



Town of Ridgefield
Public Hearing & Board of Selectman Meeting Minutes
UNAPPROVED

November 3, 2021 at 7.30pm

Please note – these minutes are not verbatim.

Present: Rudy Marconi, Maureen Kozlark, Barbara Manners Bob Hebert, Sean Connelly

PUBLIC HEARING

1. Donation of 7.41 acres of land located on Route 7 for open space

Jack Case, VP of the Conservation Commission, provided an overview of the land donation. There are 7.41 acres of land located on Route 7 that are being donated to the Town for open space. A Phase 1 review has been completed and an A24 (?) is underway. The property owner does not want the land to be used for commercial purposes, however the Board discussed the possibility of using a small section of the land as a picnic area for the use of the customers from the Route 7 Ice Cream Shop. The Conservation Commission did already reached out to the property owner to ask permission to develop some of the land and was told no. The Board discussed having Mr. Marconi reach as well.

John Katz from Planning & Zoning, commented that in his opinion the land should be accepted and kept as open space and not be developed on.

Ms. Kozlark moved to reschedule the November 17, 2021 Town Meeting to further discuss the donation of 7.41 acres of land located on Route 7 for open space to December 8, 2021. Mr. Connelly second the motion. Motion carries 5-0.

2. Donation of property located at the corner of Ledges & Ridgebury Rd

Mike Carpenter, President of the Land Conservancy, presented details about the donation of the land. The Land Conservancy is donating .3 acres of land to the Town for use by the RHS Boys Cross Country Team. Donating the land to the Town will relieve the Land Conservancy of any liability associated with allowing the runners to use the property. Allowing the Cross Country Team to use this land will appease a property owner on Ledges Road who has complained that the boys touch upon his property during their

routine runs. It will also provide a safer route for the boys to travel on.

END PUBLIC HEARING

BOARD OF SELECTMAN MEETING

Ms. Kozlark moved to move item #5 – Sewer District #2 Land Discussion to the last item on the agenda for an executive session at the end of the meeting. Mr. Hebert second the motion. Motion carries 5-0.

1) Public comment

There was no public comment.

2) Appointment – Bryce P. Calderone –Insurance & Risk Management Committee

Mr. Calderone talked about his recent move to Ridgefield and his hope to get involved and build roots in the community. Mr. Calderone also discussed his background in law & risk management, his experience in working with municipalities, his understanding of what risk management entails and which areas he would focus on within the Committee. There was a discussion about the current cyber risks and different ways to prevent cyber-attacks.

Ms. Kozlark moved to approve Bryce Calderone for a four-year term on the Insurance & Risk Management Committee. Mr. Connelly second the motion. Motion carries 5-0.

3) Homeland Towers Wireless Cell Tower Proposal

Frank Sergiovanni, Head Golf Professional and General Manager of the Ridgefield Golf Course, provided an overview of the service issues that the Gold Course and surrounding area has experienced and the location for the proposed tower. Ray Vergati, Regional Manager of Homeland Towers, talked about the coverage that the proposed tower would provide and discussed the details of the Homeland Towers proposal. Mr. Vergati also commented on the growing needs and wants among the public for cell service everywhere and discussed the best location for the tower, the reasons for picking it and the different designs available. Mr. Katz commented that he lives in the Ridgebury area and has no problems with cell service in his location. There was an open discussion during which the Board asked several questions about various specifics of the proposal.

4) Zawack Shack

The State of Connecticut recently evicted the Zawack Shack Food Truck from its location on Route 7 where it has been for the past 10 years. The State has declared the pull off area a DOT right of way, which means that it is illegal for vendors to operate from there. Ms. Zawacki told the Board about her unpleasant encounter with the State. There was a

discussion about the reason for the change and what can be done to help the Zawack Shack. The Board is committed to helping the Zawack Shack return to vending at the Route 7 location as soon as possible.

5) Battle of Ridgefield

The Ridgefield Historical Society is putting together a Musket Ball dinner at the Lounsbury House in coordination with the Battle of Ridgefield reenactment. Mr. Marconi is asking for an allocation from the ARPA funding to support the event. The event will cost about \$50,000 to cover the dinner, the stipends for the actors, and police overtime. The Musket Ball and reenactment will coincide with the burial of the skeletal remains from soldiers recently recovered in Town. The Board discussed the possibility of the doing a special allocation to fund the event instead of using ARPA funds.

6) 2022 Board of Selectman & Fire Commission Calendar

Ms. Kozlark moved to approve the 2022 Board of Selectman & Fire Commission Calendar as modified. Mr. Hebert second the motion. Motion carries 5-0.

7) Approval of Meeting Minutes

Ms. Manners moved to approve the BOS October 20, 2021 minutes as modified. Ms. Kozlark second the motion. Motion carries 5-0.

8) Selectman's Report

The Thanksgiving service will be in Ballard Park on Sunday November 29, 2021 at 4pm. There will be a formal noticed sent out once the details are settled.

The Town has maintained our AAA bond rating with Moody's. The bids are due on November 9, 2021 and a decision will hopefully be made that day.

The Rec Center had a noise complaint regarding the pickle ball court that was set up in the parking lot at Martin Park. Mr. Marconi met with the Police Commission, who investigated the location and noise levels. The start time has now been moved from 8:30am to 9:30am.

The amended returns for Scotts Ridge were passed out for review.

Ridgefield is receiving a Bronze Award from Sustainable Connecticut for the work that RACE has been doing.

Salt is coming in at a very high price this year due to limited supplies from COVID. The Town budgeted for around \$75 but the price came in at \$98. Before COVID the Town was conducting studies on salt use to possibly cut back on the amount.

Richard Baldelli will be retiring from Planning & Zoning on January 3, 2022. Caryn Martin, the Town Planner, is resigning as well.

The revaluation from the Tax Assessor will begin this month.

Mr. Marconi gave an update on the COVID statistics for Ridgefield. Overall, the numbers have been low and hospitalizations are down.

There was a discussion about implementing a leash law. Mr. Marconi passed out examples of leash laws from surrounding towns for the Board to review.

Mr. Hebert moved to end the regular BOS meeting and move to executive session. Mr. Connelly second the motion. Motion carries 5-0.

9) Executive Session - Sewer District #2 – Land Discussion