

**TOWN OF TRUMBULL  
CONNECTICUT**

Town Hall  
5866 Main Street  
Trumbull, Connecticut 06611



Trumbull Community Center Study and Building Committee  
Thursday, January 19, 2017  
7:00 pm  
Long Hill Conference Room, Trumbull Town Hall

**Present:** Co-Chairmen Joseph Pifko and Daniel Marconi; Committee Members Jeannine Stauder, Richard Seaman, Dawn Cantafio, David Preusch (entered at 8:07pm), Joseph Costa, Lori Hayes-O'Brien

Also Present: Lynn Arnow, Chief of Staff; Rina Bakalar, Economic and Community Development Director and Mark Block, Town Council

The meeting was called to order at 7:00pm by Mr. Marconi followed by the Pledge of Allegiance.

**Past Minutes**

Motion was made by Mr. Seaman to approve the minutes of January 7, 2017 as written. Seconded by Mrs. Stauder and approved with abstentions from Mrs. Hayes-O'Brien and Joseph Pifko. Motion was made by Mr. Seaman to approve the minutes of December 15, 2016. Seconded by Mr. Marconi and approved.

**Public Comment**

No public comment.

**Pool Review**

Mr. Block spoke on the Public Works Committee that is investigating the pool component of the Community Center project. He noted the committee met during the holidays and will meet another 3-4 times in the near future.

Mr. Block noted the committee is looking back on work done at the Hillcrest pool around 2010 and the latest investigation into a pool during the Trumbull High School renovation. They are also looking into other town facilities such as Beaches and Tashua pool. It is the Committee's intent to have public comment in the near future. Committee meetings are very open for comment and he is encouraging individuals to contact him with input. There will be a more definitive discussion with the public at future meetings. Mr. Pifko and Mr. Marconi spoke at one Committee meeting discussing the progress of the Trumbull Community Center Study and Building Committee which was very informative. Ms. Bakalar

also spoke to the group about the benefits of a community pool from the economic development standpoint.

Mr. Block noted the Committee has not been charged with making a recommendation regarding the pool, although that may change in the future. At this point, the Committee will be presenting to the Town Council a report of findings. The Committee members have been asked to think out of the box. They are trying to learn the difference between types of pools and how to most maximize usage of what the town already has in place. Department heads will be meeting with the committee soon.

A cost analysis of the maintenance of the current pools and typical capital expenses for a pool over 3/5/10 years will be done as well as operational costs. A fee for usage of the pool was discussed for resident and non-resident users noting a pool would be an amenity to the community.

Selection of the Church Hill Road site as the location of a new facility is ideal with the connection to the trail head. Mr. Block reiterated that the Committee is conducting an assessment as to whether the town needs or wants a pool. Public input will be part of the process. The next Public Works Committee meeting is scheduled for February 1, 2017.

Ms. Bakalar spoke regarding the economic impact on the community. She noted that a competition pool would have more synergy with the Board of Education. If a pool is built in isolation of other facilities, there is no benefit to the community. If a pool and community center are put together, it creates a special place for the community and will attract people, businesses and talent. She noted she is waiting to hear about a grant that was submitted for work on a trail head off the Church Hill Road site which could offset some of the expenses should that site be chosen for the new facility. She also noted that community involvement with projects is good. They give ideas but, keep in mind they do not represent the community as a whole.

### **Site Review**

Mr. Pifko asked the Committee members their impressions on the Church Hill Road site.

1. Beautiful area, very scenic
2. Very Connecticut in nature; hills and trees, progressive site
3. Fairly level but hilly to get to the trail; some of the property is owned by the State/DEEP. They have approved the connection with the trail.
4. Builds a community campus
5. Remainder of the area has a veterinarian and doctors office; gives an opportunity to build a campus and regulate its look
6. Opportunity to create a place to consolidate services and create a reason to come to a central location
7. Slope mitigates that we can build a two story building which allows us to have a two story facility with only one story visible in a neighborhood
8. Architecturally the community center can have features that use the slope and its natural beauty to create dramatic views
9. Creates interest at different levels and scale of spaces
10. Connection to the trail is a great benefit

Mr. Pifko presented a draft cost analysis associated with the Long Hill and Church Hill Road sites for the Committee to review. Mr. Arcari will be present at the next meeting if there are any questions.

Mr. Preusch entered the meeting at 8:07pm.

11. Distance from the end of the property to the trail and how the property would be developed?; room for expansion?; traffic worries from the neighbors; should include neighbors in plan
12. Is as challenging as thought it would be; good view, valley access; has some challenges but other sites have more to consider such as wetlands and rock

Mr. Pifko noted with the two plans and two sites, the Committee should be looking to see which one is better for the needs of the community. Mrs. Hayes-O'Brien questioned the intent of purchasing the Church Hill Road properties if not for a community center. Was there intent for usage by the town in another capacity? It was noted the properties were purchased through a land purchase bond. It was also noted that the cost of the properties is not part of the cost of the facility.

After further discussion, it was noted the committee is leaning towards the Church Hill Road property. Question was called as to whether a vote should be taken approving the Church Hill Road site as the location for the new facility. Motion was made by Mrs. Stauder to approve the Church Hill Road site as the location for the new community center. Seconded by Mr. Seaman. Further discussion was held. Mrs. Cantafio voted against the motion; Mrs. Hayes-O'Brien abstained. Motion carried.

#### **New Business**

Mr. Pifko presented an invoice from the architects for \$7,868 for services. This has already been approved by the Town Council. Committee members approved its payment.

Mr. Costa noted the next step would be to have the architects develop a concept and threshold design. The firm should be given the charge for a recreation pool to be included; however, the Public Works Committee needs to present their report to the Town Council. We are still defining the project as we are only in the concept stage.

#### **Next Meeting**

The next meeting will be held February 16, 2017 at 7:00 pm in the Long Hill Conference Room.

#### **Adjournment**

There being no further business, motion was made by Mrs. Stauder, seconded by Mrs. Cantafio, to adjourn the meeting at 8:35 pm. Unanimous.

Respectfully submitted,

Barbara Crandall  
Clerk