

## September 25, 2003

**Present:** First Selectman Elaine C. Luckey, Selectmen Nick Solley and Harry Wyant.  
Press: John Addyman, VOICES  
Other: Kevin Starcheck, S&S Paving; South Street and Painter Ridge Road Residents

**Call to Order:** First Selectman Luckey called the meeting to order at 4:35p.m. noting that the order of the agenda may be changed.

**Opening of Bids:** The following bids were received for 1) reclamation and repaving of Nettleton Hollow Road and 2)repaving of the parking lot behind Town Hall:

S&S Paving: Nettleton Hollow Rd: \$99315.25, Parking Lot: \$15,115.15

Waters Construction: Nettleton Hollow Rd: \$107,803.00, Parking Lot: \$15,325.00

**Minutes:** Motion: To accept the minutes of the Board of Selectmen's meeting of September 11, 2003 by Elaine Luckey, seconded by Harry Wyant and unanimously approved.

Motion: To accept the minutes of the Board of Selectmen's special meeting of September 18, 2003 by Elaine Luckey, seconded by Harry Wyant and unanimously approved.

**Visitors:** Elaine Luckey welcomed the visitors from South Street and Painter Ridge Road who attended the meeting to discuss the application for a Driveway Permit submitted by The Gunnery School for property on South Street. Mrs. Luckey explained all were welcome to speak but did request a time limit of 3-4 minutes. Nick Solley reminded everyone that we were here only to discuss the permit for the driveway, nothing else.

*Polly Roberts* asked what the First Selectman's responsibility is when it comes to driveway permits. Elaine explained that her concern (as specified in the Ordinance) is grade, site line, run off and public safety **only** where the proposed driveway intersects with the Town road.

*Rex Swain* reviewed the dates of meetings, permits, etc. with Inland Wetlands Commission, date of Zoning Hearing, communications from the Gunnery and lack of communication from the Gunnery. Despite a letter from Mr. Ullram of the Gunnery back in 2001 that they were concerned about the reactions of the neighbors, there has been no contact until this driveway permit application. Mr. Swain feels the plans for the property are a non-residential use, there will be an increase in traffic. He requested that the Board of Selectmen act on a larger matter - that they do not approve or disapprove the driveway application, that they go back to the Gunnery and ask them to submit a plan of what they would be doing. He made the suggestion the Selectmen get the appropriate commissions together.

*Steven Piscuskas (Painter Ridge Rd-property abuts)* feels the Gunnery has not been forthright - every other institution has plans of what they are planning, cannot believe the Gunnery does not have a plan or know what they are going to use the property for. He feels their approach has been "sneaky" and disconcerting. Headmaster Susan Graham has not reached out to the community. Two years ago the Gunnery had possible plans for a septic project on this property and their approach was "minimal" on that as well. Mr. P. passed out a copy of a letter he had written to the Editor two years ago.

*Ann Burton* asked if the proposed driveway could be located elsewhere. By approving the permit, would it be preventing other options from being looked into? Personally, has a very difficult time backing out of her driveway and additional traffic is a serious matter. She asked if other roads that lead into the property could be looked into for placement of the driveway. She received a letter from the Gunnery in today's

mail, which was very nice, but felt it should have been received a long time ago.

*Calvin Kiiffner* explained he spoke up against the Gunnery's plans two years ago and feels the "wider scope" needs to be looked into - more traffic (busses, cars), soccer camps occurring in the summer? He feels the site line cannot be good for busses coming out of the property. Concerned about a "Driveway to Nowhere" and compared the project to the "Field of Dreams" and the theory "If you build it, they will come".

*Margie Stern* reiterated the concerns that had already been mentioned and added that a Gunnery Board Member had told her that "They need the soccer fields and it is just a matter of time..."

*Michael Stern* expressed his opinion that there never was a proper review by the Inland Wetlands Commission and now plans seem to be going forward. He requested the Board of Selectmen review the situation.

Elaine Luckey thanked all for their comments and explained that a decision would not be made at this meeting.

