

**REPRESENTATIVE TOWN MEETING  
STATE OF THE TOWN MEETING  
DECEMBER 9, 2013**

RECEIVED  
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TOWN CLERK'S OFFICE  
DARIEN CT.

**CALL TO ORDER**

The Representative Town Meeting State of the Town Meeting was called to order at 8:05 p.m. by Donna Rajczewski, Town Clerk.

Upon Roll Call, the following members were present:

From District I, there were 8 members present, 3 absent.  
From District II, there were 14 members present, 2 absent.  
From District III, there were 11 members present, 4 absent.  
From District IV, there were 14 members present, 2 absent.  
From District V, there were 12 members present, 5 absent.  
From District VI, there were 13 members present, 4 absent.

The absentees from District I were: Henderson, Schneider, Valentino.  
The absentees from District II were: Ebrahimi, Howe.  
The absentees from District III were Camuti, Cardone, Hegarty, Maroney.  
The absentees from District IV were: Kemp, Rycenga.  
The absentees from District V were: Burke, Coyne, Duffy, Hennessy, Lublin.  
The absentees from District VI were: Broecking, McLean, Poli, Whitehead.

The Moderator, Sarah Seelye, Assumed the Chair.

**ACCEPTANCE OF THE AGENDA**

**\*\* THE AGENDA WAS ACCEPTED BY UNIVERSAL CONSENT.**

**APPROVAL OF THE MINUTES OF THE NOVEMBER 12, 2013 ANNUAL MEETING**

**\*\* THE MINUTES WERE ACCEPTED BY UNIVERSAL CONSENT.**

**ANNOUNCEMENTS**

The Moderator said she has been speaking with young people, who are excited about living in Darien. She thanked everyone for the changes that make this town what it is today.

The Moderator said she spoke with Olive Hauser regarding the Giving Tree. It is surprising how many families in need there are in Darien. The Moderator challenged all RTM members to make the tree in the lobby bare as they leave tonight's meeting.

Phil Kraft, Chairman of Monuments & Ceremonies, asked all veterans to raise their hands, and all present applauded them. Mr. Kraft said that 1% of this country have served or are now serving, but they will comprise 20% of the suicides. This Saturday, Monuments & Ceremonies is sponsoring "Wreaths Across America" at the cemetery on Hecker Avenue. The same ceremony will be held at 800 different locations simultaneously. The ceremony will take place at noon and the public is invited. In addition, he noted that anyone can make a contribution towards next year.

## **STATE OF THE TOWN REPORTS**

### **CHAIR, PLANNING & ZONING COMMISSION**

Susan Cameron, Chair of the Planning & Zoning Commission, read her report (attached).

### **CHAIR, BOARD OF EDUCATION**

Elizabeth Haggerty-Ross, Chair of the Board of Education, read her report (attached).

### **CHAIR, BOARD OF FINANCE**

Liz Mao, Chair of the Board of Finance, read her report (attached) and referenced the Five-Year Financial Forecast, also attached.

### **BOARD OF SELECTMEN**

First Selectman Jayme Stevenson read her report (attached).

**\*\* UPON MOTION MADE AND SECONDED FROM THE FLOOR, IT WAS UNANIMOUSLY VOTED TO ADJOURN AT 9:15 P.M.**

Respectfully submitted,

Cheryl Telesco Blois  
Telesco Secretarial Services

**STATE OF THE TOWN ADDRESS**  
**SUSAN CAMERON, CHAIR**  
**DARIEN PLANNING AND ZONING COMMISSION**  
**DECEMBER 9, 2013**

Good evening Madame Moderator, Members of the RTM, other elected and appointed officials, and the people of Darien. I am pleased to give you this annual "State of the Town" address, looking back briefly on 2013, and giving you a flavor for what is in store for the next few years.

As many of you know, there has been turnover on the Planning and Zoning Commission. At this point, the majority of the Commission has served 2 years or less. Our members, in order of seniority are: Eric Voigt, myself, Kevin Cunningham, Dick Didonna, Steve Olvany and John Sini. I look forward to working with this group, all of whom have expressed their desire to "hit the ground running".

Of course, our appreciation goes out to those retiring Commission members who served for many years, Fred Conze, Joe Spain, and Reese Hutchison. Combined, they attended over 900 land use meetings and put in thousands of hours of work outside of the formal meetings you see on TV. Their hard work and effort is much appreciated.

