

**GLASTONBURY TOWN COUNCIL
REGULAR MEETING MINUTES
TUESDAY, JULY 9, 2024**

The Glastonbury Town Council with Town Manager, Jonathan Luiz, in attendance, held a Regular Meeting at 7:00 p.m. in the Council Chambers of Town Hall at 2155 Main Street, with the option for Zoom video conferencing. The video was broadcast in real time and via a live video stream.

1. Roll Call.

Council Members

Mr. Thomas P. Gullotta, Chairman
Ms. Jennifer Wang, Vice Chairman
Ms. Deborah A. Carroll {excused}
Mr. Kurt P. Cavanaugh
Mr. John Cavanna
Mr. Larry Niland
Ms. Mary LaChance
Mr. Jacob McChesney
Mr. Whit Osgood

a. Pledge of Allegiance

Led by Tom Gullotta

2. Public Comment.

Ms. Wang read the written comments received, as listed on the Town website:

Stephen Masi of 305 Eastbury Hill Road, has lived in Glastonbury for 23 years but cannot afford to live in town anymore. He believes that the Town needs more single family homes, not cheaply built apartments and McMansions.

Zbigniew and Lesley Mroz of 121 Heywood Drive, support the extension of the Town Center Village District designation to the East Hartford line, which they believe should also include the part of Griswold Street close to Main Street. They asked what the Council will do to ensure protection of the school community, pedestrians, and cyclists on Griswold Street.

Martha Crowley of 1141 Neipsic Road, does not understand why the Town would add another town (Wethersfield) to the animal shelter, which would only increase the cost and restart the design process. She believes that this project has been delayed too long and the need for a new animal shelter is urgent. She would like to honor the architect's construction drawings and get started with a new shelter.

3. Special Reports. *None.*

4. Old Business. *None.*

5. New Business.

- a. Discussion and possible action regarding a proposed Ordinance Concerning Authority to Declare That a Firefighter, Police Officer or Emergency Medical Service Personnel Died in the Line of Duty (refer to Policy & Ordinance Review Subcommittee).**

Mr. Luiz explained that effective October 21, 2024, a police, fire, or EMS chief has the authority to determine whether their officer/firefighter/EMS personnel died in a line of duty, if their death was caused by a cardiac event, stroke, or pulmonary embolism that occurred within 24 hours after finishing a shift or training. Mr. Luiz explained that, given the huge financial implications in areas such as pension and medical benefits to the town, he and the Town Attorney reviewed the public act; their recommendation is that the Council consider adopting an ordinance which would give the Town Manager the authority to decide the line of duty death question. Though he would be given this authority, Mr. Luiz noted that he would consult with the respective chiefs, as well as other professionals, before coming to any determination.

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED, the Glastonbury Town Council hereby refers the proposed Ordinance Concerning Authority to Declare That a Firefighter, Police Officer or Emergency Medical Service Personnel Died in the Line of Duty to the Policy & Ordinance Review Subcommittee for a report and recommendation, as described in a report by the Town Manager dated July 5, 2024.

Discussion: Mr. Niland asked to find out how many times this would have been used over the past ten years. Mr. Cavanaugh asked to find out what the definition of a shift is for a volunteer fire department because they typically do not work in shifts, but on calls. Mr. Cavanna agreed. He supports sending this to the ordinance review subcommittee and would like to see language specifying that the Town Manager will work with the head of each respective department.

Result: Motion passed unanimously {8-0-0}.

b. Action concerning the Town Manager Employment Agreement and general wage adjustment.

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED that the Glastonbury Town Council hereby authorizes an amendment to the existing Town Manager Employment Agreement with Jonathan Luiz to reflect proposed changes to Section 5 – Domicile and Housing Relocation, as described in a report by the Town Manager dated July 5, 2024.

Result: Motion passed unanimously {8-0-0}.

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED that the Glastonbury Town Council hereby authorizes an amendment to the existing Town Manager Employment Agreement with Jonathan Luiz to reflect proposed changes to Section 9 – Retirement Benefits, as described in a report by the Town Manager dated July 5, 2024.

Discussion: Mr. Gullotta explained that, when Mr. Luiz was hired, it was with a different retirement package than what is typical for Town of Glastonbury employees. He noted that Mr. Luiz had asked if he could terminate the agreement that is currently in his contract, to replace it with the ability to join the retirement program for full-time employees. Mr. Cavanaugh will oppose this motion because he believes that the contract negotiations should continue until there is a successor to Mr. Luiz's appointment.

Mr. Osgood will also vote this against because Mr. Luiz is not just a Town employee but the Chief Town Administrator, who is responsible for negotiating the salaries and pensions of town employees. Mr. Osgood

believes that this will create a conflict in which Mr. Luiz could potentially negotiate against his own interests, regarding his pension. Mr. Niland supports this motion, noting that the Council sets the final terms for the pension plans of Town employees, so he does not see how Mr. Luiz would negotiate against the best interests of the town. Mr. Cavanna agreed. He supported hiring Mr. Luiz and does not believe that Mr. Luiz will do anything nefarious.

