

SOUTH WINDSOR AGRICULTURE, ARTS & NATURE CENTER COMMITTEE

TOWN OF SOUTH WINDSOR

Minutes

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June 8, 2016

South Windsor Town Hall – Madden Room

1. Call Meeting to Order

The meeting was called to order at 5:36 p.m.

2. Roll Call

Members Present: Councilor M. Saud Anwar, Town Council
Pat Botteron, Open Space Task Force
John Caldwell, Park & Recreation Department
Mayor Tom Delnicki, Town Council
Stephanie Dexter, Planning & Zoning Commission
Mary Etter, Director of S. W. Public Library
Jeff Folger, Senior Environmental Planner
Katie Graham, Park & Recreation Commission
Michele Lipe, Director of Planning
Virginia Macro, Historic District Commission
Andrew Paterna, South Windsor Food Alliance
Tim Shepard, South Windsor Land Trust
Councilor Jan Snyder, Town Council
Betty Warren, IWA/CC

Members Absent: Ray Favreau, Director of Parks & Recreation
Sandy Jeski, SWALPAC
John Mitchell, Economic Development Commission
Councilor Liz Pendleton, Town Council

5. Discussion items

Discussion of design/consulting team – Final report at this meeting

1. Farming and functions of the Facility – resident farmer, community gardens, farmers market
2. Economic Development ideas – animals, cropland, scenic drive, barns, food hub, csa
3. Architectural Assessment – farmhouse, barns, silo
4. Landscape Assessment – trees, plantings, brush clearing
5. Conceptual Development – Options for farm buildings locations
6. Entrance and Exit roads at the farm – realistic options/time frame for development
7. Discussion and preparation of report to be presented to the Town Council in July or September

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5. Discussion Items (Continued)

Mr. Paterna stated that the final report has been distributed to the Committee. A copy for public review is in the Library, a copy is on the website and more copies can be made for those who would like a copy. The Committee's job is to review this report and make a final report to the Town Council in September. A sub-committee should be established to draft the report to the Town Council.

Ms. Lipe explained that there will be temporary stabilization to the house on the property. There was a structural analysis done by the consultant. The Town can get a quote for the work that needs to be done. Ms. Lipe suggested that Jeff, Ray, John and herself meet with a contractor. Mayor Delnicki felt that lighting should also be incorporated into the plan. Ms. Lipe then also explained that she and Jeff discussed what could be done on the staff level to help move this forward and trails were discussed. Mr. Folger stated that there is good topography so a plan can be designed that could be put into action.

Councilor Anwar stated that the cost of the entire project is \$6.5 million dollars and questioned where the Town will get those funds? Mr. Paterna felt that a subcommittee should be established for fund raising.

Mr. Shepard suggested putting a trail along the perimeter of the fields. Mayor Delnicki felt that some of the work could be done through Eagle Scout projects.

Mr. Paterna stated that the main goal of the project is to restore the house and establish an active farm. The cost to do this in Phase I is \$500,000 to \$600,000. A subcommittee should be formed to look at grant funding.

Mr. Paterna explained that there is an individual from Tolland who is willing to come to the site and identify the plants on the property. The plants will be tagged which are to be kept and which are to be eliminated. Mr. Shepard said he could bring the bush hog to the property to help with the work of clearing.

Mr. Paterna informed the Committee that he and Ginny went to Clark Street to look at the barns that are going to be coming down. The price to take the barn down and label everything is \$40,000. Waiting for a price for storage and to have the barn reconstructed.

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ITEM:

3. Approval of Minutes

Ms. Warren made a motion to approve the minutes of May 11, 2016. Councilor Snyder seconded the motion.

Ms. Macro stated that on page 2, last paragraph it says "came before the Town Council" and should say "came before the Committee".

Mr. Shepard stated that the statement on page 4 "Ms. Boyer explained that this farm is too small to support itself as a farm and if it is going to be a working farm then the public can not use it", is what was said but he believes there is more to it. This Committee is discussing having some farming on the property as well as having the public there. Mr. Shepard stated he would like to see the children get involved with the farming to get appreciation of farming.

Mr. Paterna called for a vote on the motion; it was approved, unanimously.

5. Discussion Items (Continued)

Mr. Paterna felt that the Committee should go back to the Department of Historic Preservation to see if there are any grants available. There are also other sources such as Farm Viability Grant through the Department of Agriculture. A Grant Sub Committee was established consisting of Michele Lipe, Andy Paterna, Jeff Folger, Saud Anwar and Ginny Macro. Mr. Folger felt that a 501C3 could be used to help find grants. Councilor Snyder felt that is something that could help the Committee. Ms. Lipe reminded the Committee that the public should be involved with this project. Mr. Paterna felt that an open house could be done in August for the public. An Executive Summary can be completed which will show the phases. Committee members had a lengthy discussion regarding reaching out to the public to show them the plan for this property. A letter can be sent to the Heritage Drive residents.

Mr. Paterna suggested that a Committee be established that will work on the report to the Council. The Sub Committee can report back to the Committee in July. That Sub Committee will consist of Michele Lipe, Mary Etter, Jeff Folger and himself.

Councilor Anwar stated that there is not a strong business plan with this report and he felt that one should be done for sustainability. Committee members discussed the self sustainability of this project. An Executive Summary will be done for this project highlighting the first phase.

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5. Discussion Items (Continued)

The Fund Raising Sub Committee will consist of Katie Graham

The Committee discussed looking at Mini-Matching grants through the Town and Farm to Table fund raiser. Ms. Lipe reminded the Committee that there is also money from the easement.

6. New Business/Discussion Items

None

7. Next Meeting Date: Wednesday, July 13, 2016/SW Library

8. Adjournment

At 6:34 p.m. Councilor Snyder made a motion to adjourn the meeting. Mr. Paterna seconded the motion; and it was approved, unanimously.

Respectfully submitted,



Deborah W. Reid
Council Clerk