



**TOWN OF NEWTOWN**  
**Fairfield Hills Authority**  
**MINUTES**

**The Fairfield Hills Authority held a Meeting on February 25, 2019  
At The Cyrenius H. Booth Library 25 Main St, Newtown CT 06470**

*These minutes are subject to the approval of the FHA at their next meeting.*

**Present:** Ross Carley, Brook Clark, Terry Sagedy, Andrew Philbin, Michael Holmes, Walt Motyka, Melissa Beylouni (arrived 7:02), Christal Preszler

**Absent:** Renata Adler

**Public Attendance:** None

**Also Present:** Kim Chiappetta (clerk)

The meeting was called to order at 6:59 p.m.

**Public Participation:** none

**Minutes:**

Mr. Carley asked for a motion to accept the minutes of November 26, 2018. Brook Clark entertained. Terry Sagedy seconded and all were in favor.

**Chairman's Report:**

Chair Ross Carley introduced the new Authority member, Walt Motyka and asked that he tell everyone about himself.

Walt told members that he was on the original master plan as a technical adviser. He was invited by Julia Wasserman and was involved in the decision making process as to whether or not to purchase the property. In his past experience people would come in with their needs and they were evaluated for a final document. Walt has lived in Newtown for 40 years. He served as Chairman of the EDC at which time the EDC was actively involved in the sewer expansion in the exit 9 area. Most recently, Walt completed volunteering as a trustee at the Cyrenius H. Booth Library during which time he worked to develop a master plan scope of work.

Ross had members introduce themselves to Walt and provide their backgrounds.

**Campus Update:**

Ross informed members that there have been interests in the campus as always, but no proposals have been submitted.

**Brewery:**

Ross updated the Authority members that the roofing has been replaced on Stratford Hall and now the chimneys will be repointed to address leaks. Christal added that the owners are in the final stages of closing with their bank. The loan process was slowed by the SBA closing during the government shutdown.

Christal and Kim meet weekly with the owners and group of town departments involved in the project who will be working on tasks such as grading of the property and testing the downspout drains. Water and Sewer is currently investigating to ensure everything is working as it should, and communications are in progress with Eversource. Walt asked if the owners have received their liquor license. Christal replied that she was not certain of the status. The group then had a brief discussion on the licensing.

**Cupolas:**

Ross asked Christal for update on the cupolas. Christal said there have been discussions to make the opportunity to purchase open to the public. A preview of the cupolas will probably be on March 23<sup>rd</sup>. Christine in Land use is working on posting a public notice in the Newtown Bee. Walt made the suggestion of obtaining a sponsor of a cupola that could remain on the campus. The group discussed the condition of the cupolas. The FHA would still like to keep one cupola as a focal point in a garden. Walt mentioned that in the past a proposal was to use one of the cupolas as a kiosk.

**Boy Scout Kiosk:**

Kim told members that the concrete foundation is in place and that Christine, who works in Land Use, organized a meeting with the Boy Scout and his father for an update on the status of the kiosk project.

Tom Tavar and his son Thomas provided the following update:

- Looking for a volunteer mason to assist with brickwork on posts
- Looking for volunteer carpenter to assist with details of framing the roof.
- Purchase of solar panels pending.

Kim also explained that there has been some confusion in regards to who will be having the maps made that will be displayed on the kiosk, and recommended that this be discussed in a later meeting once the project has progressed.

**Securing Buildings:**

Ross informed the group of the need for funds to secure the buildings. Christal explained that there was a budget request for funds to secure buildings that was cut out. She added that there is a note in the line item of the budget request, that it may come from capital non-recurring. Ross explained that the police department has taken issue with the buildings not being secure, and the groups who have expressed their concerns to the police in regards to the expected increase in campus attendance.

With discussion of added attendance, Walt asked about the ice rink whether the status of the rink will be profit or non-profit. Ross said that as of right now it is still the NYA and that he is not aware of any change. Nothing has been declared as of yet.

Walt returned the conversation to cupolas explaining that the wind directionals had been put in storage, and asked if they were still being stored. Ross confirmed that these items as well as other salvaged pieces were in storage and that there is a possibility of the brew pub utilizing some of these items in their business.

### **Staff Update:**

#### **Events & Activities – Kim:**

Kim began by telling the group that 15 events are scheduled so far and there may be more. Most events are annual including:

- American Red Cross Blood Drives
- Farmers Markets
- P & R events such as Strut You Mutt, Rooster Run, Mad Dash
- Newtown Day
- Arts Festival

An application is pending for the REACH car show.

#### **Campus updates – Christal:**

See under Chairman's Report section.

### **Member update:**

#### **Traffic concern:**

Andrew Philbin explained to everyone the traffic and pedestrian problems at the NYA in the evening. The crosswalk is almost invisible at night as there is not enough light. Andrew recommended the possibility of a reflective crosswalk that drivers could easily see at night. He expressed his concerns with children walking across the road to enter and exit parents' vehicles during drop-off and pick-up times. Melissa Beylouni agreed with Andrew and added that the driving area is tight and suggested a drop-off lane. Christal told members that she has communicated with the NYA asking that they send reminders to members. The group briefly discussed if anything can be done to help resolve this situation. Ross will speak with Fred Hurley, Director of Public Works, regarding the possibility of painting the cross walk. Ross thanked Andrew for raising his concerns.

Brook asked about the Pickleball courts in the parking area by Newtown Hall. Ross explained that these Pickleball courts are temporary and can be removed to allow for more parking. Walt noted that he has seen people waiting to play on the courts most of whom are seniors. The group then discussed parking on campus.

### **Adjournment:**

With no further business, Terry Sagedy made a motion to adjourn, Mike Holmes seconded and the meeting was adjourned at 8:20 p.m.

*Respectfully submitted,  
Kimberly Chiappetta, Clerk.*