

**TOWN OF KILLINGLY**  
**WATER POLLUTION CONTROL AUTHORITY**  
**Regular Meeting**  
**Wednesday, January 15, 2020 at 6:00 PM**  
**Killingly Wastewater Treatment Facility Conference Room**  
**31 Wauregan Road, Danielson CT**

**MINUTES**

1. **Roll Call** – Chair, Gerard CinqMars called the Meeting to order at 6:00 p.m. and did the roll call.

**Members Present:**

Gerard CinqMars  
Patrick McLaughlin  
Joseph Higgins  
Arlene Gauthier  
Andrew Danna

**Staff Present:**

David Capacchione, Director of Engineering and Facilities  
Jen Hawkins, Director of Finance  
Mark Cataldo, Suez, Project Manager  
Joe Couture, Suez, Assistant Project Manager

**Also Present:**

Ed Grandelski, Town Council Liaison

2. Citizen Participation (on items not subject to public hearing)

Donna Copeland, Executive Director, Country Living at Westview Commons, LLC, explained that they are repealing the \$52,500 connection fee (75 units @ \$700 per unit) and they are requesting an abatement because they are on one master electric meter, they are I-1 Commercial, and they are a managed, residential/community facility, so it is one building/one hook-up. She said that it is not 75 individual apartments. See discussion under Agenda Item 9.a. New Business.

3. Town Council Liaison Participation

Ed Grandelski reported on the actions of the Town Council:

- There was a presentation by NTE (Power Plant).
- Halloran & Sage was hired as the new Town Attorney.
- Appointments to Boards and Commissions: Gerald CinqMars was reappointed to the WPCA.
- Presentations: \$16.5 million renovation/addition project to KMS; \$16.1 million upgrade (conceptual design) to BOE Administrative Building on Westfield Avenue as a Community Center (discussion is on-going regarding who would control the building). Both to go to Town Meeting/Machine Vote.
- Assessor did a presentation on the recent revaluation.
- Reviewed the POCD.
- Approved various resolutions regarding grants for housing projects.
- Reviewed tax appeals.

4. Adoption of Regular Meeting Minutes December 18, 2019

Motion was made by Arlene Gauthier to adopt the Minutes of the Regular Meeting of December 18, 2019. Second by Joseph Higgins. No discussion. Motion carried unanimously (5-0-0).

5. Finance Report

a. Monthly Finance Report

Jen Hawkins reported:

- Revenues are slightly under budget, but nothing that is overly concerning. Will continue to monitor.
- Professional Services and other items are right about where she would expect them to be at this time. Will continue to monitor.
- In a month or so, she will look at Frito-Lay to see if adjustments are needed to provide a more concrete fund balance analysis. She expects that an adjustment for 2018-2019 will be needed.
- Brooklyn paid the billing for 2018-2019 and for 2019-2020 in December. They are paid up-to-date.
- Next month, she will have more projections through year-end.

6. Report of Project Manager

Mark Cataldo reported:

- No violations in December.
- Flow was up.
- 99 percent oxygen.
- No odor complaints for the month.
- 85 work orders.
- 3 alarms.
- 1 possible blockage.
- 17 mark-outs (6 for Brooklyn).
- Replaced the VFD on return pump #2.
- Installed and rebuilt the ammonia probe on the north aeration tanks.
- McVac cleaned the scum from the wet well (six days). Cost was approximately \$5,000 over what the Authority had authorized.
- Scum was removed from the south shore station.
- There were new graphs in the report: Nitrogen removal - average for the year 156 (last year 24). A big improvement, but still working to keep it below 131.
- Construction update: They are planning on shutting down some aeration tanks in the coming months, so there are some challenges.
- Everything is running very well.
- Photos of the upgrade were displayed and Mr. Cataldo explained them. Authority Members were offered to take a tour during daylight. There was discussion.

7. Frito-Lay Representation – No representation.

8. Unfinished Business

a. Facilities Project Update

David Capacchione had nothing to report because Mr. Cataldo had described the activity in the photos that he displayed under Agenda Item 6 – Report of Project Manager.

b. Sewer Line Replacement, Prospect St Area

David Capacchione reported that the bid opening will be on February 18, 2020. A meeting with residents in the Prospect Street area has been scheduled for January 23, 2020, at 7 p.m. He said that they have received several complaints from residents where changes are necessary. Mr. Capacchione had provided copies of a letter, regarding meeting with the residents, to Authority Members.

