design, permitting, and specific mitigation measures.

CEPA/EIE Process and Draft EIE Review Period Comments

The Connecticut Environmental Policy Act (CEPA) process used to prepare the Draft Environmental Impact Evaluation (EIE) for this project is discussed under Section 1.6, which has included public/agency input to date.

The Draft EIE for this project is being circulated for a 45-day public/agency review period beginning May 4, 2004. Written comments on the document must be submitted to UConn no later than June 18, 2004 by 4:00 pm. UConn will hold a public hearing on the Draft EIE no sooner than 30 days following the May 4, 2004 publication of the notice of availability. Written comments on the Draft EIE must be submitted to the below-listed contact.

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## 4.0 COSTS AND BENEFITS

Costs and benefits associated with a project may be both quantifiable (tangible) and non-quantifiable (intangible). Quantifiable costs are those associated with the construction and operation of the proposed facility and the relocation of the tennis and volleyball courts. Direct benefits are primarily intangible, resulting from improved facilities for student athletes and members of the University community taking part in recreational activities. The discussion of the costs and benefits is based on the project description as presented in Section 1.3 of this EIE.

### 4.1 Costs

Based on preliminary design, the total cost of the project (engineering design, permitting, construction, etc.) is estimated at \$40 million, including, site preparation, utility extension, building construction and outfitting, final site landscaping, and removal/relocation of the tennis and volleyball court facilities. It should be noted that these costs are a reasonable estimate of costs to develop the project as described in this EIE and may change slightly as the project design is completed.

Operation costs for the new facility will be offset by the consolidation of existing facilities and activities at various locations throughout the athletics quadrangle. No additional faculty or staff are anticipated to be required to support the operation of the facility.

### 4.2 Benefits

As discussed in Section 1.4 of the EIE, purpose of the proposed project is to provide needed facilities support both student athletes involved in intercollegiate athletics, as well as members of the University community taking part in recreational activities. The tangible benefit will be the obvious improvement in available facilities that will result from the construction of the Burton Football Complex and Indoor Facility, bringing the football facilities on par with those of peer institutions in the BIG EAST Conference. The intangible benefits are both direct and indirect. The improvement in the physical condition of training, practice, and student academic support facilities will have a direct benefit to the students participating in the football program at UConn. Likewise, students and other members of the University community involved in recreational activities on campus will directly benefit from the availability of a large indoor practice field. For both intercollegiate and recreational athletes, the improvement in facilities benefits the overall experience of student life.

The second benefits of the proposed project to the University and the State are both intangible and tangible. First, intercollegiate athletics continues to benefit the University by contributing to building a sense of community, enhancing student life, and increasing regional and national recognition for the University through visibility associated with athletics. Although difficult to quantify for a single project such as this one, these intangible benefits foster tangible gains in the form of student recruitment and retention, and financial support for the Division of Athletics and the University by private donors.

## 5.0 IMPACT ANALYSIS SUMMARY

Based upon the findings presented in Section 3.0, Existing Environment and Analysis of Impact, this section summarizes unavoidable adverse impacts associated with the proposed project, irreversible and irretrievable commitments of resources that will occur, and potential mitigation measures to reduce or minimize impacts associated with the construction and operational phases of the proposed project.

### 5.1 Unavoidable Adverse Impacts

Unavoidable adverse impacts related to the proposed project include increases in utility and energy consumption, increases in solid waste generation, as well as temporary impacts associated with the construction phase of the project. Mitigation measures identified to offset impacts are presented in Section 5.4.

- Air Quality: Construction activities may result in short-term impacts on ambient air quality due to direct emissions from construction equipment and trucks and fugitive dust emissions. These impacts will be temporary, and will affect only the immediate vicinity of the construction sites and their access routes. Emissions from project-related construction equipment and trucks are expected to be insignificant with respect to compliance with the NAAQS.
- Noise: Heavy construction equipment associated with the site development may result in temporary increases in noise levels in the immediate area of construction.
- Utilities and Services: The proposed project will result in a small incremental increase in utility usage on the Storrs campus. Adequate capacity is available to meet the needs of the proposed facility without adverse effect to other facilities on campus. A net increase in impervious area of approximately 174,000 SF associated with the new facilities, as well as high groundwater and relatively low-permeability soils that limit the infiltration potential within the project area, may result in increases in post-construction runoff volumes. Infiltration of stormwater runoff below the McMahan Parking Lot and in the area of the relocated tennis and volleyball courts will be implemented, to the extent that subsurface conditions will allow, to mitigate potential increases in runoff volumes.
- Parking: Forty-six existing faculty parking spaces will be eliminated to construct the football complex and indoor facility. The loss of parking spaces in the Tennis Court Lot is not anticipated to result in a significant impact to parking since reserve capacity is available from the nearby surface lots and South Parking Garage.
- Solid Waste and Recycling: Construction of the project will result in the one-time generation of construction-related waste and debris. University-wide recycling efforts will offset any additional generation of solid waste, which is anticipated to be minor since the proposed facility will result in the centralization of existing facilities.

- Ecological Resources: The proposed project will result in the removal of some trees along Stadium Road and west of the proposed Burton facility, as well as various ornamental landscape vegetation and shrubs associated with the existing tennis courts. None of the trees or vegetation planned for removal provides ecologically significant habitat. Landscaping plans for the proposed project include the planting of trees, shrubs, and ground cover that are native species or non-invasive ornamental species.
- Energy: The new facility is likely to result in a small incremental increase in campus-wide energy consumption. However, the new facilities will incorporate energy saving features and will result in additional energy conservation compared to existing facilities.

## 5.2 Irreversible and Irretrievable Commitments of Resources

Irreversible and irretrievable commitment of resources associated with the proposed project consist of resources that remain committed to a project through its lifespan (i.e., irreversible commitment) or those that are consumed or permanently impacted as a result of the proposed project (i.e., irretrievable commitment). The following irreversible and irretrievable commitment of resources would result from the proposed project:

- Utilities and Services: The proposed project will result in a small incremental increase in utility consumption on the Storrs campus.
- Energy: The proposed project will result in consumption of non-renewable energy sources such as natural gas and oil.
- Economic Resources: The estimated total project cost is approximately \$40 million dollars. Use of these funds for this project will preclude their utilization for other purposes.
- Construction Resources: Various construction materials will be consumed as a result of the project development.

## 5.3 Cumulative Impacts

CEPA regulations require that the sponsoring agency for a project consider the cumulative impacts of its actions. Cumulative impacts are those that result from the incremental impact of the proposed action when added to other past, present or reasonably foreseeable future actions. Potential cumulative impacts associated with the proposed project include:

- Utilities and Services: Like all new development, the proposed project will result in additional demand for utilities and services. While a cumulative impact to utilities will result from the construction of the proposed project in combination with other construction projects on campus, the Burton project represents less than a 2 percent increase in the approximately 11.5 million SF of building floor area presently on the UConn campus. Excluding the South Parking Garage and the Burton facility projects, the remaining square footage associated with the 21<sup>st</sup> Century UConn Projects

represents slightly greater than a 2 percent additional increase in the total campus-wide building floor area. As such, adequate utility capacity exists to accommodate the foreseeable development on campus.

- Traffic and Parking: The proposed project will not result in a significant increase in traffic generation on campus. A small increase in pedestrian traffic may occur as a result of more pedestrians watching football practices and scrimmages, as well as other intercollegiate and recreational athletes using the facility. A signalized pedestrian crosswalk has been proposed at the intersection of Stadium Road and Hillside Road as part of the ongoing Campus Master Plan Update (SmithGroupJJR et al., November 2003).

Faculty parking spaces in the current Tennis Court Lot will be eliminated with the construction of the proposed project. This loss of parking spaces is not anticipated to result in a significant impact to parking since reserve capacity is available from the nearby surface lots and South Parking Garage.

- Solid Waste and Recycling: Since the proposed facility will primarily result in a relocation of existing campus facilities, only a small net increase in solid waste generation is anticipated. University-wide recycling efforts will offset any additional generation of solid waste. The proposed project, combined with other construction projects on campus, will result in the ongoing, episodic generation of construction-related waste and debris, which will be recycled or hauled off-site to an approved disposal facility.
- Hydrology and Water Quality: The proposed project will result in a net increase in impervious area of approximately 174,000 SF. High groundwater encountered throughout the project area and relatively impermeable soils may limit the amount of infiltration that can be achieved to offset the increase in runoff volume caused by increased impervious coverage. The final design of the stormwater management system for the proposed development will incorporate, to the extent feasible, infiltration of stormwater runoff at locations within the project area that have more favorable infiltration characteristics such as below the McMahan Parking Lot and at the tennis and volleyball court relocation area.

While potential increases in post-development peak discharge of stormwater runoff will be mitigated through the use of on-site detention, peak storm flows from the project site could potentially coincide with the peak discharge from natural or manmade detention facilities downstream in the watershed, resulting in increases in peak flows at critical downstream locations such as culverts and areas prone to flooding. The potential downstream impacts will be offset by proper design of the stormwater detention facilities for the proposed project.

- Long-Range Planning: The proposed project is consistent with state, regional, local, and University planning efforts. As such, it is anticipated to have a beneficial cumulative impact on planning efforts at the various planning levels.

#### 5.4 Mitigating Measures and Considerations that Offset Adverse Environmental Impacts

Mitigation measures have been identified to reduce or offset potential adverse impacts associated with the proposed project. These are summarized in Table 5-1 by resource category as described in Section 3 of this EIE. For resource categories for which no mitigation is proposed, the impact evaluation has determined that either the impacts are insignificant, requiring no mitigation, or that there will be no adverse impacts resulting from the proposed project.

