

SUBJECT TO APPROVAL

MEETING DATE: MONDAY, APRIL 26, 2021
7:00 P.M.

MEETING PLACE: ZOOM ONLINE MEETING

BOARD OF SELECTMEN MEETING MINUTES

7:00 p.m. Regular Session

First Selectwoman Lyons called the Regular Session of Monday, April 26, 2021 to order at 7:01 p.m. Also in attendance were Selectwoman Duques, Selectman Goldberg, Selectman Murphy and Selectman Wilson.

1. Pledge of Allegiance.
First Selectwoman Lyons led the Pledge of Allegiance.

2. Approval of minutes – April 6, 2021

MOVED by Selectman Murphy and seconded by Selectman Wilson to approve Minutes of April 6, 2021.

VOTE: this motion was approved unanimously.

3. First Selectwoman's Updates.
 - a. COVID-19 Response and Town Operations Update.
The First Selectwoman provided an update which is attached to these minutes.
4. Liaison Reports / Selectmen Comments.

Scott Murphy Library

Bruce Wilson Beach passes, Madison EMS, EDC, CT Legislature
(Marijuana decriminalization panel)

Selectman Goldberg Board of Police Commissioners

5. Citizen Comments.

Larry Lawrence stated that he is part of a group in town with deep concerns regarding the impact of establishing the changes in the current Flood Plain Ordinance, mainly the 5-year look back, the inclusion of routine repairs. He stated that the residents do not

understand the need for these changes and instead see the burden that will be placed on residents. He asked the Board to give careful consideration to the practical impact of the Ordinance.

6. Discuss feedback from Town staff regarding recommended amendments to the Town's Flood Plain Ordinance from the Coastal Resiliency Commission.

Selectman Murphy introduced the Director of Public Works, John Iennaco and Vinny Garofalo the Building Official. Mr. Iennaco stated that he administers the Flood Ordinance along with the Building Official. The new Ordinance considers several changes but the main objective is to match the State's building code standards. Mr. Iennaco stated that in order to apply the Ordinance to projects, the Town must have a clear appraised value for the property. The Board in general reviewed that the Ordinance needs to be in line with the requirements by the federal and state governments.

Mr. Garofalo stated that some changes could be made to make the Ordinance less cumbersome; for instance, the look-back period could be dependent on January 1, 2023. He also stated that the staff administration could be better defined in the Ordinance and either designate the Building Official as the administrator, or as the Deputy administrator. Also, FEMA is considering possible changes to the BFE so the Town may want to consider waiting to make sure that the Ordinance is in line with FEMA's updated guidelines.

Selectman Wilson asked a hypothetical question relating to revaluation and whether a drop in the appraisal of a property due to a scheduled revaluation would impact 'substantial work' and Mr. Garofalo stated that this has happened in the past. He added that the variance group can be used, but that the Town should try to ensure that this wasn't abused.

Al Goldberg questioned if the Town Engineer was the appeals authority and Mr. Iennaco stated that he was not the appeal authority.

Selectman Murphy asked for thoughts regarding the penalty guidelines and Mr. Iennaco stated that one comment he has regarding this section is that the Town Attorney has suggested edits to soften the ramifications. Also Mr. Iennaco stated that he has never been involved in a penalty action against a homeowner relating to the current Flood Plain Ordinance.

Selectman Wilson questioned and Mr. Iennaco confirmed that the Town is in the NFIP and that this requires a minimum standard to be met in Madison. The Federal regulation can be looked up online but the Ordinance is really the Town's mechanism for oversight. Selectman Murphy stated that the Board needs to have input from the Town Attorney's office to determine the minimum of what must be included in the Ordinance.

7. Discuss and take action on setting referendum date on the Town and School budgets for **Tuesday, May 18, 2021** pending approval of requested funding amounts from the Board of Finance.

MOVED by Selectman Wilson and seconded by Selectwoman Duques to approve setting referendum date on the Town and School budgets for **Tuesday, May 18, 2021** pending approval of requested funding amounts from the Board of Finance.

VOTE: this motion was approved unanimously.

8. Discuss and take action to approve a Special Appropriation request from the Department of Public Works in the amount of **\$500,000** to fund the Highway Vehicle Leasing Program which has been modified to reflect the recommendations of the CCM Highway Vehicle Study conducted in December 2020; pending Board of Finance Approval. This action will satisfy all requirements for a Town Meeting under State of Connecticut Executive Order 7S.