Looking back at 2013, there is no doubt that Storm Sandy had a large impact on the land use boards and the Planning and Zoning Department. In all of Darien, about 40 houses or outbuildings were damaged and permits were issued for renovation or reconstruction.

Property owners were anxious to move applications along quickly so they could get the work done and move back home. The land use boards and staff expedited these applications, waived or reduced fees and tweaked coverage regulations to allow for an improved process and result. Hopefully, with many houses elevated or reconstructed at higher elevations, flood waters will now flow

through properties without affecting the structures, greatly reducing the impact of future storms.

Looking ahead to what we expect for 2014 and beyond, I see the Commission doing some long range planning as we begin to work on updating the Town Plan of Conservation & Development. The last update was completed in 2006 and State Statute requires towns to do this every 10 years. Since this project usually takes 2-3 years, work will start right away. One of the first steps is to decide what specialists we need to assist us, and then include funds in the upcoming budget to allow us to hire them. For the last update to the Town Plan, two consultants were hired—one for traffic and transportation, and one for environmental concerns.

The opportunity to be part of updating the town plan again is particularly exciting for me. I participated peripherally in the 2006 Plan as a member of EPC. Re-examining the town plan gives us an opportunity to address a number of relevant issues before the town including public facilities, land use, traffic and parking. This work will guide us in planning and zoning decisions over the next decade with the goal of keeping Darien a wonderful place to live.

The Commission looks forward to working with the community on this essential guidance document. I anticipate that we will begin this discussion at our first meeting in the New Year, so please tune in so you can be part of the process.

On the short-term planning side of things, we anticipate a number of applications in 2014, including:

- Improvements to the Tokeneke Club, as well as other Clubs in Town.
- Restoration of Upper Pond and Upper Pond Dam by The Friends of Goodwives River. Upper Pond is the pond just above Gorham's Pond. This is the fourth in a series of pond

dredgings which began with Hope Pond on Overbrook Lane in 2004. The permits expired before they got this last pond done. It is good to see the completion of this work to improve such a valuable natural resource.

- Continued improvements by the Darien Athletic Foundation on the High School property. The next application will be the proposed artificial turfing of additional fields. This application has already been submitted to the Environmental Protection Commission, which will be reviewing it in January—P&Z will likely see it in early March. Since this is a gift from the Foundation to the Town, it will ultimately require RTM review and action.
- An important drainage improvement project in the Abbey/Intervale part of town. It was recently approved by EPC and will be coming to P&Z. This project is designed to greatly reduce the flooding in this neighborhood.
- The completion of the redevelopment of Allen O’Neill. This project redeveloped a property with about 50 single-family homes that were generally at the end of their life-span, into 106 deed-restricted affordable housing units. It includes 34 one bedroom units, 54 two bedroom units and 18 three bedroom units. These units will house about 300 residents. The income levels range from 25% to 60% of Area Median Income. This means incomes range from \$30,000 to \$75,000 for a family of four. There are about 40 returning residents, many of whom have already returned. They expect the entire project to be completed this summer.
- Continued work at the Kensett project off of Hoyt Street near Camp Avenue. This property operated as a gravel pit for many years. At its completion, there will be 62 market rate three-bedroom condominiums. I would encourage you to take a look at these two very different housing projects. In recent years,

Darien has added significantly to the types of housing stock available.

- Finally, it is my understanding that the Darien Housing Authority is in the early stages of considering redevelopment of Old Town Hall Homes on the Post Road. This will undoubtedly add significantly to our senior affordable housing in a part of town where there is access to public transportation, shopping, restaurants and doctors' offices.

Of course, applications of varying complexity for residential and commercial properties are always under review by the land use boards. We won't be surprised to see applications for redevelopment of commercial properties in Noroton Heights and downtown, as it appears that the economy has turned around and permitting is up over recent years, notwithstanding Storm Sandy.

At this point I want to acknowledge the hard work and dedication of our professional Planning & Zoning staff as well as members of the Department of Public Works who provide engineering review for some applications. I have spent 11 years on land use boards in Darien and we are very fortunate to have such a hardworking group of individuals serving us on the front lines. An extraordinary amount of preparation is required to provide the boards with materials to make informed decisions in each pending matter. Staff participates in meetings with applicants and their experts to review surveys and plans; they prepare meeting agendas, minutes and subsequent resolutions; they prepare and deliver packets for each of the land use board meetings. They also keep track of all the legal filings, calendar and reporting obligations.