Table 5-1. Mitigation Measures Summary

Resource Category	Proposed Mitigation
Air Quality	<ul style="list-style-type: none"> <li>Construction best management practices to limit fugitive dust impacts</li> <li>Prohibition of excessive construction equipment idling</li> <li>Appropriate traffic management techniques during construction</li> </ul>
Noise and Light	<ul style="list-style-type: none"> <li>Conformance with Connecticut noise regulations</li> <li>Limiting construction to daytime hours</li> <li>Proper maintenance of construction equipment</li> <li>Advance notification to nearby receptors if construction activities may produce temporary excessive noise levels</li> <li>Maintain existing wooded buffer between proposed project and off-campus residential areas to the east</li> </ul>
Traffic and Parking	<ul style="list-style-type: none"> <li>Future signalized pedestrian crosswalk at the intersection of Stadium Road and Hillside Road as part of ongoing Campus Master Plan</li> <li>Update to the STC Major Traffic Generator Certificate to include the proposed project and the North Hillside Road Parking Lot</li> </ul>
Utilities and Services	<ul style="list-style-type: none"> <li>Proposed utility connections should be coordinated with appropriate public utilities, as necessary, prior to construction</li> <li>Incorporation of water and energy conservation measures in the building design</li> <li>To the extent feasible, infiltration of stormwater runoff below the McMahon Parking Lot and the tennis/volleyball court relocation area to mitigate potential increases in runoff volume due to increased impervious area</li> <li>Post-development stormwater treatment practices to address stormwater quantity and quality control requirements consistent with CTDEP guidance</li> <li>Design of stormwater management system will incorporate, to the extent possible, measures on-site and in the McMahon Parking Lot, to mitigate increases in peak flows from the project</li> </ul>
Hazardous Materials	<ul style="list-style-type: none"> <li>Storage and disposal of fluids associated with construction vehicles and equipment in accordance with applicable regulations</li> <li>Disposal of contaminated soil or groundwater in accordance with applicable regulations</li> <li>Testing of paint on existing structures prior to removal. If lead based paint is identified, perform work using lead-safe work practices by OSHA-trained workers.</li> </ul>
Solid Waste and Recycling	<ul style="list-style-type: none"> <li>Implement campus-wide recycling program at the proposed facilities</li> <li>Use of recycled content materials in the building construction</li> <li>Handling and disposal of removal waste in accordance with applicable solid waste regulations</li> </ul>
Aesthetics and Viewsheds	<ul style="list-style-type: none"> <li>Maintain existing wooded buffer between proposed project and off-campus residential areas to the east</li> </ul>
Cultural Resources	<ul style="list-style-type: none"> <li>None</li> </ul>
Geology, Topography, Soils	<ul style="list-style-type: none"> <li>Peat soils below the proposed building to be excavated and replaced with engineered fill</li> </ul>
Hydrology and Water Quality	<ul style="list-style-type: none"> <li>Construction sediment and erosion controls, including appropriate dewatering measures to address soil excavation and high groundwater in the project area</li> <li>Post-development stormwater treatment practices to address stormwater quantity and quality control requirements consistent with CTDEP guidance, including runoff volume reduction, groundwater recharge, peak flow control, and pollutant reduction</li> <li>To the extent feasible, infiltration of stormwater runoff below the McMahon Parking Lot and the tennis court relocation area to mitigate potential increases in runoff volume due to increased impervious area</li> <li>Site design elements to minimize impervious cover and runoff peak flow rate and volume</li> <li>An operation and maintenance plan for the stormwater management system, including pollution prevention elements related to street sweeping, fertilizer usage, and landscaping</li> </ul>
Ecological Resources	<ul style="list-style-type: none"> <li>Minimize removal of trees along Stadium Rd. and east of proposed Burton facility to the extent feasible</li> <li>Utilize native species and non-invasive ornamental species for facility landscaping</li> </ul>
Land Use and Zoning	<ul style="list-style-type: none"> <li>Maintain existing wooded buffer between proposed project and off-campus residential areas to the east</li> </ul>
Long Range State and Local Planning	<ul style="list-style-type: none"> <li>None</li> </ul>
Energy	<ul style="list-style-type: none"> <li>Incorporation of energy efficient features in the building design</li> </ul>
Public Health and Safety	<ul style="list-style-type: none"> <li>Incorporation of fire protection and alarm system that meets ADA and NFPA standards</li> </ul>
Economy, Employment and Income	<ul style="list-style-type: none"> <li>None</li> </ul>

**TOWN OF MANSFIELD**  
**MANSFIELD BOARD OF EDUCATION**  
**REGION 19 BOARD OF EDUCATION**  
**Resource Sharing/Allocation**

The Town of Mansfield has undergone a gradual evolution in the consolidation of services and sharing of resources between the Town, the Mansfield Board of Education and Regional School District No. 19. While the thrust of service consolidation has occurred mainly in the areas of financial management, facility maintenance and information technology, a number of social, recreational, and other services/resources are also shared among these organizations.

The philosophical approach is based upon the assumption that cooperation and the sharing of resources in accomplishing common tasks result in a better product to the organizations involved and at a lower cost to our taxpayers. The relationships that result are workable only with goodwill and the complete support of each administrative and policy-making entity involved.

***Finance.***

The Department of Finance is a service oriented entity performing the following functions for the Town of Mansfield, the Mansfield Board of Education, the Region 19 Board of Education, the Eastern Highlands Health District, the Discovery Depot a Town run 501c3 daycare agency, and the Downtown Partnership a public redevelopment corporation: purchasing; accounts payable; revenue collection; financial planning and policy making; accounting and bookkeeping; financial statement preparation; treasury management; debt management; information technology; and budgeting. This has not always been the case. The process of consolidation has unfolded in an informal, incremental manner, with the distinctions between financial management of the Town, and financial management of the schools gradually fading, resulting in an integrated financial management system.

Beginning in the early 1970's, the Town's Director of Finance began serving as the Mansfield Board of Education's Business Manager. The two organizations also began sharing the cost for both this position and the Director's secretary on a pro-rated basis. By charter, the Director of Finance is appointed by, and reports to, the Town Manager. However, the practice has been for the Town Manager to appoint the Director of Finance with the advice and consent of the Superintendent of Schools. This arrangement has had the dual effect of reducing costs and improving the coordination of the financial activities of the Mansfield Board of Education and the Town.

### Staff Reorganization.

In the early 1980's, the next step in the integration of financial management was implemented. At that time, a major staff reorganization was undertaken. While the Director of Finance served both the Town and Mansfield Board of Education, the respective staffs did not. The functions of payroll, accounts payable, accounts receivable, budgeting and purchasing were duplicated in each entity. The reorganization eliminated the distinction between Town and Board employees and grouped these positions in one office according to function only. Since the procedures necessary to carry out the functions of payroll, vendor payments, budgeting, purchasing and accounts receivable are virtually the same regardless of where the activity originates, there was no reason to maintain this distinction.

Under the resulting and current arrangement, all payrolls are processed within the same office, regardless of who is being paid. Similarly, all vendor payments are processed within the same office, regardless of where the expenditure is charged. The accounts payable clerks from each organization were merged into one accounts payable section. The budget function was centralized in the Finance Office where the accounting staff is used during budget preparation to assist the various departments as they prepare individual budgets and then to assist the Superintendent and Town Manager as they prepare their final documents. Common charts of accounts, payroll checks, timesheets, vendor checks, purchase orders and other financial documents facilitated this integration.

A key challenge and benefit to the reassignments was cross training whereby employees learned to perform additional functions beyond their traditional job description. The increased knowledge and information allows individuals to provide support, as needed, to a wider range of functions. This also provides a measure of protection against the problems that can arise when a key employee leaves the organization.

The budget preparation process is vastly improved because of this consolidated financial management. The budgets are necessarily coordinated with each other early in the process because one entity is involved in the preparation of all the budgets. The same benefit holds true for financial reporting. Any discrepancies between the Town's financial statements and the Board's are caught immediately and rectified. Similarly, capital projects like school construction, are better coordinated because consolidated financial management provides a forum in which the Board of Education and the Town must be aware of each other's plans and financial situation.

With the exception of the Student Activity Fund, all cash collections are handled by the Revenue Collector's office. The Town also accounts for the revenues and expenditures of the School Cafeteria Fund as well as being responsible for collecting revenues from State and Federal educational grant programs, and for collecting tuition payments. Thus all expenditures regardless of where they are charged and all revenues regardless of source are handled within one consolidated department.

### Financial Services and Reporting for Region 19 School District

Another step in the consolidation of school and Town financial management took place in 1986. At that time, Regional School District Number 19, a newly created 9-12 school district encompassing the towns of Mansfield and Ashford entered into a contract with the Town of Mansfield to provide a range of financial services similar to those being provided to the local board of education. Region 19 encompasses the Towns of Mansfield, Ashford and since 1997 Willington, with one high school serving the whole district.

Under the contract, the Mansfield Department of Finance is responsible for the Region's financial management, including preparation of the Region's budget and revenue and cash management. Implementation of the agreement required the development of a financial management system to account for the Region's revenues and expenditures (currently nearly \$15.3 million). The financial management system, developed by the Finance Department, consists of an accounting system, automated payroll system, automated program budgeting system, cash management system, purchasing system, and fixed asset accounting system. The Town provided the personnel necessary to create these systems, hiring one additional full time employee and one-half time employee to accommodate the additional workload.

Operationally, the Finance Department provides the Region with an automated cash disbursement and receipt system, a fully operational payroll system, and accounting and bookkeeping services. The Finance Department also prepares the Region's monthly, quarterly and annual financial reports, the preparation of the Comprehensive Annual Financial Report, grant applications, and the annual school budget. The Region has received the Certificate of Achievement for Excellence in Financial Reporting since 1990.

