



THE TOWN MANAGER'S REPORT

Your gateway to updates on programs, events, town services, and other important information!

Proposed Solar Energy Facility



The CT Siting Council conducted the public hearing on the proposed solar energy facility on February 8th. The first portion of the hearing lasted from 2:00 PM until approximately 5:30 PM, then a public comment portion at 6:30 PM. There was a small number of residents who spoke. Residents can still submit written comments to the Siting Council until **April 18th**. The Siting Council continued the evidentiary portion of the public hearing until **March 19th at 2:00 PM** as not all parties completed their testimony/cross-examination. The Siting Council requested the petitioner for additional information related to visual impacts, sound study, options to potentially increase setbacks/buffers from neighbors, as well as archeological and endangered species studies.

VITA Tax Assistance for the Elderly



The IRS's Volunteer Income Tax Assistance (VITA) and Tax Counseling for the Elderly (TCE) programs offer free basic tax return preparation to qualified individuals. VITA offers assistance to people who generally make \$60,000 or less, persons with disabilities, and limited English-speaking taxpayers. A VITA representative will be on-site at the main library for appointments on Monday evenings from 5:00 PM – 8:00 PM from **February 5 – April 15**. Appointments are required. Please sign up by clicking below or calling the Reference Desk at 860-285-1918.

[Click here to sign up](#)

Windsor Housing Authority Updates



Shad Run Modernization Project

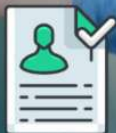
Last month, the Connecticut Department of Housing awarded the Town \$2M in Small Cities Community Development Block Grant funds for exterior improvements to the Housing Authority-owned 52-unit Shad Run senior housing project. The scope of work includes replacing roofs, windows, doors, and siding. Once we receive the grant agreement from the CT Department of Housing, we will be able to determine the next steps and an overall project schedule.

Also, the Housing Authority (WHA) is being invited to apply for grant funding through the Connecticut Housing Finance Authority to make improvements to the interiors of the apartments and the community room at Shad Run. The WHA is currently soliciting a consultant to prepare the application to CHFA and is expected to have that person onboard by the end of February. WHA previously secured 'A Probable Estimate of Project Costs' totaling nearly \$6.5M including soft costs, site work improvements, kitchen and bathroom upgrades, flooring, painting, electrical upgrades, hot water heater replacement, etc. This grant funding would go directly to the Housing Authority so the town does not have a formal role in the application or management of the project should it be funded. There are also no local match requirements under the SHIP program. The WHA should know in late spring or over the summer as to whether SHIP funding has been awarded.

Fitch Court Roof Update

Bids for the Fitch Court roof replacement project were due to the Windsor Housing Authority (WHA) on Friday, February 16th. Town staff provided the WHA with a list of roof contractors who have previously worked on town projects. The project was also posted to the Department of Administrative Services Bid Portal and advertised in newspapers. The WHA has been awarded grant funds in the amount of \$500,000 for this project. We will keep the Council informed as to the results of the roof bids.

[Click here for more info!](#)



JOIN OUR TEAM

Apply for: **Infant Toddler Teacher**

with the Windsor Montessori School & Discovery Center



I-291 Bridge Rehabilitation Project – Public

Information Meeting



Town staff participated in a meeting earlier this winter with representatives from CT DOT and South Windsor to discuss a future rehabilitation project for the I-291 Bridge. The bridge connecting Windsor and South Windsor over the Connecticut River was originally built in 1958 and reconstructed in 1993. This project will essentially be a full rehabilitation and surfacing project to extend the service life of the structure. Construction is anticipated to begin in the spring of 2026 and be completed in the summer of 2027. This project would be funded through federal and state funds. No town funds would be required.

CT DOT will be holding a virtual public information meeting on **February 22, 2024, at 7:00 PM**. Registration is required to participate. Please register for the virtual public information meeting [here](#), or by clicking the button below. Once registered, you will receive a confirmation email with a link to access the meeting. The meeting will also be live on YouTube [here](#).

Members of the public can submit comments and questions during the two-week public comment period following the meeting. Please direct comments and questions by March 7, 2024, to: DOTProject0164-0245@ct.gov and 860-594-2020.

[Click here to register for the meeting](#)

Snow Moon – Full Moon Hike



Come out to Northwest Park for a Full Moon Hike guided by Northwest Park staff. The next hike is the Snow Moon hike which begins at the Northwest Park Warming Shed on **February 23 from 6:00 PM to 7:30 PM**. Use your senses to explore the park after dark. Grab the family or some friends and enjoy the beautiful scenery while being active outdoors and learning about the seasonal changes happening in nature. Residents \$12 / Non-Residents \$16. For more information call 860-285-1886.

Valuation Appeals



Those who submitted an appeal should expect to be notified by the Assessor's Office starting the week of **February 26th** for appointments with the Board of Assessment Appeals. The BAA

will be holding meetings during March and potentially into April. An individual has the ability to appeal the BAA's decision to the Superior Court within 60 days of notice of their decision.

If an individual has not filed an appeal through the BAA they cannot go through the Superior Court.

Milo Peck HVAC Update



The original portion of the Milo Peck Child Development Center and Montessori School was originally constructed in 1947. The existing HVAC systems (boiler, steam heat exchangers, circulating pumps and valves) have been in service for well over fifty years and routinely break down. The existing heating system is a combination of hot water radiation and steam radiators. Classrooms are currently cooled with through the wall air conditioning units. The current HVAC systems do not provide any building ventilation.

The project was not approved at the February 22, 2022 Special Town Meeting, as concerns were raised relative to the use of fossil fuel for the heating portion of the new HVAC system. Suggestions were made to conduct a comparative analysis of a non-fossil fuel option with the original design.

Based on Town Council direction, the PBC oversaw the completion of a study evaluating the original project with natural gas versus an all-electric design. The evaluation compared both options' construction costs, annual operating costs, and lifetime equipment replacement costs.

- Option 1 was the initial design consisting of natural gas and electric components that was estimated at \$2.80M.
- Option 2 was the all-electric design that was estimated at \$3.06M.

Please note above costs do not include soft costs or contingency.

The PBC met twice with the town's Clean Energy Committee to discuss project options. The PBC met in December 2022 and recommended Option 1 as the preferred design. Given the need to further evaluate and discuss the options with Town Council and the need to rebid the project, it was recommended this project schedule be deferred. Currently it is in the FY 2024 adopted Capital Improvements Plan.

Staff respectfully asks that the Town Council refer this to the Town Improvements Committee for further discussion on the project and possible alternative approaches.

IN OTHER NEWS...



CAMP
FOXFIRE
at Northwest Park

The Ultimate Summer Nature Adventure!

Registration:

Residents - Opens Thursday, Feb 1

Nonresidents - Opens Thursday, Feb 15

Open to grades PreK - Grade 8.

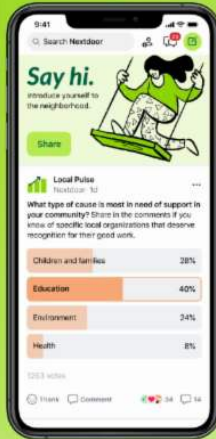
Ages 14 to 17 can apply to become a Junior Counselor.



Scholarships & payment plans available: townofwindsorct.com/recreation

NORTHWest PARK

nextdoor



Join us on Nextdoor!

Sign up on iOS or Android:

- Neighborhood Updates
- News & Announcements
- Resources & Services
- Answer Polls/Give Feedback



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