

WARNING
ANNUAL TOWN MEETING - TOWN OF SHARON
MAY 10, 2024

The legal voters of the Town of Sharon and those entitled to vote in meetings of said Town are hereby warned and notified that the Annual Town Meeting concerning the budget and other items of said Town, will be held at the Sharon Town Hall, 63 Main Street, on Friday, May 10, 2024 at 6:30 PM for the following purposes:

1. To see what action the Town will take in accepting the June 30, 2023 financial statements for the Town. Copies are available at the Town Hall and on the Website.
2. To see what action the Town will take in expending up to \$42,000.00 out of the Undesignated Fund for the replacement of a 24-year-old John Deere Tractor and attachments for the Sharon Green Committee, as approved by the Board of Finance.
3. To see what action the Town will take for the fiscal year commencing July 1, 2024 through June 30, 2025, regarding the following, as approved by the Board of Finance:
 - a. To adopt the annual budget of the Town of Sharon. Copies are available at Town Hall and on the Website
4. To see what action the Town will take for the fiscal year commencing July 1, 2024 through June 30, 2025 regarding the following as approved by the Board of Finance:
 - a. To authorize the acceptance and expenditure of TOWN AID ROAD funds for the maintenance, construction and reconstruction of our Town roads and bridges;
 - b. To authorize expenditures of up to \$9,600.00 from the Sharon Cemetery Fund;
 - c. To authorize the acceptance and expenditure of any state, federal or other funds or grants for educational purposes;
 - d. To authorize the expenditure of up to \$1,000.00 in interest from the Virginia Brown Fund for Nature's Classroom;
 - e. To authorize the acceptance and expenditure of any funds or grants for general municipal purposes;
 - f. To authorize the expenditures of up to \$5,000.00 from the 67 Main Street Account for general maintenance of that building; and
 - g. To authorize the expenditures of up to \$ 181,930.00 from the Equipment Replacement Account for a new F550 Truck.
5. To see what action the Town will take to adopt the proposed Five-Year Capital Improvement Plan, as approved by the Board of Finance. Copies are available at the Town Hall and on the Website.
6. To see what action the Town will take to approve the receipt and expenditure of LoCIP funds in the amount of \$71,914.00 for tennis court replacement at Veterans' Field.
7. To see what action the Town will take to adopt the proposed Board of Education Six Year Capital Building Project Plan. Copies are available at the Town Hall and on the Website.

Dated at Sharon, Connecticut this 23rd of April 2024.

SELECTMEN

OF THE

TOWN OF SHARON

Casey T. Flanagan

Lynn S. Kearcher

John G. Brett

TO APPEAR IN LAKEVILLE JOURNAL: May 2

RECEIVED

By Linda Amerighi at 9:31 am, May 02, 2024

**TOWN OF SHARON
FIVE YEAR CAPITAL IMPROVEMENT PLAN**

**Approved by Board of Selectmen April 23, 2024
Approved by Board of Finance April 26, 2024**

This **5 year Capital Improvement Plan** for the Town of Sharon includes those identified capital needs in Town. The following addresses other municipal buildings, and facilities.

- Project A** Town Hall Parking Lot Expansion (2024/25) ~ **\$150,000**
- Project B** Town Sidewalks Engineering (2024/25) ~**\$60,000**
- Project C** Town Sidewalks Construction (2024/25) ~**\$1,100,000**
- Project D** Town Hall IT Improvements (2024/25) ~ **\$75,000**
- Project E** Veterans Field Tennis Court Replacement (2024/25) ~**\$222,000**
- Project F** Rolling Hills Road/ Dug Road Drainage and road repair (2024/25) ~**\$1,800,000**
- Project G** River Road Repair (2024/25) ~**\$1,000,000-\$1,500,000**
- Project H** West Cornwall Road Bridge #125012 (2024/25) ~**\$1,000,000**
- Project I** Town Highway Department Facilities Renovation (2025/26) ~**\$1,000,000**
- Project J** Town Green Garage Addition (2025/26) ~**\$150,000**
- Project K** West Cornwall Road Bridge #? (2025/26) ~**\$750,000**
- Project L** Town Hall Building Repairs: repointing bricks (2025/26) ~**\$15,000**
- Project M** Kings Hill Road Bridge #? (2027/28) ~**\$750,000**
- Project N** Cell Phone Service Improvements (2028/29) \$?
- Project O** Hazardous Tree Removal (2029/30) ~**\$500,000**
- Project P** Comcast Broadband Project (2024) ~**\$800,000**