As a distinct political entity, Region 19 must generate its own financial reports and process its own activities separately from the Town of Mansfield. Still, the activities are now performed using uniform systems and computer applications by specialized personnel. The previous staff reorganization allowed for greater specialization and proficiency among the Finance Department staff, enabling the department to take on the added responsibilities contained in this agreement. In return for these services, the Region pays the Town approximately \$76,000 annually.

A third reorganization took place in the late 1990's when the Office of Information Technology was recognized as a separate Bureau within the Department of Finance. That office is also funded on a shared basis between the Town, Mansfield Board of Education and Region 19 BOE. At that time, a separate internal service fund was created to provide the following services to Town and school departments: copier services; local and wide area networking services; Internet; computer equipment and peripherals; school bus facilities and voice communication services.

The Department of Finance prepares all internal and external reports for the Town Government and the Boards of Education including the ED-001 (end of year school report) for both Boards and the Comprehensive Annual Financial Report for the Town and Region 19. The Department also prepares the annual financial report for the Eastern Highlands Health District.

*The Department of Finance current organizational chart includes the following positions:*

<b>Function:</b>	<b>Title:</b>	<b>Paid by:</b>
Administration	Director of Finance	Town/BOE
Accounting & Bookkeeping	Controller	Town
	Accountant	Town
	Part-Time Assistant (12 hrs per wk)	Enterprise Fund
Accounts Payable	Finance Clerk	Town
	Finance Clerk	Internal Service Fund
	Finance Clerk	Town/BOE
Payroll	Payroll Clerk	Town/BOE
Revenue Collection	Collector of Revenue	Town
	Assistant Collector of Revenue	Town/Enterprise Fund
	Finance Clerk	Town
Assessor	Assessor	Town
	Property Appraiser	Town
	Finance Clerk	Town
Office of Information Technology	Information Technology Manager	Town/BOE
	Information Specialist I	Internal Service Fund
	Information Specialist II	Internal Service Fund

NOTE: The Town receives from the Regional School Board \$76,000 into the General Fund and \$49,000 into the Management Services Fund to pay for their share of the services.

### ***Other Shared Financial Services***

In addition to the consolidation of the primary financial systems, the Town and both Boards of Education have also established a joint Section 125 payroll plan, a consolidation of risk management functions, a self-insured fund for employee medical benefits and coordination of major purchasing for energy and office supplies.

### *Facilities Maintenance*

Historically, the maintenance and custodial function for the Town and Mansfield Board of Education has operated on a consolidated, cooperative, cost-sharing basis. This relationship is in contrast to many towns and their school districts, which maintain freestanding, separate organizations and cost centers.

The Town Manager and Superintendent of Schools reviewed this arrangement in 1998, along with the job responsibilities and reporting relationship of the two key management positions within the overall maintenance and custodial program. Essentially, two issues were addressed in the review. One was to determine the effectiveness of the program, while the second was to determine what changes, if any, should be made.

Regarding the first issue, it was found that the cooperative arrangement works quite well. Most customers within the Town and school system are essentially satisfied. In addition, it was found that more towns are moving to a consolidated model owing to what was identified as its greater efficiency, effectiveness and ability to capitalize on the economies of scale.

Regarding the second issue, the review did reveal the need for three changes in what had been the management structure. These changes were approved by the Town Council and the Mansfield Board of Education during the summer of 1999. They are briefly summarized below.

First, fairly minor changes were made to the job descriptions. These related primarily to clarifying and formalizing existing practices and making technical changes in the titles of the director and deputy director.

The second change involved a restructuring of the salary classification of both positions. This was based on an assessment of comparable positions in other municipalities, competition in the marketplace, and on a factor analysis of the specific skills required in each position.

Finally, it was concluded that it would be more appropriate for the deputy to work for the Board and the director to work for the Town – a reversal of the arrangement that had been in place. This was based on the fact that the deputy is the day-to-day supervisor of the custodial employees who are Board employees. The director is seen as a more senior management position with overall responsibility for departmental direction of both Town and Board maintenance activities and budgetary matters. As a practical matter, both the Town Manager and Superintendent of Schools will continue to conduct cooperative performance evaluations for both incumbents.

### ***Grounds and Vehicle Maintenance***

The Town's relationship with School District Region 19 was expanded beyond the financial management realm pursuant to a 1988 agreement. This time, the focus was on public works and the maintenance of school grounds. E. O. Smith High School is located immediately next door to Mansfield Town Hall. It was, therefore, a natural step for the Town to assume responsibility for the exterior maintenance of school grounds. The Town has the necessary manpower, equipment and materials to undertake these functions thereby avoiding the unnecessary duplication of grounds maintenance between Town and Region employees and budgets. Region 19 will pay the Town approximately \$65,000 annually for maintenance services in fiscal year 03/04.

The Town, working through the Director of Public Works, performs access road and parking lot maintenance, maintenance to large turf areas, and maintenance to athletic fields for both Boards of Education. Parking lot and access road responsibilities include snow plowing and sanding, spring sweeping, the cleaning of catch basins, and pothole repair. Turf maintenance includes mowing, watering, fertilizing and otherwise caring for the many acres of turf area under the control of the two Boards of Education. Caring for the athletic fields involves staking out the fields once each year, lining them throughout the playing seasons, rototilling baseball and softball fields at the beginning of each season, and otherwise keeping all fields in playing condition.

The Town Public Works Department also provides vehicle maintenance for the Town and Mansfield Board of Education vehicles.

### ***Library Services***

To the extent that the missions of the Town Library and the local schools overlap with regard to promoting literacy and an appreciation of literature, they work cooperatively on a range of programs encouraging reading and the use of library resources. For several years, the Town Library has organized and staffed evening programs for Title I children and their parents. This cooperative program with the schools encourages parent involvement in the development of their children's reading skills, and familiarizes families with public library materials and services.

The Town Library also worked closely with Board of Education preschool programs to receive grant-funded computers and software designed to develop reading readiness. Training in the use of these computers and software was provided to teachers, parents and children from the preschool programs by Town Library staff.

In the mid-1990's, the Town Library moved to an on-line cataloguing and reference system. The system is provided by Bibliomation, which is an organization of Connecticut libraries. That system was extended to the Mansfield Public Schools a year later. School children in Mansfield now use the same system from K-8 regardless of which school they attend or if they are at the public library. In 2001, the Town and Board established a shared Librarian position. The

individual will work in the schools during the school year and at the Library when school is out and during the summer.

### ***Technology***

The Town and both Boards of Education jointly sponsored and completed a strategic technology plan in 1997. That plan, which was implemented over the subsequent five years resulted in the following accomplishments:

- Implementation of a Wide Area Network using Windows NT as the standard platform (since upgraded to Windows 2000 server)
- All locations have been connected through frame relay and T 1 technology
- Centralize Internet and E-Mail service
- Standardize office automation software on Microsoft Office
- Develop and implement structured training programs for all major software products in use
- Centralized all student information
- Share support personnel to help implement and maintain the Wide Area Network and Local Area Network

The Town with the Boards of Education went through a selection process last year to update our Strategic Technology Plan. That process is now under way.

### ***Other Shared Resources***

The Town and schools also share office and class room space where appropriate. For example, the Board of Education office is located in Town Hall. Likewise, adult recreation/educational programs run by the Parks and Recreation Department are often held at E. O. Smith High School. Summer camp programs offered by the Parks and Recreation Department are run at the Mansfield Middle School.

Another area where services overlap, and, therefore, benefit from a sharing of resources, is in youth services. The Town's Youth Services Bureau, which provides educational, therapeutic, and counseling services to young people and their families, works closely with the Town's schools and E. O. Smith High School.

During the Fiscal Year 1989/90, the Town entered into a contract with a local consultant to provide the Town with risk management services. These services are also shared with the Board of Education and Region #19. The Town, Board of Education and Region 19 also share the cost for a town employee responsible for carrying out the risk management program. All risk management activities for the three entities are centered with the risk management assistant.

In 1990, the Town established the Mansfield Health Insurance Fund, an internal service fund, providing hospitalization and medical-surgical health coverage for all Town, Board of Education and Region #19 employees.

In 2002, the Region deeded back to the Town approximately 7 acres of land behind Town Hall which was being used for school playing fields. The Town completed in October 2003 a Community Center, which includes a 25-yard competition/recreation pool and gym facilities. In exchange for the land the Town and Region have signed an agreement for shared use of the facility.

### ***Benefits***

One sacrifice that agencies have to make in such sharing efforts is a loss of autonomy. Individual departments and employees must give up some independence in order to cooperate in service consolidation and the sharing of resources. However, the potential benefits are numerous. They include greater efficiency through economies of scale, elimination of duplication, better use of facilities, personnel efficiencies and improved coordination and planning. What these all share in common is that they result in better services to taxpayers at lower cost.