First Selectwoman Lyons stated that this request came forward during the Budget cycle based on the extensive study conducted by CCM. Selectman Wilson stated that this is an opportunity to use funds from the general fund versus funding through the operating budget.

MOVED by Selectman Wilson and seconded by Selectman Murphy to approve a Special Appropriation request from the Department of Public Works in the amount of **\$500,000** to fund the Highway Vehicle Leasing Program which has been modified to reflect the recommendations of the CCM Highway Vehicle Study conducted in December 2020; pending Board of Finance Approval.

VOTE: this motion was approved unanimously.

9. Discuss timeline and process to update Board of Selectmen Policies including Procurement Policy and potential Ethics Commission.

First Selectwoman Lyons provided an overview which is attached to these minutes. The Board agreed to a more regular review of the policies.

10. Update on Beach Operations, Summer 2021.

First Selectwoman Lyons provided an overview which is attached to these minutes. Also she reminded the public that there is a Public Hearing on this matter on Tuesday, April 27th at 7:00 p.m.

11. Appointments / Resignations:

Resignation of Fred More from the Coastal Resiliency Commission.

MOVED by Selectman Murphy and seconded by Selectman Wilson to approve the resignation of Fred More with thanks from the Board.

VOTE: this motion was approved unanimously.

Appointment of Mark Casparino to the Salt Meadow Park Governance Committee for a term to expire January 1, 2022.

MOVED by Selectman Murphy and seconded by Selectman Wilson to approve the appointment of Mark Casparino to the Salt Meadow Park Governance Committee for a term to expire January 1, 2022.

VOTE: this motion was approved unanimously.

Appointment of Kendra Paolitto to the Salt Meadow Park Governance Committee Alternates for a term to expire January 1, 2024.

MOVED by Selectman Murphy and seconded by Selectman Wilson to approve the appointment of Kendra Paolitto to the Salt Meadow Park Governance Committee Alternates for a term to expire January 1, 2024.

VOTE: this motion was approved unanimously.

12. Tax Abatements / Refunds.

MOVED by Selectman Wilson and seconded by Selectman Murphy to approve tax abatements in the amount of 685.67.

VOTE: this motion was approved unanimously.

13. Citizen Comments.

Emile Geisenheimer of Middle Beach Road stated that regarding the Flood Plain Ordinance, from a personal perspective, he has respect for hurricanes and flooding. If the current Flood Plain Ordinance was passed, the Board would feel great regret in 10 to 15 years from now. Also the Ordinance would not have solved the issue of the damage on the shoreline as the main cause is due to hydraulic pressure from waves, not from flooding.

Dede Stone of Boston Post Road stated that she agrees with the earlier comments of Larry Lawrence. She added that the Board should consider amendments regarding the number of houses affected and she stated that there are more than the 160 homes

suggested by the Coastal Resiliency Commission to be affected. She also added that infrastructure has not been addressed in 60 years and questioned why the residential buildings are being pinpointed in the Ordinance versus Town buildings.

Kim Burnstad of Tuxis Road stated that she is very concerned about conversations regarding the Ordinance. She made the following points:

- There is no benefit to the Town, but substantial cost and inconvenience to its residents, from imposing requirements which are not mandated by federal or state law.
- The impact of the existing ordinance, and even more so of the proposed changes, on the ability of residents to properly maintain or prudently improve their homes needs to be carefully considered.
- To take action now is premature. FEMA is publishing new flood insurance rates and modifying flood maps in October of this year. These changes should be analyzed before changes are made to the Town ordinance.

John Ford of Middle Beach Road stated that he purchased two properties that had laid dormant because no one wanted to pursue the necessary renovations. The work on the properties is not complete and each year they use the funding limit available via the current Ordinance; if the new Ordinance is passed, this same work would take roughly 25 years to complete in comparison to the current 5-year plan. He stated that homes not improved will sit dormant and eventually someone will purchase the properties to tear them down and build a McMansion which will negatively impact the character of the neighborhoods.

Robert Patricelli of Parker Lane stated that he owns four properties within this area. He is the “regulations guru” of the grassroots group as he has done this type of work in his professional life. Regarding the minimum requirements for the Ordinance, Mr. Patricelli stated that the current Ordinance satisfies most to all of these minimum standards. Also, he stated that he agreed that it wouldn’t be prudent to make changes until after the FEMA report is released in October, however, FEMA put out their summary of changes on April 1st and this summary document can be used now to create a document that will benefit the Town without burdening the homeowners.