**Communications:** 1). Elaine received communication from *Susan Payne* (also a South Street resident) who is very concerned about the Gunnery's proposed plans and requested her comments be on record. 2). A letter has been received from Curtis Smith of Bradford E. Smith & Son (engineer) re: the Driveway Permit, which refers to stabilization plans, etc. 3). A copy of the letter sent to the South Street property owners and abutting property owners has been received from Susan Graham, Headmaster of Gunnery.

**Gunnery Driveway Discussion Continued:** Nick Solley spoke about the curtain drain and the minimal impact the driveway may have. Those in attendance expressed the opinion of being "more worried about the stream of busses than the stream of water." Elaine Luckey again reminded all that approval of the driveway permit (should that happen) DOES NOT give permission for anything else.

*Steven Piscuskas* asked if there has ever been any precedent for a driveway application permit being submitted with no plans for what is being done on the property. The Selectmen explained that this has been done i.e. into a field, etc.

*Michael Stern* asked that since the plan for the driveway shows it opening it up across from a home, this should be a concern for the Selectmen and can they decide where it could go - an alternate site?

Nick Solley explained that several other locations were looked into by the Gunnery one being off Route 47 however the grades are too difficult.

*Polly Roberts* stated she felt it is within the Selectmen's purview to ask the Gunnery what their plans are.

Elaine Luckey explained that she did not feel that the Selectmen or she as First Selectman could deny a permit because of some of the concerns noted today.

## **OLD BUSINESS:**

**-Corrections to Ordinances on Agenda for the October 6 Town Meeting: Motion:** To amend the Open Space Acquisition Fund Ordinance previously approved for the Town Meeting agenda (to include recent changes) by Harry Wyant, seconded by Nicholas Solley and unanimously approved. **Motion:** To amend the Acquisition of Open Space Ordinance previously approved for the Town meeting agenda (to include recent changes) by Elaine Luckey, seconded by Nick Solley and unanimously approved.

**-Scenic Road Ordinance:** Elaine explained that the Planning Commission recently reviewed this and they had some concerns about the wording and felt that clarification was needed. After discussion it was felt it should be placed on the agenda and if approved, someone could always amend it at a later date to include any changes. **Motion:** To place the Scenic Road Ordinance on the agenda for the Town Meeting by Nick Solley, seconded by Elaine Luckey and unanimously approved.

**-Approval of Town Meeting Agenda: Motion:** To approve the agenda as presented for the October 6 Town Meeting by Nick Solley, seconded by Harry Wyant and unanimously approved.

#### **NEW BUSINESS:**

**-Health Department Agreement:** The Town's Agreement with the New Milford Health Department covering the period July 2003 - June 2005 is basically the same as the previous agreement. Discussion followed that Washington may at times need more time given to us. Michael Crespan, Director of Health, has explained to Elaine that he is working with New Milford to hire a part time sanitarian to assist Suzanne as needed. This would need to be discussed next budget season. Elaine will sign the agreement and return it to New Milford.

**-No Overnight Parking Signs at the Town Beach: Motion:** To order signs that say "No Overnight Parking - Violators will be Towed at Owner's Expense" to be placed at the Beach by Nick Solley, seconded by Harry Wyant and unanimously approved.

**-Extension of fence at Town Beach: Motion:** To extend the fence to the edge of the road by Nick Solley, seconded by Harry Wyant and unanimously approved. Cost will be looked into.

**-Small Cities Grant Resolution: Motion:** That the Board of Selectmen, based on the discussion of the Public Hearing held on September 16, 2003, will proceed with the pre-application to the State of Connecticut Department of Economic Development for funds under the Small Cities Program to make ADA improvements to Bryan Memorial Town Hall by Elaine Luckey, seconded by Harry Wyant and unanimously approved.

**-Wood Waste Removal Bid: Motion:** To go out to bid for Wood Waste Removal with bids being due October 9, 2003 at 4:00p.m. by Elaine Luckey, seconded by Nick Solley and unanimously approved.

**Adjournment:** There being no further business, the meeting was adjourned at 5:47p.m.

Respectfully submitted,

Mary Anne Greene  
Selectmen's Secretary