Prepared by:

Mansfield Department of Finance

Jeffrey H. Smith

Director of Finance

December 16, 1996

Revised: October 21, 1997

Revised: November 18, 1999

Revised: October 22, 2002

Revised: April 15, 2004

## UCONN STUDENTS ENROLLED AT STORRS CAMPUS, 1985-2004

Academic Year	Undergrad. F/T	Undergrad. P/T	Total Undergrad.	Total Grad.	Total
Spring, 1985	10,954	994	11,948	-----	
Fall, 1985	11,584	1,108	12,692	5,599	18,291
Spring, 1986	10,747	1,182	11,929	-----	
Fall, 1986	11,806	1,240	13,046	5,711	18,757
Spring, 1987	11,028	1,257	12,285	-----	
Fall, 1987	12,526	1,159	13,685	6,380	20,065
Spring, 1988	11,450	1,226	12,676	-----	
Fall, 1988	12,743	1,200	13,943	6,590	20,533
Spring, 1989	11,612	1,344	12,956	-----	
Fall, 1989	12,276	1,399	13,675	6,591	20,266
Spring, 1990	11,286	1,397	12,683	-----	
Fall, 1990	12,307	1,265	13,572	7,001	20,573
Spring, 1991	11,220	1,416	12,636	-----	
Fall, 1991	11,321	1,249	13,128	4,329	17,457
Spring, 1992	10,838	1,329	12,167	4,131	16,298
Fall, 1992	11,321	1,170	12,491	4,399	16,890
Spring, 1993	10,353	1,228	11,581	4,206	15,787
Fall, 1993	10,830	1,075	11,905	4,549	16,454
Spring, 1994	9,849	1,149	10,998	4,229	15,227
Fall, 1994	10,328	1,058	11,386	4,503	15,889
Spring, 1995	9,546	1,144	10,690	4,118 (est.)	14,808
Fall, 1995	10,271	1,059	11,330	4,405	15,735
Spring, 1996	9,475	1,184	10,629	4,068	14,697
Fall, 1996	10,271	1,059	11,330	4,405	15,735
Spring, 1997	9,557	1,106	10,663	3,882	14,545
Fall, 1997	10,362	956	11,318	3,863	15,181
Spring, 1998	9,567	1,142	10,709	3,287	14,355
Fall, 1998	10,740	942	11,682	3,646	15,328
Spring, 1999	9,894	732	10,626	3,187	13,813
Fall, 1999	11,411	576	11,987	3,347	15,334
Spring, 2000	10,662	718	11,380	3,152	14,532
Fall, 2000	12,234	728	12,962	3,246	16,708
Spring, 2001	11,309	728	12,037	3,222	15,259
Fall, 2001	13,017	571	13,588	3,367	16,955
Spring, 2002	12,103	928	13,031	2,867	15,898
Fall, 2002	13,688	525	14,213	3,705**	17,918
Spring, 2003	13,136	869	14,005	3,539	17,865
Fall, 2003	14,318	845	15,163	3,927	19,090
Spring, 2004	13,642	899	14,541	3,815	18,507**

\* As of 5/12/04, Off. of Inst. Resources (486-1904)

\*\* Total only: Includes professional Pharmacy program students (151)

## UCONN STUDENTS LIVING ON CAMPUS AT STORRS, 1985-2004

<u>Acad. Year</u>	<u>Undergrad.</u>	<u>Grad.</u>	<u>Total</u>
Fall, 1985	9,233	440	9,673
Spring, 1986	8,847	432	9,279
Fall, 1986	9,300	455	9,755
Spring, 1987	9,070	442	9,512
Fall, 1987	9,566	419	9,985
Spring, 1988	8,969	417	9,348
Fall, 1988	9,464	429	9,893
Spring, 1989	8,911	437	9,348
Fall, 1989	8,772	432	9,204
Spring, 1990	8,067	425	8,492
Fall, 1990	8,655	433	9,088
Spring, 1991	7,915	405	8,320
Fall, 1991	8,191	441	8,632
Spring, 1992	7,437	430	7,867
Fall, 1992	7,628	424	8,052
Spring, 1993	6,889	428	7,317
Fall, 1993	7,152	465	7,615
Spring, 1994	6,390	456	6,846
Fall, 1994	6,702	421	7,123
Spring, 1995	6,100	414	6,514
Fall, 1995	6,567	390	6,957
Spring, 1996	6,020	410	6,430
Fall, 1996	6,675	414	7,089
Spring, 1997	6,089	372	6,471
Fall, 1997	6,473	418	6,819
Spring, 1998	5,969	378	6,347
Fall, 1998	7,212	414	7,626
Spring, 1999	6,635	417	7,052
Fall, 1999	7,818	430	8,248
Spring, 2000	7,142	411	7,553
Fall, 2000	8,259	440	8,699
Spring, 2001	7,952	421	8,373
Fall, 2001	9,247	543	9,790
Spring, 2002	8,223	425	8,648
Fall, 2002	9,868	449	10,317
Spring, 2003	9,409	560	9,969
Fall, 2003	10,567	423	10,990
Spring, 2004	10,257	485	10,742

Mansfield Apartments included in totals, but not Northwood; Northwood Apartments had 87 grad. student/family-occupied

As of 5/13/04, Off. of Resid. Life (486-2926)  
alluconn



University of  
Connecticut  
Cooperative

Item #16



Windham County  
Extension Center

March 1, 2004

College of Agriculture and  
Natural Resources

Elizabeth Patterson  
Mayor  
4 South Eaglevill Road  
Storrs, CT 06268

Dear Mayor Patterson:

I'm pleased to be able to send you the enclosed annual report on the activities of The Green Valley Institute in 2003.

The Green Valley Institute (GVI) is an educational partnership among the Quinebaug-Shetucket Heritage Corridor, the University of Connecticut College of Agriculture and Natural Resources, and the University of Massachusetts Extension System. We exist to serve municipal leaders like yourself, town land use commissions, private landowners and others by:

- Improving the knowledge base from which land use and natural resource decisions are made, and
- Building local capacity to protect and manage natural resources as our region grows.

A one-page summary of the year's program highlights is found on the inside front cover, with additional detail on our individual programs in the body of the report.

If you would like to know more about GVI's purpose, programs and resources, please don't hesitate to contact us. We exist to serve the towns within the Heritage Corridor, and would be happy to meet with you and explore ways we might work together productively in 2004. Thank you for your time.

Stephen H. Broderick  
Extension Forester and Co-Chair  
The Green Valley Institute  
[sbroderi@canr.uconn.edu](mailto:sbroderi@canr.uconn.edu)

Sincerely,

Susan P. Westa  
Extension Land Use Educator & Co-Chair  
The Green Valley Institute  
[swesta@canr.uconn.edu](mailto:swesta@canr.uconn.edu)

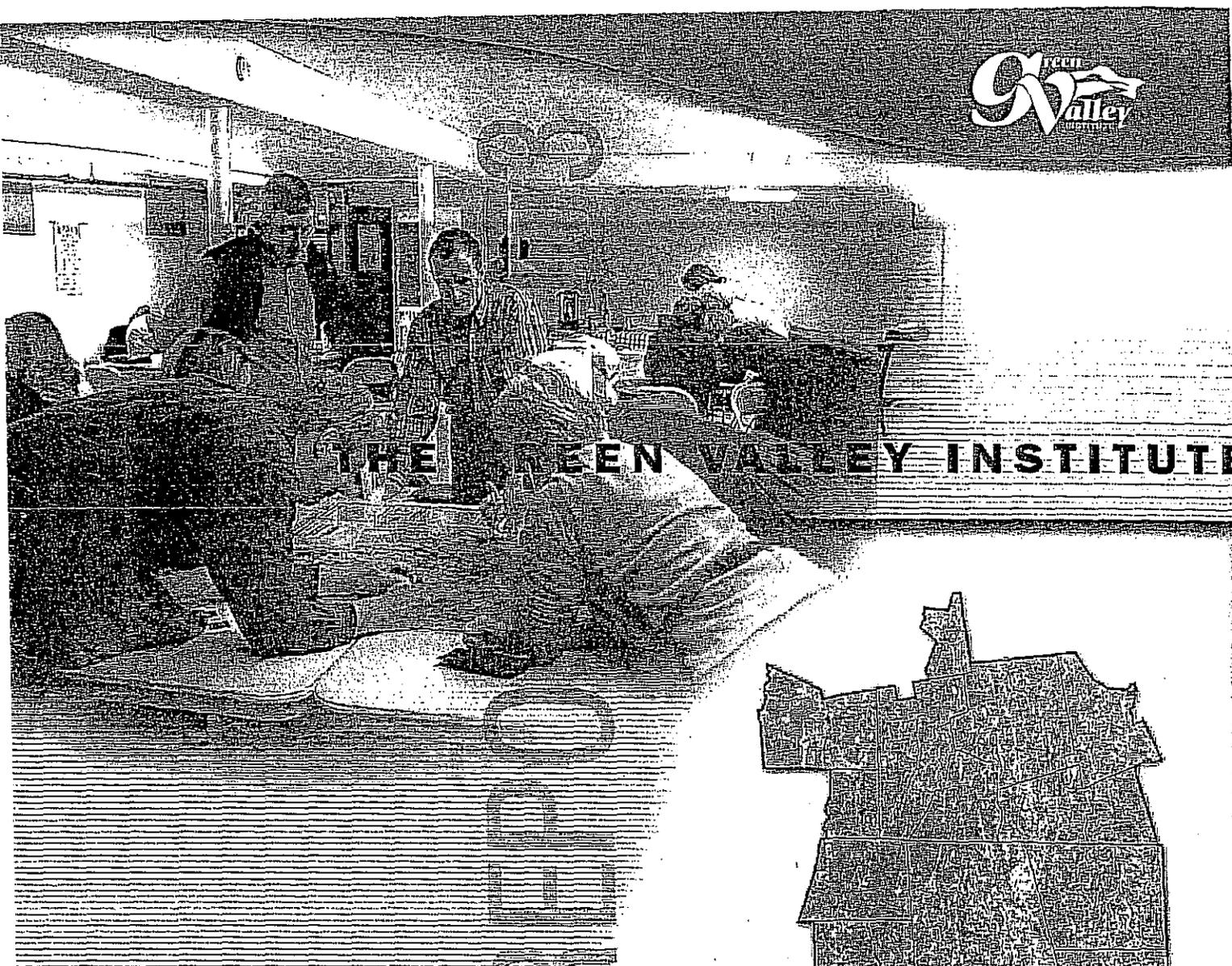
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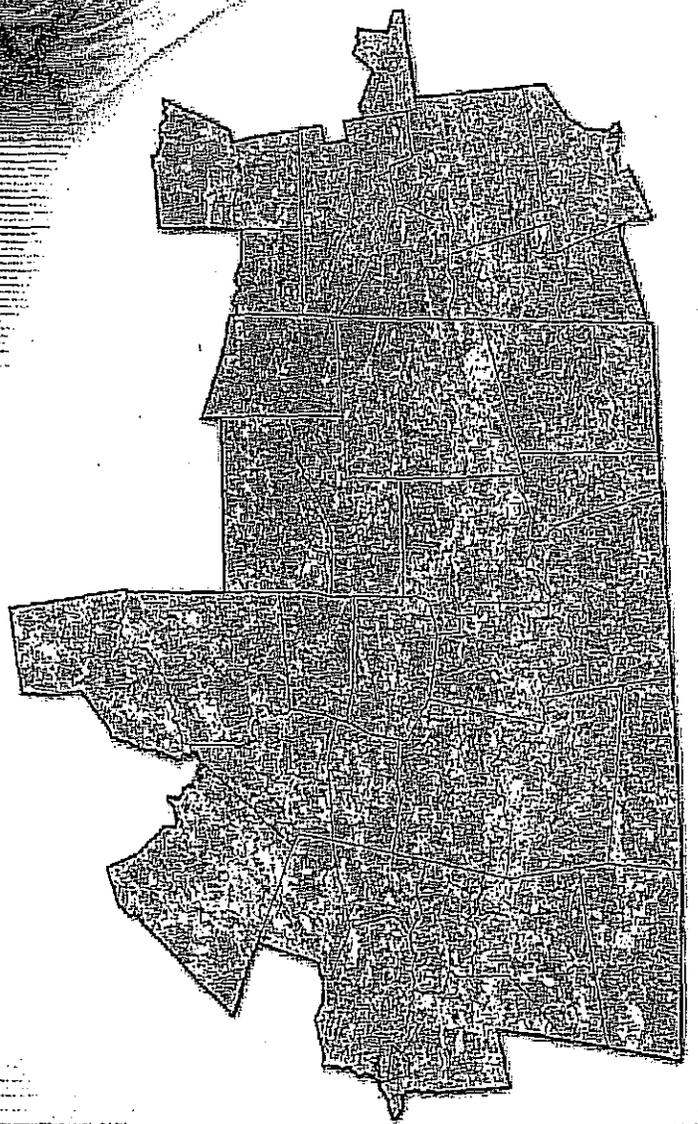
Telephone: (860) 774-9600  
Facsimile: (860) 774-9480  
web: [www.uconn.edu](http://www.uconn.edu)