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By Linda Amerighi at 9:32 am, May 02, 2024

SHARON CENTER SCHOOL



6-Year Capital Building Project Plan

2023-2029 – Final

BOE Approved: 3/25/24

6 YEAR CAPITAL PLAN - PARAMETERS

- This document will be reviewed and approved annually by the Board of Education (BOE), and presented to the Board of Finance (BOF) for their information
- The cost estimates represent our best-guess of what the replacement and/or service costs will be at the time the work is done
- The BOE believes that “large ticket” items should be considered for replacement when their end-of-life expectancy is close (or at least an accrual started before then)
- A priority key is as follows:
 - Critical = Will have an impact on people, curriculum, safety and/or building integrity
 - Urgent = May have an impact on people, curriculum, safety and/or building integrity
 - Low = A low impact on people, curriculum, safety and/or building integrity is anticipated
 - Routine = This is the “end-of-life expectancy” of that item



6 YEAR CAPITAL PLAN - PROJECTIONS

Sharon Center School Capital Plan - 2023-2029

<u>Budget Year</u>	<u>Project</u>	<u>Est. Cost</u>	<u>Priority</u>
2023-2024 (revised)	Replace Roof - Overages	\$27,000	Critical
	Sitework Improvements	\$382,460	Urgent
	Kitchen Dishwasher	\$30,000	Critical
	Day Care Fencing (new)	\$25,000	Urgent
2024-2025	Tech Ed - Ceiling, Lighting	\$30,150	Urgent
2025-2026	Replace Boilers	\$308,480	Routine
2026-2027	HVAC Improvements	\$234,400	Routine
2027-2028	Countertops and Cabinets	\$369,170	Low
2028-2029	Gymnasium Finishes	\$215,360	Low
	Total Capital Projected	\$1,622,020	



RECOMMENDED 2023-2024 SPENDING PLAN

		2023-2024 Capital Line	\$178,000
<u>Responsibility</u>	<u>Project</u>	<u>Est. Cost</u>	<u>Priority</u>
School	Roof Replacement Overages	\$27,000	Critical
School	New Dishwasher	\$30,000	Urgent
School	Day Care Playground Fence	\$25,000	Urgent
School	Engineered Sitework Plans	\$11,000	Urgent
School	Sitework Project (partial)	\$85,000	Urgent
		Total Capital Recommended	\$178,000
Town	Sitework Project (balance)	\$297,460	Urgent

- Roofing contractors experienced unforeseen issues sealing around HVAC unit (\$27,000)
- Dishwasher is beyond repair. Will use paper products until a new one is installed
- The Day Care playground fence is in need of replacement
- An engineered plan is required for the sitework bidding process
- BOE is recommending that we use the \$178,000 in Capital Expense in the 2023-2024 budget to pay for the above 2023-2024 projects
- Sitework project cost breakdown:
 - \$85,000 from remaining Capital funds
 - \$297,460 from Town's Non-Recurring Account
 - Bids will go out in early April if project is approved in 2023-2024

