

TOWN OF MADISON

SUBJECT TO APPROVAL

CONNECTICUT

06443-2563

MEETING DATE:

Thursday January 7, 2021

MEETING PLACE:

via Zoom

Capital Improvement Program Committee

Members Present: Judith Hession-Friedman (BOF) Chair, Justin Murphy (BOF), Erin Duques (BOS), Scott Murphy (BOS), Katie Stein (BOE), Joan Walker (BOE-Resident), Gus Horvath (BOF– Resident), Kevin Schroeder (BOS-Resident)

Not Present: Galen Cawley (BOE)

Other Present: Stacy Nobitz (Director of Finance), Kristen Bartosic (Finance Office), Peggy Lyons (1st Selectwoman), John Iennaco (Director of Public Works), Mr. Meyers (Highway Equipment Consultant), Chief Cone (NMVFD)

Approve Minutes

Moved: by Mr. Justin Murphy and seconded by Ms. Stein to approve the minutes of December 21, 2020

Vote: 5-0

Chairman Comments

No comments

Committee & Citizen Comments

No comments

Review of 2022-2026 CIP

- **Capital and Non-Recurring Projects – Town**

- **General Government**

- **Emergency Mgmt. Message Boards**

Mr. DeBurra reviewed the need for electronic message boards. We did rent message boards last summer and have found it would be more cost effective to purchase. The boards have a 10-year lifespan. The Committee may recommend this project for a Special Appropriation or Grant reimbursement.

- **Plan of Conservation & Development**

Mr. Anderson explained the plan is State mandated to be updated every 10 years. The project will take 18-24 months.

- **Madison Center Project**

Ms. Lyons explained there are 3 outstanding easement agreements (2 on the North and 1 on the South). Once the Town has the agreements we can complete the removal and burial of the utility lines. The funding of \$355,000 in the CIP will accomplish this final piece. We do have a verbal agreement from Eversource to help offset the cost of the utility line removal.

Phase II will complete the vision for Downtown. Planning funds are in 2023-2024 with anticipated construction in 2025-2026. Mr. Horvath reminded us that the original Madison Center Project presentation can be found on the Town website <https://www.madisonct.org/680/Madison-Center-Project>

- **Concord Meadows to Route 1 Sidewalk**

Mr. Anderson reviewed the project. The project will be funded with the Community Connectivity Grant that we have already secured. The grant is \$400,000 with a 20% matching requirement.

- **Shared Use Path – Downtown to Surf Club**

Mr. Anderson explained this is a project supported by the Pedestrian & Bicycle Committee. Mr. Anderson anticipates a high level of participation from the State for the Route 1 portion. The funding in the CIP is a placeholder as there are many grant opportunities available for this type of project (Shoreline Greenway Trail, Connectivity Grants, etc.)

- **Beach & Rec - Garvan Point Bulkhead Wall Rehabilitation**

Mr. Erskine explained this is a project that has been on the horizon for many years. An engineering firm has provided an updated report that will be shared with the Board of Selectman in more detail. The Coastal Resiliency Commission is also involved in choosing a recommendation. Mr. Anderson reminded everyone this project is just one in a series of projects to preserve the Surf Club. Mr. DeBurra stated there are many grant options available, most have a matching requirement.

- **Facilities**

- **Police Station Locker Room Renovation**

Mr. McMinn stated this project is set for construction in 2021-2022

- **Police Station Exercise Room Renovation**
- **Police Station Storage & Garage Building**

These projects are slated for later years of the program. Mr. McMinn and Chief Drumm are still revising the plans and will provide more details in the 2022-2023 CIP submission.

- **Town Campus Gym Building**

- **Addition & Renovation**

Mr. Erskine reviewed that this project has been in the program for several years. The need for additional program space and the potential use as an Emergency shelter are the driving forces behind this submission. The current Facility Study that is being conducted should help guide the final determination of this project.

- **Roof Shingles Replacement**
- **Boiler/HVAC**
- **Lighting/Electric**

Mr. McMinn stated these projects are in the program based on a 2010 Facility Study. The current Facility Study that is being conducted should help guide the final determination of these projects.

- **Security Improvements**

Mr. McMinn has requested these funds in order to complete requests from departments. Ms. Walker is requesting a reserve fund be created for these projects and this not be a line in the CNRE.

- **Town Campus, Arts Barn, Memorial Town Hall, Youth & Family and the Visitor's Center**

Mr. McMinn is awaiting the completion of the current facilities study. These projects will most likely remain in the plan although the cost and timelines may be adjusted in the 2022-2023 CIP submission.

- **Beach & Recreation**

- **Academy Playground Renovation**

Mr. Erskine is awaiting the decision on the use of the Academy School building for final planning.

- **Surf Club Park**

- **Exchange/Lowry Field Complex Restoration Improvements**

Includes to renovate the fields, install irrigation. This will also incorporate an additional access road for a secondary exit for the Surf Club.

- **Surf Club Park & Building Improvements**

The Committee is concerned about spending money on a building that may be affected by the sea level rise. The planning funds will help determine the final decision on the location and/or renovation of the current building and the design of the park overall (Garvan Point, Surf Club)

- **Maintenance Garage Replacement**

Mr. Erskine explained that currently there is not enough space to store equipment. A garage would protect and extend the life of the Grounds equipment and vehicles. Ms. Lyons agreed there should be better ways to protect our equipment but is our most valuable asset (Surf Club Park) the correct location. Ms. Walker suggested utilizing the LeSage property on Copse Road.

- **Dog Park – Salt Meadow Park**

Residents have expressed interest in having a Dog Park in Town. This project is in the CIP in Year 5 to begin the discussion and the funding is offset by grants or donations.

- **Town Campus Tennis Courts**

Ms. Friedman noted that this project was in the program last year with a dollar figure attached. Ms. Lyons stated this project is not a priority currently. Mr. Erskine said it is possible to re-surface and make them playable but something will need to be done as a more permanent solution. A dollar figure will be added to the program and more details will be provided in the 2022-2023 CIP submission.

- **West Wharf**

- **Dock System**

Ms. Friedman asked why this is not in year 5. Ms. Nobitz stated this project is funded with a grant. This floating dock system would expand on the current dock that has been installed which allows for the Fire Boat to be docked in the water making for expedited response to emergencies.

- **Bathroom Building Replacement**

The structure has been in place for over 40 years. The new building would have improved waste containment and a larger building in general.

- **Green Hill Softball Field Turf Replacement**

Ms. Walker recommends a reserve fund is created for the replacement of all of the Town turf fields. Mr. Erskine stated the company that installed the turf has completed repairs (pitcher's mound & base running) and the planned funding for FYE 2023 can be removed from the plan.

- **Rockland Preserve Waterless Restroom**

Mr. Erskine stated the new playground has been installed in Rockland and a restroom would be a welcome addition for all of the users of the park. The restroom has been moved out to FYE 2026 but moving it forward to FYE 2022 would be appreciated by many. Mr. Erskine can get quotes to provide to the Committee relatively quickly.

The Committee discussed moving both bathrooms up in the plan taking advantage of the funding for the Green Hill Turf being removed.

Mr. Justin Murphy recommends a bathroom facility be added to the Downtown landscape. Ms. Lyons commented this is something that could be added to the 2022-2023 CIP submission.

Adjourned 7:35pm