An equal opportunity program provider and employer. To file a complaint of discrimination, write USDA, Director, Office of Civil Rights, Room 326-W, Whitten Building, Stop Code 9410, 1400 Independence Avenue, SW, Washington, DC 20250-9410 or call 202-720-5964

P. 95  
"The University of Connecticut and the U.S. Department of Agriculture cooperating"



# THE GREEN VALLEY INSTITUTE



A Partnership of



The University of Connecticut College of  
Agriculture & Natural Resources

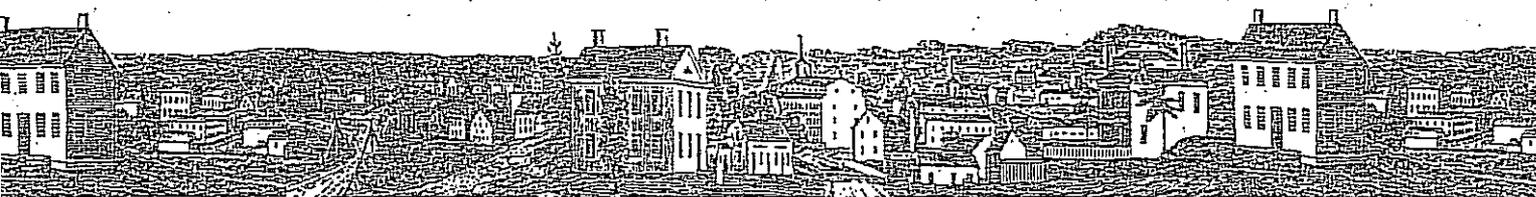
and



The University of Massachusetts Extension

and

Numerous other agencies and organizations



## 2003 PROGRAM HIGHLIGHTS

### THE GREEN VALLEY INSTITUTE

- *Improving the knowledge base from which land use and natural resource decisions are made;*
- *Building local capacity to protect and manage natural resources as our region grows.*

- Sixty-three Green Valley Institute (GVI) short courses, workshops and training sessions were taught to 1,307 Corridor community leaders, landowners and interested citizens in 2003.
- One hundred forty volunteers trained and supported by GVI programs donated at least 1877 hours of time in 2003, valued at some \$31,045.
- One hundred thirty-four farm and forest owners attended workshops on conserving family farms and forests. At least 966 acres are in the process of being permanently protected from development as a direct result, bringing the total to 2,852 acres of land that have been permanently protected or are in the process of such protection as a direct result of GVI programs.
- Our GIS Center:
  - partnered to develop new aquifer and breeding bird digital data layers for Corridor communities;
  - assisted seven Corridor communities in developing natural resource inventories (NRI's), creating a total of 14 communities we have worked with on NRI's;
  - partnered with the UConn CLEAR Center to teach two 5-day GIS short courses and a one-day GPS course to 27 Corridor community leaders;
  - began piloting the use of a computer program that allows weighting and overlaying of multiple NRI data layers to produce a "co-occurring" resource map for conservation planning.
- The GVI web site ([www.thelastgreenvalley.org/gvi](http://www.thelastgreenvalley.org/gvi)) was completely revised and expanded, and now receives over 1,000 visits per month.
- Thirty-eight private forest owners, owning collectively 2,883 acres, attended a six-part short course on forest stewardship.
- An average of 37 town planners, commissioners and others heard nationally known land use experts and various Connecticut experts lead discussions on a variety of smart growth, property tax, and related land use issues of GVI's dinner hour seminar series.
- GVI's community planning and community design faculty taught 15 programs across the Corridor on conservation development alternatives, skill building for new municipal commissioners, developing commercially while retaining rural character, village and community design, and conserving historical resources.



Cover Photo: Representatives from Brooklyn, Canterbury, Plainfield and Sterling map habitat corridors at a cooperative natural resource inventory work session.

Cover map: Land use and Land cover, 2002 data.

- GVI's first annual "Neighborhood Award" was presented to Datum Engineering and Surveying for a subdivision design that successfully incorporated the protection and enhancement of open space resources.
- A comprehensive sustainable landscape demonstration area was developed at the University of Connecticut Extension Center in Brooklyn. A "virtual tour" of the site will be available on-line in 2004.



## THE GREEN VALLEY INSTITUTE

Our Quinebaug-Shetucket National Heritage Corridor (QSHC) is blessed with many things. A long, rich history still written in our towns and on the landscape. Working farms and clean, beautiful rivers. Large tracts of unbroken forests that remain full of wildlife. **The Green Valley Institute (GVI)** was created to help document, plan for and protect these priceless resources as our region grows. Our goals:

- To improve the knowledge base from which land use and natural resource decisions are made,
- To build local capacity to protect and manage natural resources as our region grows.

GVI is a formal outreach partnership among the Quinebaug-Shetucket National Heritage Corridor, the University of Connecticut's College of Agriculture and Natural Resources and the University of Massachusetts Extension. Its programs are made possible through active partnerships with many additional organizations (see page 11), and the active involvement of the Corridor's Natural Resources and Agriculture (NRA) Committee<sup>1</sup>.

We believe that land use and natural resource planning and management are primarily *local* activities. As a result, our programs specifically target three local audiences:

- **Private and municipal landowners**, (including conservation land trusts) who together own over 80% of the Corridor's land;
- **Municipal leaders** (selectmen, commissioners & staff), who plan future land use and regulate land use changes;
- **Contractors, Developers, Realtors** and others who convert open space to other uses.

GVI works to ensure that these groups have the knowledge and resources they need to make good decisions as they plan for the future.

The Institute was privileged to receive formal award recognition on two fronts in 2003. Citing us for "*meeting the technical planning needs of small towns while furthering the public's awareness of land use principles*", the Connecticut Chapter of the American Planning Association presented GVI with its 2003 Public Program Award. Also in 2003, the Green Valley Brush Brigade received the Connecticut Greenways Council's Outstanding Volunteer Program Award.

This annual report summarizes The Green Valley Institute's activities and accomplishments in 2003, and touches on our plans for the future. We welcome your ideas, suggestions and advice. If you would like to contact us, call (860) 774-9600, drop a line to The Green Valley Institute, c/o QSHC, 107 Providence Road, Putnam CT 06260 or reach us on line at [www.thelastgreenvalley.org/gvi](http://www.thelastgreenvalley.org/gvi)

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<sup>1</sup> The NRA Committee meets the 3rd Wednesday of every month at the QSHC Putnam and welcomes new members.



**In 2003, landowners took concrete steps to permanently protect family lands from development on an estimated 966 acres as a result of attending a GVI workshop or working directly with GVI staff.**

2003. Visits to the page are now exceeding 1,000 per month and growing.

The expanded site includes such innovations as an illustrated guide to conducting a town natural resource inventory, and an interactive Decision Tree for private landowners interested in permanent protection of land from development.

**Audience # 1: Private landowners**

**PROTECTING FAMILY LANDS** - GVI's Extension faculty along with several private practicing attorneys and land protection specialists brought a program called "Your Family Lands: Legacy or Memory? A Workshop on Protecting Privately Owned Farms and Forests" to three different locations around the Corridor in 2003. A total of one hundred thirty-four farm and forest owners heard presentations on starting the land protection process, conservation easements and other protection tools, funding programs, and the economics of land protection. Co-sponsors included The Nature Conservancy and municipal Commissions from six Corridor communities.