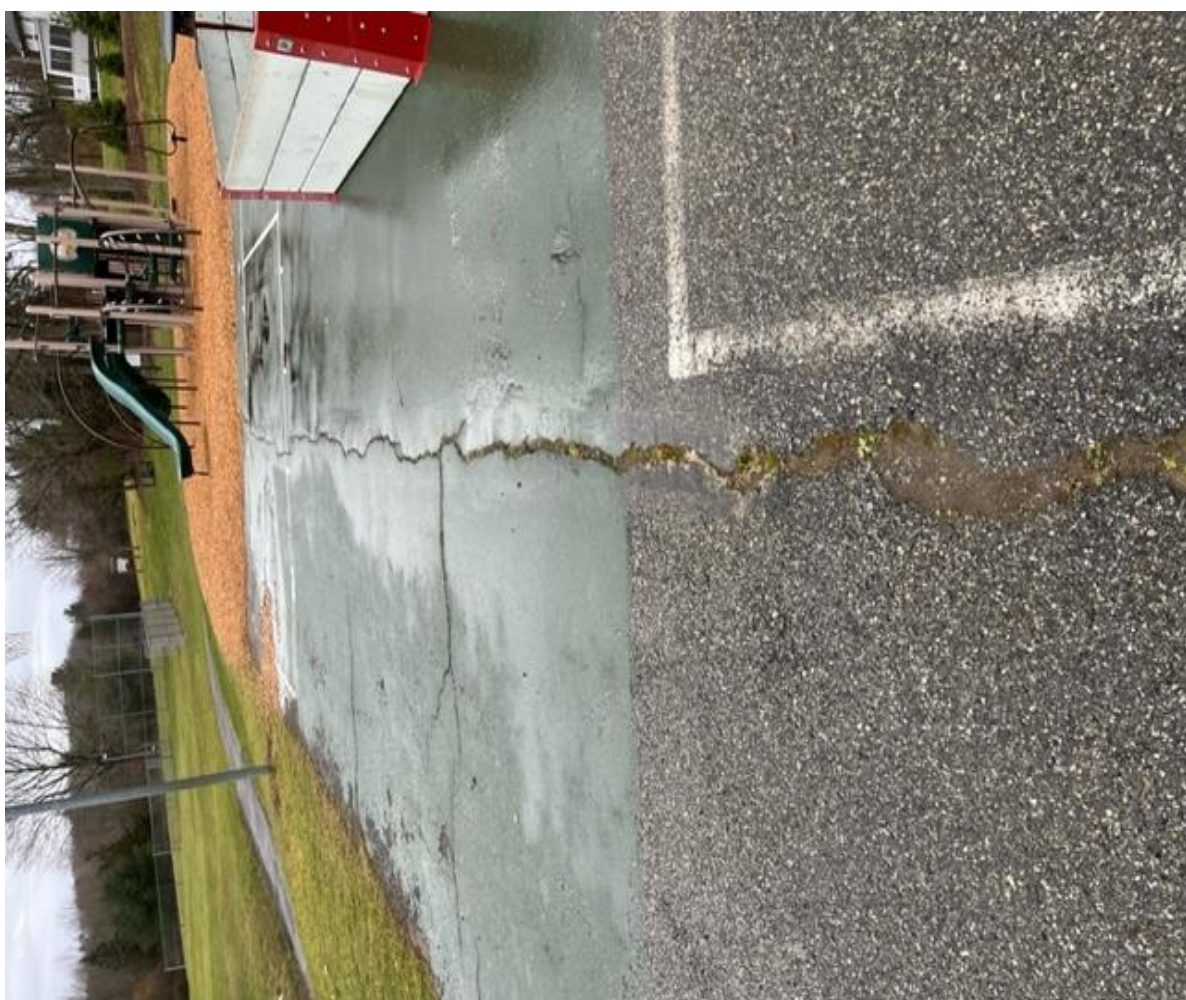


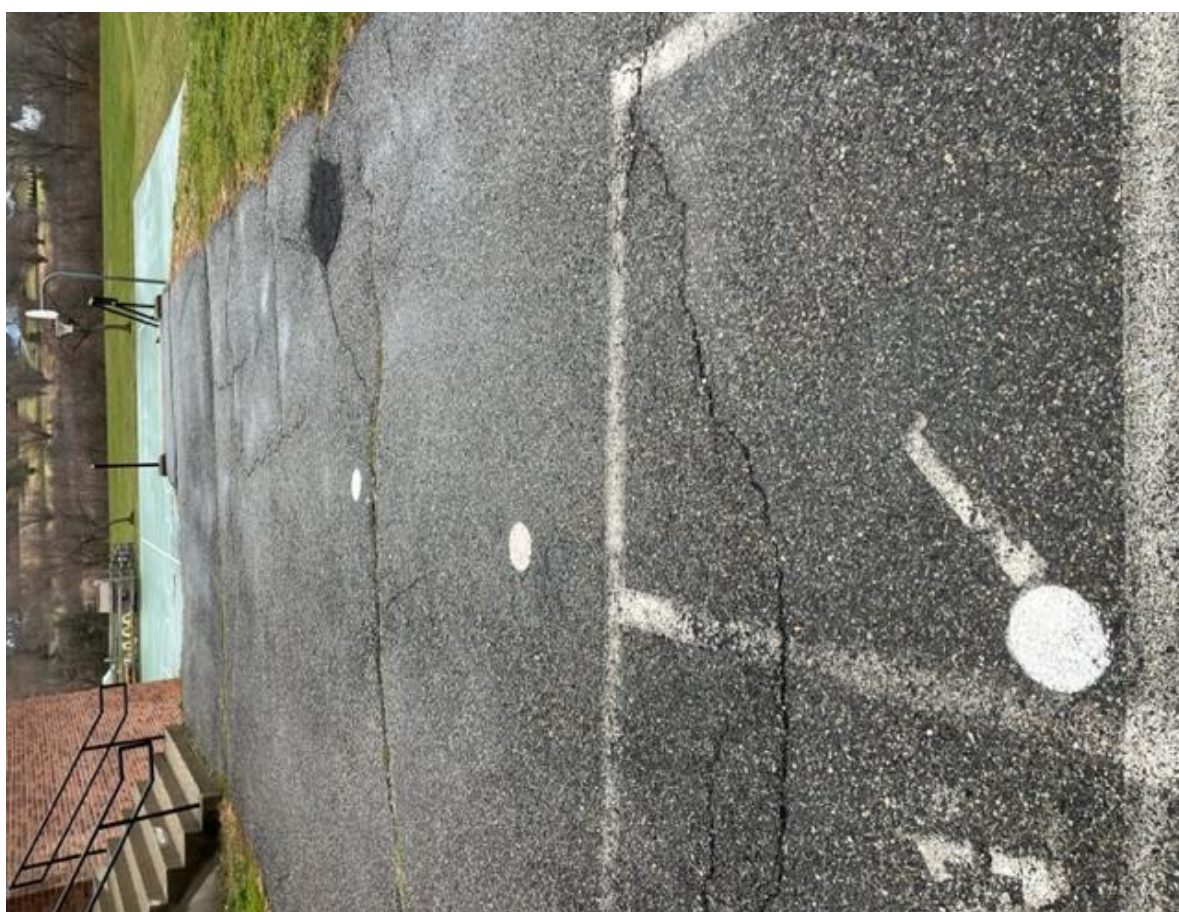
2023-2024 SITEWORK

➤ 382,460

- Replace concrete paved surfaces
- Replace asphalt paved surfaces and striping
- Replace concrete stairs and asphalt approaches and patio area









2023-2024 KITCHEN DISHWASHER

➤ \$30,000

- Installed in 2008
- Life Span 15-20 years
- Replaced motor in 2018
- Difficult to find parts
- Is breaking down regularly



2024-2025 TECH ED – CEILING, LIGHTING

➤ \$30,150

- Was a storage space – now being used as operational space
- To bring this space to building standards for classroom use
 - Remove existing ceiling
 - Add new acoustical ceiling and lighting



2025-2026 REPLACE BOILERS

➤ \$308,480

- 2 oil-fired cast iron boilers installed in 2004 and 2006
- 2004 furnace re-gasketed in 2018
- Life span 20-30 years (2024 and 2026)
- Boilers are working as expected at this time



2026-2027 HVAC IMPROVEMENTS

➤ \$234,400

- Upgrades to existing HVAC, that include replacing:
 - 3-way Valve and Air Separator
 - Expansion Tanks
 - Air Handling Unit #3
 - Return Fan for AHU #3
 - Crawl Space and Attic Fans



2027-2028 COUNTERTOPS AND CABINETS

➤ \$369,170

- Formica, laminate, cabinets failing in many classrooms
 - Install new PLAM countertops (and prep work)
 - Remove and replace wood storage cabinets
 - Reinstall sinks, faucets and ranges
 - Misc. caulking/painting



2028-2029 GYMNASIUM FINISHES

➤ \$215,360

- Remove Asbestos in acoustic wall panel
- Add new Tectum panels
- Remove and replace metal and wood doors, frames and hardware
- Floor recently refinished
- Removal of exhaust fans is complete and not included in pricing