Alex Province of Boston Post Road stated that he appreciates the hard work of the staff and volunteers, but that he hopes that the investment in this work should not be the push to have the Ordinance approved. He stated that he is in a historic house on the north side of the Boston Post Road, not on the shoreline, and he felt that the map was flawed if the map includes putting his home on stilts. He thanked the Board for listening to the residents.

14. Adjournment.

There being no objection the Board adjourned at 9:10 p.m.

Respectfully submitted,

Lauren Rhines
Town Svcs. Coordinator / Risk Manager

The Town of Madison does not discriminate on the basis of disability, and the meeting facilities are ADA accessible. Individuals who need assistance are invited to make their needs known by contacting the Town's ADA/Human Resources Director Debra Milardo at 203.245.5603 or by email to milardod@madisonct.org at least five (5) business days prior to the meeting.



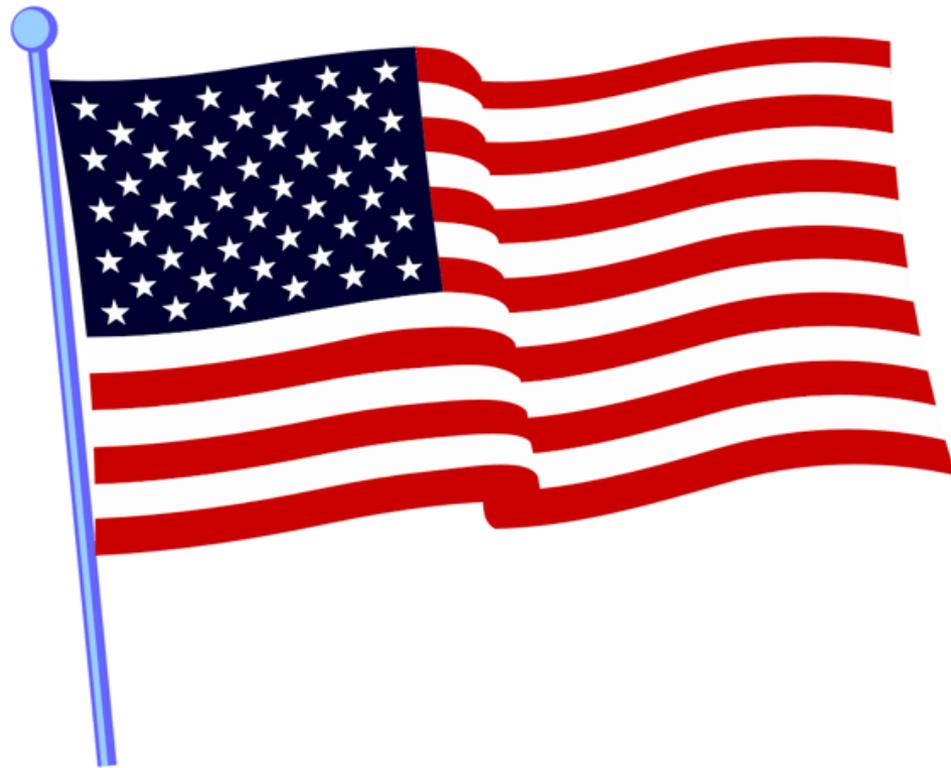
TOWN OF MADISON

CONNECTICUT

Regular Meeting – April 26, 2021

Board of Selectmen

Pledge of Allegiance



Agenda

1. Pledge of Allegiance
2. Approval of Minutes
3. First Selectwoman's Update
4. Selectmen Liaison Reports/Comments.
5. Citizen Comments.
6. Discuss feedback from Town staff regarding recommended amendments to the Town's Flood Plain Ordinance from the Coastal Resiliency Commission.
7. Discuss and take action on setting referendum date on the Town and School budgets for Tuesday, May 18, 2021 pending approval of requested funding amounts from the Board of Finance.
8. Discuss and take action to approve a Special Appropriation request from the Department of Public Works in the amount of \$500,000 to fund the Highway Vehicle Leasing Program which has been modified to reflect the recommendations of the CCM Highway Vehicle Study conducted in December 2020; pending Board of Finance Approval. This action will satisfy all requirements for a Town Meeting under State of Connecticut Executive Order 7S.
9. Discuss timeline and process to update Board of Selectmen Policies including Procurement Policy and potential Ethics Commission.

Agenda (cont.)

10. Update on Beach Operations, Summer 2021.
11. Appointments / Resignations.
12. Tax Abatements / Refunds.
13. Citizens comments.
14. Adjournment.