Follow-up surveys and interviews reveal that in 2003, landowners took concrete steps to permanently protect family lands from development on an estimated 966 acres as a result of attending a GVI workshop or working directly with GVI staff. This creates a total of 2,852 acres of land that have been permanently protected or are in the process of such protection as a direct result of GVI programs.

**FOREST STEWARDSHIP SHORT COURSE** - Thirty-eight private forest owners, owning collectively 2,883 acres, attended a six-part short course on forest stewardship. Co-sponsored by the Eastern Connecticut Forest Landowners Association, the Forest Stewardship Program and the Department of Environmental Protection, the course guided participants through the process of map making, site evaluation and other necessary steps towards the completion of an individual forest stewardship plan.

**SUSTAINABLE LANDSCAPING** - This residential component of GVI's programming partners with the UConn Master Gardener Program to train volunteer educators on sustainable landscaping techniques that protect water quality. Topics in the 4-part workshop series included understanding sustainable landscaping concepts, assessing the residential property,



Walking Weekenders learn about low-input, sustainable landscaping at the new GVI sponsored landscape demonstration area in Brooklyn.

soils, turf, organic products, buffers, wells and septic systems, and drafting a sustainable landscape design.

A comprehensive sustainable landscape demonstration site was developed in 2003 at the Windham County Extension Center in Brooklyn, including dozens of native and low-input landscape species. Thirty local gardeners participated in the first guided tour of the area in November, and a "virtual tour" of the site will be available on-line in 2004.



Twenty-four program volunteers contributed a total of 464 hours in demonstration area construction and education in 2003.

**CONSERVATION LAND TRUSTS** – A one day field session on the stewardship of land trust properties, co-sponsored by the CT DEP and The Nature Conservancy, was attended by 23 land trust stewards and representatives.

***Audience # 2: Municipal Leaders and Commissioners***

Legal authority to plan for and implement land use decisions is vested mainly in our Corridor towns. Town planning & zoning, conservation and related commissions are given this responsibility, often with limited staff or financial resources.

**LIVABLE COMMUNITIES LAND USE SEMINARS** – These dinner-hour seminars have become a cornerstone of GVI's community planning program. The four offered in 2003 averaged 37 town planners, commissioners and others. Nationally known land use experts, including Myron Orfield and Anton Nelessen, paired with various Connecticut experts to present and lead discussions on a variety of smart growth, property tax, and related land use issues.

On a scale of 1 (NO VALUE) to 5 (TREMENDOUS VALUE), participants rated the seminars at 4.1 in terms of knowledge gained and the usefulness of that knowledge in their communities.

**DEVELOPMENT ALTERNATIVES THAT CONSERVE OPEN SPACE** – This award-winning workshop was presented four times to 68 municipal decision makers in 2003. At least one community (Scotland) adopted new conservation subdivision regulations as a direct result of this program.

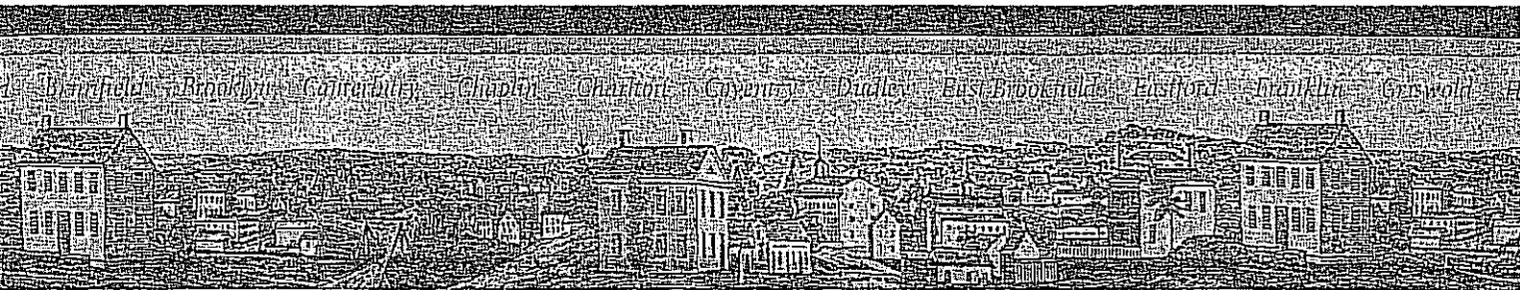
**SKILL BUILDING FOR MUNICIPAL COMMISSIONERS** – This series of three workshops was developed for municipal commissioners and staff addressing land use issues. Averaging 31 participants per session in 2003, the series is designed to provide new commissioners the basic knowledge and skills they need to become effective, and as a refresher course for others.

**COMMERCIAL DEVELOPMENT AND RURAL CHARACTER: YOU CAN HAVE BOTH** New workshop developed in 2003 and presented in Brooklyn, which formed a sub-committee to develop regulations and guidelines for a new commercial area along Route 6 as a result of this presentation.

**VILLAGE and COMMUNITY DESIGN** - During 2003 GVI worked with several Corridor towns on projects to maintain or enhance their unique character. Highlights include:

- Coventry was concerned with changes facing South Coventry village from a DOT road re-alignment on Route 31. GVI worked with the Town Planner, the Main Street Partnership and interested citizens to help create a vision for the village district. As a result, design guidelines, developed by GVI, and changes to zoning regulations creating a pedestrian friendly village that celebrates the historical Mill Brook are being considered.

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- Windham voted that Jillson Square, a prominent 6-acre parcel in the center of the city, remain as open space. GVI conducted a design workshop to involve town residents in creating goals, objectives and a wish list for the future park. UConn Landscape Architecture Program (LAP) students were enlisted to create alternative designs. The town continues to work with GVI and the LAP to refine the plans.
- Dudley: GVI is working with the Town Planner to help the Town envision a new village center. The historic center of town gradually disappeared due to the unplanned expansion of commercial development.

**ECONOMICS OF LAND USE** - To give municipal decision-makers information to help them in future land use decisions, a series of workshops and presentations on economics and other impacts of community growth have been developed.

*The Economics of Land Use: How Land Use Decisions Affect the Mill Rate and the Quality of Life* is a newly available workshop based on research and studies across the country. It gives an overview of the issues, delves into analysis and offers practical solutions.

In addition two workshops are offered to assist individual towns in conducting their own fiscal analysis:

- A two session, hands-on workshop that provides the methodology for a town to get started on its own Cost of Community Services Study;
- *How to Conduct a Build-out Analysis* will get a town started in this process, which estimates the maximum future development possible based on existing regulations and the mill rate and other fiscal implications.

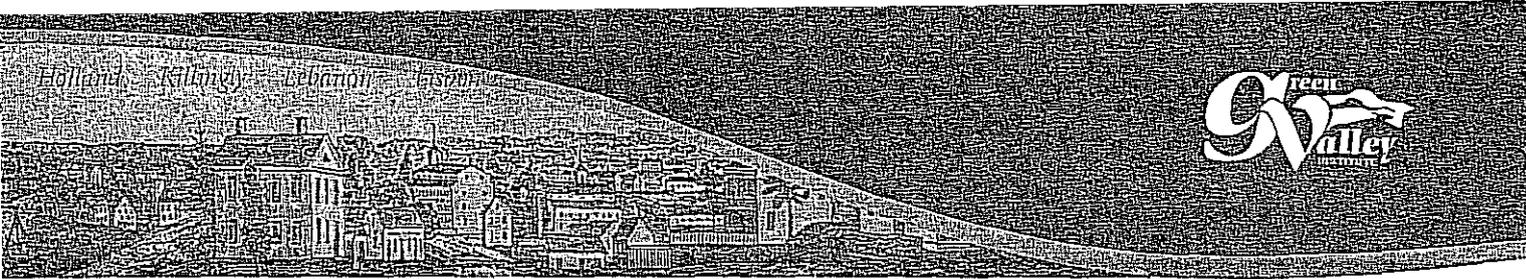
Private forest landowners from the Heritage Corridor learn about good forest stewardship at the Wolf Den Land Trust's Ostby Memorial Forest in Hampton.



**HISTORICAL AND ARCHAEOLOGICAL PROTECTION** –

Workshops were held to gather data from eight towns (Ashford, Brooklyn, Canterbury, Chaplin, Eastford, Hampton, Plainfield and Sterling). The resulting maps can be used in combination with each town's natural resource maps (that were previously developed with GVI's GIS Center) in future land use planning.

**COMMUNITY CAPACITY BUILDING** - Two new Conservation Commissions, in Union and Windham, were created with GVI assistance in 2003, bringing the total to five created with GVI assistance since 2001. These non-regulatory Commissions provide their towns with a natural resource information focal point that greatly expands their ability to manage and utilize environmental data in land use decision making.



**Audience # 3: Building Contractors & Realtors**

In partnership with the Southern New England Forest Consortium, Inc. (SNEFCI) and the Connecticut Chapter of the American Planning Association (CTAPA), GVI presented its first annual Corridor "Neighborhoods Award" in 2003 to Datum Engineering and Surveying of Mansfield Center for their design of the Truman Meadows Subdivision in Coventry. This award publicly recognizes a residential or commercial development project that successfully incorporates the protection and enhancement of open space resources into its design. The award, including a \$500 stipend, was presented to the winner at the QSHC's annual breakfast in March.

GVI is also working with the Eastern Connecticut Association of Realtors to develop a 3-hour, ECAR-accredited program for their members called "Conservation Development Options: Finding a Balance That Works."