Result: Motion passed unanimously {6-2-0}, with Mr. Osgood and Mr. Cavanaugh voting against.

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED that the Glastonbury Town Council hereby approves a 2.5% general wage adjustment effective July 1, 2024 for the Town Manager, as described in a report by the Town Manager dated July 5, 2024.

Result: Motion passed unanimously {7-1-0}, with Mr. Cavanaugh voting against.

6. Consent Calendar. None.

7. Town Manager's Report.

Mr. Luiz presented his report and reviewed supplemental materials regarding Griswold Street, JB Williams Park, and Cotton Hollow. Mr. Niland requested that the electronic speed signs on Griswold Street also list the actual speed limit on them. The signs on Main Street do not have that, and he asked to place them on those, too.

Mr. Cavanna stated that the issues at Cotton Hollow affect the quality of life for the residents nearby. He has spoken with the park rangers who have shared that alcohol is the biggest problem. He noted that there is also trash everywhere and an abundance of marijuana onsite. He would like to see more trash bins at the preserve and suggested putting a simple chain link gate on the parking lot after hours. He would also like to change the Preserve opening times from closing half an hour after sunset to half an hour before sunset.

Mr. Osgood believes that the signs are clear enough, and if cars are parked after hours, then they should be towed. If policemen see alcohol, he believes that they should provide a first warning, and if that is not adhered to, then arrests should follow. Mr. Gullotta supports locking the parking lots. He also noted that staffing is an issue here. He finds it appropriate to perhaps close the preserve for 4-6 weeks; as everybody returns to school and the weather gets cooler, activity will decrease, which would give Town Staff time to figure out a better approach. Mr. Osgood is opposed to closing the preserve.

Mr. Cavanaugh asked if any arrests were made while the officers were at the preserve. Mr. Luiz stated no, not to his knowledge. Until something more substantive can be done, Mr. Cavanaugh believes that arrests need to be made, to send a message. Mr. Cavanna noted that, on Saturday, no park ranger or police officer was at the site. He stated that if an officer does not elect to work overtime on a Saturday, then they will not have the coverage necessary at the preserve, which sees most of the worst activity later in the day/evening. This is why he suggested to the Town Manager to change the officer shifts at the preserve from the morning to a later shift (3:00 p.m. to 11:00 p.m.).

Ms. LaChance asked how they would go about closing down Cotton Hollow, if they chose to do so. Mr. Luiz noted that it was closed down a couple of years ago during the height of the pandemic. He would ask the Police Chief how that was done. Mr. Niland stated that other towns use retired officers as supernumerary staff to pick up shifts. He asked if this is done in Glastonbury. Mr. Luiz will ask the Police Chief to see if

they can do that contractually. Mr. Cavanaugh provided the history of supernumeraries in Glastonbury. He explained that they had special officers who did not need to be certified. Then, the state law changed, requiring officers to go through the academy. As a result, he explained that Glastonbury removed special officers and went with community service officers, then on to park rangers.

Mr. Cavanaugh is happy to hear that other members of the community are interested in the extension of the village district. He would like to move that forward before the end of summer and asked to place the matter on their next council meeting agenda. Regarding the two gates by the ball field/police station, Mr. Cavanaugh asked whether the \$31,000 figure was a single bid. Mr. Luiz explained that it is a state contract that municipalities can piggyback off. Mr. McChesney asked if this will close off the road that goes to the baseball field and the park. Mr. Luiz does not believe that there is fencing there, so pedestrians could walk around it. Mr. McChesney asked about the current status of the sidewalk. Mr. Luiz stated that it is dead because Little League has protested the proposed project.

Mr. Cavanaugh's understanding is that the proposed gates are an alternative to the sidewalk which was opposed by Don Longtin of Little League. Mr. Cavanaugh is uninterested in revisiting the project that included tearing down trees and putting in a sidewalk. Therefore, he believes that this second option should proceed. Mr. Osgood sees no reason to tear down trees but would like to consider a simpler project than what had been proposed. Mr. McChesney thought that the gate and fencing was part of the plan regardless, which would fence around the police area and have a sidewalk around that area.

Mr. Luiz explained that Mr. Pennington's plan was to put a walkway around the ballfield because it makes the most logical sense to encourage people to use the walkway; however, Mr. Longtin objected. Mr. Luiz stated that the proposed fences/gates are designed really for more vehicle-pedestrian and vehicle-vehicle interactions. Mr. Osgood asked to look at the possibility of that north sidewalk. Mr. Luiz noted that there already is an old walkway there, but people are not using it, which is the problem. Mr. Osgood and Mr. McChesney would still like to see a possible alternative. Mr. Gullotta stated that this will be on a future meeting agenda.