First Selectwoman Update

- Madison ranks #5 in state for getting vaccinated
 - First Dose administered: 68% of total population as of 4/14
 - Senior Center continuing to reach out to vulnerable residents
 - Health Dept/MPS exploring clinics for DHHS students
 - Mostly completed: Schools, childcare providers, and town staff
- Town pausing vaccination clinics at the Town Campus Gym for first doses
- State Emergency Declaration expires May 20th, most restrictions lifted except for indoor mask mandate
- Town updating all building use policies for anticipated expiration of public health emergency
 - Town Hall open to public five days a week end of May
 - Finalizing room rental policies

Board of Selectmen Policies

Policy Areas

1. Administration (Procurement, Property management, Technology, Fleet management, Permits, etc.)
2. BOS Bylaws, Governances and Operations (Donations, Employment Policies, Ethics, Gifts, etc.)
3. Business (Account management, Investments, Lease/Purchase Agreements, Recovery of Expenses, etc.)
4. Personnel
5. Public Works and Facilities
6. Retired policies

- Guide day-to-day operations and decision-making
- Last revisions date back to February 2011
- Currently reviewing Procurement and Ethics Policy

Beach Operations Update 2021

- Public hearing scheduled tomorrow, Tuesday, April 27th at 7 p.m. to review operational details
- Zoom link available on the calendar at madisonct.org

Re-Cap of Summer 2020

- COVID restrictions and Hammonasset capacity limits significantly increased local traffic and demand for Madison beaches & parks
- Town implemented COVID-related policies and actions to control beach crowding
 - Limited Surf Club parking capacity to 50% of available spots
 - Restricted parking access to residents only on weekends and holidays through Executive Order
 - Implemented beach capacity limits for all visitors through Executive Order
 - During extraordinary power outages following Tropical Storm Isais, limited town beach access to residents only for a 10-day period
 - Added 7-day a week gate staffing, increased presence to enforce policies
 - Added control gate at Lowry Field to discourage walk-ins
- Significant traffic burden on I-95, Connector and Town beach roads, created parking and safety issues
 - Designated some adjacent beach roads in residential neighborhoods as resident only parking
 - Added additional “Shoreline” Police Patrol, including motorcycle
 - Increased area signage

Hammonasset Update for 2021

- Town has been working closely with DEEP to mitigate issues for 2021 season
 - Correspondence and meetings with DEEP Commissioner, Deputy Commissioner, Senator Cohen, Representative Parker
- DEEP announced it will have no capacity limitations or COVID restrictions for Hammonasset State Park this summer
 - CHC run COVID testing site closing early May
 - All parking lots and pavilions open
 - Concessions, Camp Ground, Nature Center open
- Following on presentations from Town, DEEP taking measures to address problems:
 - Adding additional public safety staff inside park and for traffic control
 - Exploring new bus transit/parking options for park visitors to reduce vehicle congestion and parking demands
 - Exploring emergency response protocols to reduce need for ambulance services
- Town developing plan to limit Salt Meadow use as Hammonasset overflow parking

Action Plan for Madison Beaches

- No COVID-related capacity restrictions at Town beaches
 - Return of all picnic tables, recreational amenities, etc.
- Beach sticker and visitor pass pricing stays the same as 2020
 - B&R Commission exploring new pricing/pass structure options for 2022
- Implementing a cap on number of non-resident daily visitor passes sold for weekends and holidays
 - Limits based on previous pass sales and number of available parking spots
 - Visitor passes sold at Surf Club office only
- Starting May 7th, East and West Wharf Gates gates staffed Friday, Saturday, Sunday
 - Proof of residency needed for parking
 - Non-resident visitor and guest passes for purchase at Surf Club
 - Active presence of senior staff at all gates
- Starting May 28th (Memorial Day weekend), all gates staffed Friday, Saturday, Sunday
 - Resident beach stickers required, non-resident passes for purchase at Surf Club
 - Lifeguards on duty weekends only
- Starting June 14th, all gates and lifeguards staffed 7-days a week,
- Increased custodial hours to manage trash, restrooms during peak days

Action Plan for Madison Roads

- MPD reinstating Shoreline Thoroughfare Traffic Patrol Task Force
 - Seasonal patrols along shoreline roads, including motorcycle patrol officer
 - Exploring MPD/B&R partnership for beach security assistance
- Seasonal parking policies reinstated by the Local Traffic Authority for selected neighborhood streets
- Exploring ways to improve pedestrian traffic safety on Route/BPR roadway from Salt Meadow to Hammonasset
- Co-ordinating with Hammonasset public safety for traffic control at park entry
- Increased signage for summer months for traffic alerts and park closure