**III. Recruitment, training and support of natural resource & land use volunteers**

The conservation of natural resources in the Corridor is heavily dependent on citizen volunteers. Municipal Commissions, non-profit land trusts and the Corridor itself are among those dependent on knowledgeable, dedicated volunteers. Historically, a chronic shortage of volunteers has hampered the productivity of many of these groups.

*A NEW INTRODUCTION TO THE NATURAL WORLD* - An annual, weekend-long educational retreat, this program recruits and trains people who wish to serve as local land use volunteers. The program includes 18 hours of indoor and outdoor instruction in map reading, hydrology and ecology. An outdoor classroom site allows participants to learn how various land use disturbances affect soils, water quality, and ecosystems.

On a scale of 1(none) to 7(a tremendous amount) the 29 new volunteer participants in 2003 rated the retreat at 6.4 in terms of knowledge gained and the usefulness of that knowledge.

Twenty-four of the 29 participants are now serving in some conservation volunteer capacity. Six are now serving on municipal land use commissions and/or committees. Twelve are now active members of the Green Valley Brush Brigade (see below). Three volunteer for a local forest landowner association, two for local land trusts, and three volunteer for Cooperative Extension and/or the Soil & Water Conservation District.

Together these volunteers contributed some 314 volunteer hours in 2003. In addition, volunteers from previous years' retreats, placed successfully and continuing to work in community volunteer positions, contributed at least 614 hours in 2003.

*THE GREEN VALLEY BRUSH BRIGADE* - Municipal and land trust conservation properties provide many benefits to society. Not least among them are outdoor recreation opportunities for our

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*Twenty-four of the 29 participants in GVI's Weekend Retreat for new volunteers are now serving in some conservation volunteer capacity.*



citizens: the ability to relax, enjoy, learn about and develop respect for our natural environment.

These benefits cannot exist unless there are well-maintained trails and access points on these properties. Good trails allow our conservation properties to be part of the fabric of the community, promoting their use by the public and contributing to a stronger community conservation ethic. And yet the owner organizations are continually challenged by the amount of hard work and people-hours required to maintain a good access system.

*The Green Valley Brush Brigade*, an all-volunteer group of some 25 Corridor citizens, makes itself available on a request basis to land trusts and others who need sweat equity out on the ground. The landowner host organization provides their own volunteers at work sessions, resulting in additional placement matches for GVI-trained volunteers.

The Brush Brigade completed 9 different work projects in 2003, building trails and bridges and removing exotic invasive plants.

**CITIZEN SCIENCE PROGRAM** –GVI partnered with the Connecticut Audubon Society to recruit, train and support volunteers in the collection of needed natural resource data. Through streamwalks, rapid bioassessment methodologies, amphibian monitoring and involvement in the Keeping Track® large mammal data collection protocol, these volunteers began what will be a long-term program of gathering and maintaining baseline and trend data on stream and habitat quality in the Corridor.

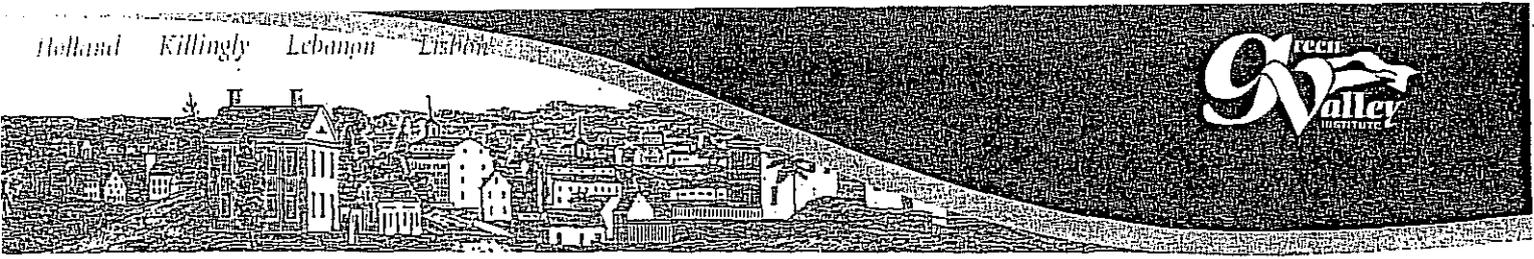
### 2004: What Lies Ahead?

The Green Valley Institute faculty and staff are excited about our plans for 2004, as we seek to make greater inroads in addressing the Corridor's complex land use and natural resource issues. Programs and plans for 2004 include:

- A new 3-hour course for realtors called "Conservation Development Options: finding a balance that works " offered through the Eastern Connecticut Realtors' Association Accreditation Program;
- A new series of "smart growth" and land use forums for community planners and land use decision makers;
- A new series of workshop offerings in the Economics of Land Use;
- Training and assistance for towns in identifying high priority, "co-occurring" natural resource areas using computer analysis of natural resource inventory data.

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**In total, volunteers  
trained and supported  
through these  
programs donated  
at least 1877 hours  
of time in 2003,  
valued at some  
\$31,045.**



## THE GREEN VALLEY INSTITUTE

### Personnel

Steve Broderick, Co-Director and Senior Educator in Forestry, University of Connecticut Cooperative Extension System (Connecticut Certified Professional Forester).

Susan Westa, Co-Director and Assistant Educator in Land Use and Natural Resources, University of Connecticut Cooperative Extension System (AICP Certified Planner).

Michael Altshul, GVI Geographic Information Systems Specialist, University of Connecticut Department of Natural Resources Management & Engineering.

Ruth Cutler, Landscape designer, GVI Land Trust liaison and volunteer coordinator, University of Connecticut Cooperative Extension System.

Robert Levite, Esq, Extension Natural Resources Educator, University of Massachusetts Extension.

Paula Stahl, Community Design Specialist, University of Connecticut Landscape Architecture Program.

Holly Drinkuth, Brooklyn, CT Conservation Commission Chair and GVI Conservation Commission liaison.

Dr. Daniel Civco, Associate Professor of Natural Resources and Director of the Laboratory for Earth Resources Information Systems (LERIS) at the University of Connecticut Department of Natural Resources Management & Engineering.

Mark Westa, Assistant Professor of Landscape Architecture, University of Connecticut Landscape Architecture Program.

## PARTNERS

Partner organizations that made the Institute's 2003 programs possible include:

- The Windham Region Council of Governments
- The Central Massachusetts Regional Planning Commission
- The Connecticut Department of Environmental Protection
- The Nature Conservancy Connecticut Chapter
- Connecticut Audubon
- The University of Massachusetts Department of Natural Resources Conservation
- The University of Connecticut Center of Land Use Education and Research (CLEAR) and Extension Geospatial Technologies Program
- The Natural Resources Conservation Service
- The Eastern Connecticut Conservation District
- The Northeast Connecticut Council of Governments
- The Southeast Connecticut Council of Governments
- The Massachusetts Executive Office of Environmental Affairs
- The Connecticut Association of Conservation and Inland Wetlands Commissions
- The Massachusetts Association of Conservation Commissions
- The Eastern Connecticut Forest Landowners Association/Wolf Den Land Trust

- The Connecticut Forest and Park Association
- The Charlton Heritage Preservation Trust
- Opacum Land Trust
- Joshua's Trust
- The Wyndham Land Trust
- Boland, St. Onge & Brouillard, Attorneys at Law
- Waller, Smith & Palmer, PC
- Church & Church, Attorneys and Counselors

And in particular,

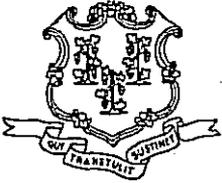
Numerous municipal boards, commissions and staff from across the Corridor, and the dedicated members of the QSHC Board of Directors and Natural Resources & Agriculture Committee.

The Green Valley Institute is a program of the center for Land Use Education and Research (CLEAR), Land, Sea and Space Grant, collaborating.

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STATE OF CONNECTICUT  
OFFICE OF POLICY AND MANAGEMENT



REC'D MAY 17 2004

TO: Municipal Chief Elected officials  
Municipal Chief Administrative Officers  
Chairpersons of Municipal Planning &/or Zoning Commissions  
Municipal Planners

FROM: W. David LeVasseur, Undersecretary  
Intergovernmental Policy Division

DATE: May 11, 2004

SUBJECT: **Recommended Conservation and Development Policies Plan for Connecticut 2004 – 2009**

The purpose of this memorandum is to inform you that the General Assembly has postponed the adoption of the **Recommended Conservation and Development Policies Plan for Connecticut 2004 – 2009** until the 2005 legislative session. The General Assembly believed that the Continuing Legislative Committee on State Planning and Development should take more time to consider public comment. Until the General Assembly adopts the Recommended 2004 – 2009 Plan, the 1998 – 2003 Plan will remain in effect. Accordingly, please be advised that specific project reviews will continue to be based on the 1998 – 2003 Plan.

Pursuant to House Bill 5522, as amended, the Office of Policy and Management will re-submit the Recommended Plan to the Continuing Legislative Committee on State Planning and Development on or before December 1, 2004. The Continuing Legislative Committee will hold a public hearing on the Recommended Plan within 35 days of the first day of the 2005 Session.

I thank you for your interest in and support for the Plan. I would also like to thank you for your comments that we received during the Office of Policy and Management's two year revision process. The public input we received has been overwhelmingly supportive, constructive and insightful. The Recommended Conservation and Development Policies Plan for Connecticut 2004 – 2009 is an outstanding document that constitutes a balanced and relevant guide for state conservation and development investment policies.

Any further comments you may have should be sent to the Continuing Legislative Committee on State Planning and Development, Attention Steven Azzara, Legislative Office Building, Room 2100, Hartford, CT 06106. I would also ask that you provide a courtesy copy to Dan Morley of my staff at The Office of Policy and Management, Intergovernmental Policy Division, 450 Capitol Avenue, MS#52ASP, Hartford, CT 06106-1308.