Mr. Osgood noted that they had asked the State about doing a rumble strip on Route 17 but were told that it would have to wait. Because there has been a fatal accident there, he would like to ask the State again. Mr. Luiz agreed to follow up on that. Ms. Wang asked about drainage concerns on Matson Hill Road where, during the winter months, melted liquid was freezing up. Mr. Luiz has received that complaint as well and has forwarded it to Mr. Pennington.

Mr. Gullotta noted that the Council has received a letter from an individual who complained that the Main Street center chimney colonial had been disassembled. He asked whether much of that building will be reassembled. Mr. Luiz explained that only the building exterior will be preserved. Mr. Gullotta asked to ensure that the permits approved for this building going forward are reviewed because he was under the impression that they were looking at preserving much more of that structure. Mr. Cavanaugh would like Mr. Luiz to review the record because he is certain that the special permit required preserving more than just the exterior of the building. Mr. Luiz will review the record on what is required, with respect to interior renovation.

Mr. Gullotta noted that he has been contacted by individuals from the Soap Factory, who complained that people are still parking their vehicles in what used to be two residential lots behind Enterprise. Mr. Luiz explained that a formal letter was provided to the car dealership, indicating that parking there is not allowed. He noted that the car dealership's legal representative is planning to submit for a variance, but he will speak with enforcement to move those vehicles. Mr. Gullotta would like to know whether the last year was a profit or loss situation for the Riverfront Boathouse. Mr. Luiz will provide that information.

8. Committee Reports.

a. **Chairman's Report.** *None.*

b. **MDC.** *None.*

c. **CRCOG.** *None.*

d. **Board of Education Facilities Committee Report.** *None.*

9. Communications.

a. **Letter from CT Siting Council regarding modifications to existing telecommunications facility located at 175 Dickinson Road.**

10. Minutes.

a. **Amended Minutes of May 28, 2024 Regular Meeting.**

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED, that the Glastonbury Town Council hereby approves the amended minutes of the May 28, 2024 Regular Meeting.

Result: Motion passed unanimously {8-0-0}.

b. **Minutes of June 11, 2024 Regular Meeting.**

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED, that the Glastonbury Town Council hereby approves the minutes of the June 11, 2024 Regular Meeting.

Result: Motion passed unanimously {8-0-0}.

c. **Minutes of June 25, 2024 Special Meeting.**

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED, that the Glastonbury Town Council hereby approves the minutes of the June 25, 2024 Special Meeting.

Result: Motion passed {6-0-2}, with two abstentions from Mr. McChesney and Ms. LaChance.

11. Appointments and Resignations.

a. **Appointment of Anthony DiLizia to the Fair Rent Commission (D-2028).**

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED, that the Glastonbury Town Council hereby approves the appointment of Anthony DiLizia to the Fair Rent Commission (D-2027).

Result: Motion passed unanimously {8-0-0}.

PUBLIC HEARING:

NO. 1 ACTION ON RESIDENTIAL LEASE RENEWAL OF TOWN-OWNED PROPERTY AT 2157 MAIN STREET.

Mr. Luiz stated that the current tenant has been on the property since 2022. The current lease is \$2050 per month, split between Imagineers, LLC and the tenant. He noted that the proposal is to extend the year-to-year lease, with a rental increase of 5%, for a total of \$2153 per month.

With no comments from the public, Mr. Gullotta closed the public hearing.

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED, that the Glastonbury Town Council hereby authorizes the Town Manager to execute a one (1) year residential lease for Town-owned property at 2157 Main Street, as described in a report by the Town Manager dated July 5, 2024.

Result: Motion passed unanimously {8-0-0}.

12. Executive Session.

a. Discussion of the selection of a site or the lease, sale or purchase of real estate.

Following the Executive Session, the Council will discuss, in private, collective bargaining negotiations and such discussions are not treated as a meeting under the applicable sections of the Freedom of Information Act (FOIA). Attendees for the private session include the Town Council members, the Town Manager and the Director of Human Resources.

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED, that the Glastonbury Town Council hereby enters into Executive Session at 8:01 p.m. for the purpose of:

a. Discussion of the selection of a site or the lease, sale or purchase of real estate.

Attendees to include Council Members and the Town Manager.

Result: Motion passed unanimously {8-0-0}.

Following the Executive Session, the Council will discuss, in private, collective bargaining negotiations and such discussions are not treated as a meeting under the applicable sections of the Freedom of Information Act (FOIA). Attendees for the private session to include Town Council members, Town Manager, and Director of Human Resources.

The Council came out of Executive Session at 8:06 p.m.

Motion by: Ms. Wang

Seconded by: Mr. Cavanaugh

BE IT RESOLVED, that the Glastonbury Town Council hereby adjourns the Town Council meeting of July 9 2024 at 8:07 p.m.

Result: Motion passed unanimously {8-0-0}.

Respectfully submitted,

Lilly Torosyan

**Lilly Torosyan
Recording Clerk**

**Thomas Gullotta
Chairman**