

**Fire Study Group  
Land Swap Sub-Committee  
Minutes  
April 16, 2009**

Attendees: Pam Clapp, Steve Lotspeich

Pam and Steve met to discuss developing options for a recreation land swap for the proposed new fire station at the existing site that is adjacent to and within Hope Davey Park in Waterbury Center. Jane Brown and Gordon Miller have volunteered to participate in this sub-committee but were not able to attend the meeting.

The following background information was discussed:

The proposed fire station will require the permanent conversion of approximately 3,000 sq. ft. of land in Hope Davey Park. The Commissioner of the state Dept. of Parks, forests, and Recreation has determined that the new parking area that will be constructed in part on the existing basketball court will not be considered a conversion since the parking lot will also be used by park patrons. It is likely that the function of the basketball court will need to be replaced at Hope Davey Park with a new facility that could include other uses in addition to basketball such as tether ball, volley ball, and skateboarding.

The following issues were discussed:

- The pros and cons of seeking a donated or purchased piece of land versus using a piece of existing Town land for the land exchange that will be needed to satisfy the Land and Water Conservation Fund (L&WCF) conversion requirements. David Jennison knows someone who may be willing to donate or sell a piece of land near the park. Steve will contact David to find out the name of the person and any additional information about this possibility.
- The replacement piece of property must be appraised to be of equal or greater value than the area of park property that is being converted to meet the L&CWF requirements. The value of a donated piece of private land was discussed. Steve will talk to Tom Vickery about how a donated piece of property is valued and how the landowner's property taxes might be reduced as a result of the donation.
- A related issue is whether the state and federal officials favor a piece of replacement property that is in close proximity to the park site versus one that is farther away such as the Town property behind the old armory on Armory Ave. in the Village. Pam will follow up with Pat Peterson on this issue.
- The cost for replacing the basketball court with a multi-use court was discussed. Steve will discuss this aspect of the project with Alec Tuscany and see how much was budgeted in the fire station project that went to a bond vote.

Next Meeting:

Date & Time: Pam is available on Tuesday or Friday at 4:00 p.m. or any time during the day on Thursday. She is on vacation from April 24-30.

Roles: Timekeeper – Gordon Miller, Facilitator – Steve Lotspeich, Recorder – Pam Clapp, Reminder – Jane Brown