I look forward to your continued support for the adoption of the Recommended Plan by the General Assembly during the 2005 legislative session.

Cc: Members of the Continuing Legislative Committee on State Planning & Development  
Members of the General Assembly  
Marc S. Ryan, Secretary, OPM

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green

MANSFIELD DOWNTOWN PARTNERSHIP



Mansfield Downtown Partnership

1244 Storrs Road  
PO Box 513  
Storrs, CT 06268  
(860) 429-2740  
Fax: (860) 429-2719

May 2004

Martin Berlin  
Town of Mansfield  
4 S. Eagleville Road  
Mansfield, CT 06268

Dear Martin,

The Mansfield Downtown Partnership is planning its first annual *Festival on the Green* on September 18, 2004 from 2 pm to 6 pm in Mansfield's commercial district on Storrs Road (Route 195). The purpose of the festival is to celebrate "the best of Mansfield" and promote Mansfield businesses, cultural, and historical venues, and to provide many outdoor activities in the community. We hope to attract both a local and regional audience to the downtown through the promotion of the festival.

There are many exciting events planned including a children's bike parade, car show, various music stages, and food vendors. The festival is being planned as a kick-off event for the future development of downtown Mansfield which will include a town green (hence the name of the festival), additional commercial businesses including restaurants and retail, and housing. The festival will, in part, suggest what might be possible in the public spaces of a downtown development.

The *Festival on the Green* presents a special opportunity for your business to reach many segments of the surrounding population, and to establish or reinforce yourself as an active player in community activities. There are many ways you can help with the success of the first annual *Festival on the Green* while promoting your business' role in Mansfield's future. The festival will also be held at the same time as other community events.

*Shades of Green* sponsorship opportunities are available at investments of \$500, \$1,000 and \$3,000; however, smaller amounts are welcome and appreciated. *Please see the attached flyer for more on sponsorship packages.*

If you are interested in sponsorship of the *Festival on the Green*, please contact me at 429-2740. We look forward to your involvement in this exciting venture!

Sincerely,

*Cynthia van Zee*  
Cynthia van Zee  
Executive Director

Enclosure

*We appreciate all your help with the Festival including the assistance from Public Works!*

# Shades of green

sponsorship opportunities

## grassroots sponsorship

Logo placement on all publicity & event signage including:

- Tee-shirts
- Print advertisements
- Brochures, Flyers & Banners

Introduction & recognition during opening remarks

tax deductible investment  
**\$500**

## landmark sponsorship

Booth at the Festival on the Green

Logo placement on all publicity & event signage including:

- Tee-shirts
- Print advertisements
- Brochures, Flyers & Banners

Introduction & recognition during opening remarks

tax deductible investment  
**\$1000**

## event sponsorship

Booth at the Festival on the Green

Logo placement on all publicity & event signage including:

- Tee-shirts
- Print advertisements
- Brochures, Flyers & Banners

Prominent mention in all press releases

Booth placement on back of the 2' x 10' stage

Introduction & recognition during opening remarks

tax deductible investment  
**\$3000**

## Dear business owners:

The Mansfield Downtown Partnership is planning its first annual Festival on the Green for September 18, 2004 from 2pm to 6pm in Mansfield's commercial district on Stearns Road (Rte. 195). This Festival will celebrate our community and highlight the "Best of Mansfield." There are many exciting events planned, including a children's bike parade, car show, various music stages, local artists, and food vendors to name a few.

As a business owner in Mansfield, we would like to give you an opportunity to sponsor the Festival. There are many ways you can help with the success of the first annual Festival on the Green while at the same time promoting your business' role in Mansfield's future...



Mansfield Downtown Partnership  
We bring to life Mansfield's future.

on the green

family  
friends  
children  
laughter  
music  
entertainment  
gardens  
food  
art  
fun

festival on the  
**green**

MANSFIELD DOWNTOWN PARTNERSHIP

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## MUNICIPAL LABOR RELATIONS (MLR)

Item #19

## MLR DATA REPORTER

The monthly MLR DATA REPORTER is made available only to subscribers of CCM's Municipal Labor Relations Data Service.

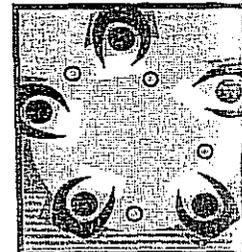
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## NOTEWORTHY

## TOWN OF MANSFIELD ELIMINATES COSTLY LIABILITY OF ACCRUED SICK LEAVE BENEFITS

Mansfield has implemented short-term disability (STD) and long-term disability (LTD) insurance programs for its full-time non-union employees in order to eliminate the costly liability of accrued sick leave. Previously, effected employees could accrue up to 200 sick days at full pay. Upon separation from service the town paid these employees half of accrued sick leave up to a maximum of 80 days. The liability of accrued sick leave was approximately \$315,000 for non-union employees. Under the new system, employees receive 15 sick days a year with a maximum accrual of 30 days, and do not receive a sick leave separation benefit. In addition the town funds a tax-deferred retiree health savings account for each employee in order to buyout the previous sick leave separation benefit. Due to the accrued sick leave buyout cost of approximately \$315,000, the first year cost of implementing the STD and LTD programs is expensive, but well worth the futures savings realized by eradicating the accrued sick leave liability. Future annual costs will be limited to STD and LTD plans, which cost approximately \$8,000 and \$10,000 respectively. In addition to the fiscal benefits realized, Mansfield hopes to improve its ability to recruit talented employees by offering STD and LTD benefits. The Town intends to propose STD and LTD programs in lieu of accrued sick leave benefits to its employee unions (CSEA Professional & Technical, UPFFA Firefighters, CSEA Police Officers, and CSEA Public Works) in future negotiations. For more information on this topic or to request data made available through the MLR Data Service, please contact Jodie Paul of CCM at (203) 498-3000.



## ARBITRATION UPDATE

### A. LISTING OF INTEREST ARBITRATION AWARDS

The following is a list of all contract impasses in which a binding interest arbitration award, as mandated by CGS 7-467 et seq., has been handed down and received by CCM since the last issue of DATA REPORTER (April 2004, Number 04-04). They are listed by date of award. Each case below is summarized, issue by issue, beginning on page 3.

Case Number	Municipality	Bargaining Unit	Union	Date of Award
2003-MBA-206	Town of East Hartford	Police	East Hartford Police Officers Association	03/31/2004
2002-MBA-139	City of Torrington	Firefighter	IAFF, Local 1567	04/30/04



CONNECTICUT  
CONFERENCE OF  
MUNICIPALITIES

900 Chapel Street,  
New Haven, CT 06510-2807  
Telephone: (203) 498-3000  
Fax: (203) 562-6314  
E-Mail: mlr@ccm-ct.org  
Web site: www.ccm-ct.org

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> From: Press.Releases@WhiteHouse.Gov <Press.Releases@WhiteHouse.Gov:  
> Sent: Sat May 15 12:06:38 2004  
> Subject: PROCLAMATION BY THE PRESIDENT: NATIONAL HURRICANE PREPAREDNESS  
> WEEK,2004

> THE WHITE HOUSE

> Office of the Press Secretary

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> For Immediate Release  
> May 15, 2004

> NATIONAL HURRICANE PREPAREDNESS WEEK, 2004

> -----

> BY THE PRESIDENT OF THE UNITED STATES OF AMERICA

> A PROCLAMATION

> Hurricanes are among nature's most powerful forces, bringing  
> destructive winds, tornadoes, and floods from torrential rains and ocean  
> storm surges. Each year, several hurricanes develop off American shores in  
> the Atlantic Ocean, Caribbean Sea, and Gulf of Mexico. Some of these  
> strike the United States coastline every year, causing numerous fatalities  
> and costing billions of dollars in damage. Many Americans are vulnerable  
> to the dangers of these storms.

> In recent years, advances in how we predict and track these storms  
> have improved preparedness and saved lives, but people living in  
> hurricane-prone areas still must be prepared. The National Hurricane  
> Center within the Department of Commerce's National Oceanic and Atmospheric  
> Administration (NOAA) recommends developing a family disaster plan,  
> creating a disaster supply kit, and staying aware of current weather  
> situations.

> While citizens make preparations to keep themselves safe, the Federal  
> Government is maintaining our commitment to improve forecasts to provide  
> advance warning and to coordinate effective emergency response. The  
> Department of Homeland Security's Federal Emergency Management Agency is  
> also working on a plan to better position disaster equipment and supplies,  
> so Federal resources to support local emergency services arrive quickly.

> While no policy can eliminate the threat that hurricanes pose to  
> lives and property, cooperation among citizens and Federal, State, and  
> local officials can reduce the dangers and provide a more effective  
> response to these storms.

> NOW, THEREFORE, I, GEORGE W. BUSH, President of the United States of  
> America, by virtue of the authority vested in me by the Constitution and  
> laws of the United States, do hereby proclaim May 16 through May 22, 2004,

> as National Hurricane Preparedness Week. I call upon government agencies,  
> private organizations, schools, news media, and residents in  
> hurricane-prone areas to share information about hurricane preparedness and  
> response, and to implement steps to minimize storm damage and save lives.  
> I also call upon Americans living in the coastal areas of our Nation to use  
> this opportunity to learn more about how to protect themselves against the  
> effects of hurricanes and tropical storms.

>  
> IN WITNESS WHEREOF, I have hereunto set my hand this fourteenth day  
> of May, in the year of our Lord two thousand four, and of the Independence  
> of the United States of America the two hundred and twenty-eighth.

>  
> **GEORGE W. BUSH**