## 9. New Business

### a. Westview Commons – Request for Sewer Fee adjustment

David Capacchione referred to Donna Copeland's explanation of the request (above under Agenda Item 2 – Citizen Participation) and he stated that, for an individual house, there is a connection fee of \$700 per unit. Ms. Copeland explained that her biggest argument is the I-1 Commercial. They get one electric service and they are providing housing, it is not individual apartments. This is a for-profit company. There is a lease (with nursing services if needed) and the residents pay month-to-month. Independent living with housekeeping, laundry service, 3 meals provided per day (prepared in a commercial kitchen, each unit has its own bathroom and shower, units only have a sink and a two-burner stove in the kitchen.

Mr. Capacchione stated that it makes sense that there would be a reduced amount of water being used as opposed to a normal apartment complex or a normal single-family house. Mr. McLaughlin noted that the fee is not flow-based.

Ms. Copeland asked if there was a different fee for commercial vs. residential. Mr. McLaughlin explained that that there is from a usage standpoint as commercial is billed per gallon. Mr. Capacchione explained that per gallon is more industry or manufacturing, not residential-commercial (this is a commercial endeavor, but it is housing). He noted that the \$700 fee is significantly less than in many other communities. Mr. McLaughlin corroborated. Mr. Capacchione explained that the money from the connection fees goes toward the treatment of the wastewater to cover the work that needs to occur at the facility.

Mr. CinqMars asked about the amount of the waste would be for this facility. Mr. Capacchione stated that he could do a flow analysis based on usage and the number of people to arrive at a number. Mr. Higgins commented that this is not done for other connections. Mr. McLaughlin noted that it could be precedent setting. Ms. Gauthier asked if anything related to sewer is paid as part of the residents lease. Ms. Copeland explained that they pay a monthly rent and everything is included. They plan to be in operation in October of this year.

The upgrade is a cost of \$18+ million. Mr. Higgins suggested that the Authority reassess the connection fee which hasn't been changed in more than thirty years. Mr. Dana suggested that this be looked into further.

Mr. McLaughlin is not in favor of waiving the connection fee as it would be precedent setting and it is a lot less than a lot of other municipalities. Mr. CinqMars suggested waiting another month to evaluate information that is available and try to reach a consensus to give the Authority a basis for reconsideration. There was discussion.

Motion was made by Arlene Gauthier to table discussion regarding Westview Commons – Request for Sewer Fee adjustment, to the next Regular Meeting of the WPCA on February 19, 2020.

There was discussion regarding what new information would come forth, it cannot be changed without an ordinance, to waive it would be setting a bad precedent. Ms. Copeland asked for clarification regarding commercial like Frito-Lay vs. commercial-residential. Mr. Capacchione explained that Frito-Lay pays a wastewater fee for the bathrooms and they pay a disposal fee for their wastewater process water. The connection fee is the same \$700, per the Ordinance. There was no second to the Motion. Motion failed.

Mr. Capacchione asked if the following summarization is correct: There is not a consensus to table the discussion and there is a consensus to continue with the fee as per the Ordinance. J. Higgins is opposed as he feels that no new information could be presented. P. McLaughlin is opposed as does not feel that new information could be presented that would make him change his mind. It is based on the

Ordinance and he does not want to set a precedent against it. A. Dana agreed with Mr. McLaughlin, to follow the Ordinance. A. Gauthier stated that she votes no (she has mixed feelings). Mr. CinqMars did not state his opinion. Discussion continued. Consensus to take no action. Mr. Higgins stated that it will be \$700 per unit.

b. 2 Mill Street - Request for Sewer Fee Waiver

David Capacchione explained that the house had burned down on August 13, 2019. The remains are posted as unsafe. Contractors have been contacted for demolition, but a demo permit has not been issued as of this date. The property owner has requested a waiver of sewer use fees.

Motion was made by Joseph Higgins to waive sewer use fees for 2 Mill Street for up to one year (beginning January 1, 2020), unless any work or connections or changes are done in the interim. Second by Patrick McLaughlin.

Discussion:

It is either a duplex or a single-family house. There was discussion regarding when the waiver would start. Motion carried unanimously (5-0-0).

10. Correspondence

Mr. Capacchione had provided copies of the letter regarding the Prospect Avenue meeting.

11. Other

P. McLaughlin will not be able to attend the February 19, 2020 meeting.

A. Gauthier and A. Dana will not be able to attend the Prospect Avenue meeting.

Mr. Grandelski commented about the fees regarding the Prospect Avenue area being all different because they all have different situations. Mr. Capacchione stated that that is correct.

12. Adjournment

Motion was made by Joseph Higgins to adjourn at 6:52 p.m. Second by Arlene Gauthier. Motion carried unanimously (5-0-0).

Respectfully submitted,

J.S. Perreault  
Recording Secretary