Planning & Zoning met 32 times this year. The Zoning Board of Appeals met 18 times. The Environmental Protection Commission met 16 times. The Architectural Review Board met 11 times.

As you know, these boards are comprised entirely of volunteers. Like the RTM, the local land use boards cannot function without the energy and enthusiasm of Town volunteers. In fact, there is a need right now for a Zoning Board of Appeals member. So, if any of you or anyone watching on TV 79 are interested in this spot or interested in serving in the future, please contact the appropriate person on your town committee. The work is rewarding and interesting, and you will get to know some great people in the process.

I look forward to working with all of you over the next few years.  
Thank you.

## **2013 State of the Town - Board of Education Report**

Good Evening, Madame Moderator, members of the RTM, fellow elected officials and the Town of Darien. On behalf of my colleagues on the Darien Board of Education (BOE), I would like to review events of the past year and provide insight into plans for the upcoming year.

In March of 2013, a courageous group of parents filed a complaint with the Connecticut State Department of Education (CSDE) alleging that the school district systemically violated parental rights under the Individuals with Disabilities Education Improvement Act (IDEA). As the state moved forward with its investigation, new allegations were brought forward by the same parent group. In late April, at the behest of the Board of Education, district administration hired Teresa DeFrancis, a well-regarded former CSDE educational consultant and attorney to develop new training materials and conduct training with staff and parents. In early June, after a State fact-finding visit to Darien, the CSDE notified the District that they would be expanding the scope of their investigation to include allegations of unilateral changes to children' Individual Education Plans (IEPs). Given the nature and scope of these new allegations, on June 25th, the Board of Education approved an unprecedented resolution to hire an independent investigator and an experienced person to oversee

special education, both would report to the Board of Education to ensure that the special education needs of Darien's children were met in accordance with the law. Attorney Sue Gamm was hired in July to conduct the comprehensive review of the special education concerns during the 2012-13 school year. In addition, on October 15, 2013 the Board hired Mr. John Verre, an experienced educator to oversee special education during the 2013-14 school year.

On July 18<sup>th</sup>, the CSDE issued its first report of findings of non-compliance and inconsistencies with state and federal law in the Darien special education training materials and guidance documents.

Throughout July and August, at the request of the Board of Education, the district administration developed and implemented alternative options, other than the formal Planning and Placement Team (PPT) meetings, for special education parents to less formally address concerns about their child's Individual Education plans. On September 25<sup>th</sup>, the CSDE issued their second report detailing additional findings of violations of IDEA. On November 4<sup>th</sup>, Attorney Gamm presented to the community of Darien, the Board of Education and to the district administration and school staff, her findings of the independent investigation. She confirmed the state findings of violations and elaborated with additional details and

recommendations. Attorney Gamm's full report is expected in the next few weeks.

There are many lessons to be learned from the past year. The Board of Education and new staff have taken many steps to strengthen our district and improve the education and communication system in Darien Public schools. Attorney DeFrancis will continue to help re-train our school staff and parents regarding special education. As an additional option for parents, the Board contracted with Attorney Mary Gelfman to act as a facilitator for Planning and Placement Team meetings. Our Special Education Ombudsman, Mr. John Verre, has started to build bridges with our parents, including acting as liaison to the new Special Education Parent Advisory Council. On November 12th, the Board appointed Dr. Lynne Pierson as the Interim Superintendent for the Darien Public Schools. Dr. Pierson was selected to lead the district based on her 40 years of educational experience and her tremendous knowledge and expertise in special education. Tomorrow evening, Dr. Pierson and Mr. Verre will present to the Board the action plan for responding to the Gamm report. The Board anticipates returning to this body to give updates, both structural and financial, as the action plan is implemented and critical areas of our educational system are reconstructed.

The Board and the school district face other challenges in the upcoming year. The official October 1, 2013 district enrollment, including the ELP Pre-Kindergarten program, was 4,895 students, an increase of 49 students. For 2014-15, the current projection is 4,923 students, or an increase of 28. However, total enrollment does not tell the whole story. Elementary classroom capacity is now an issue with the number of sections at our elementary schools slowly increasing to the current level of 118. The Board initially moved forward with the Town to evaluate additions to both Royle and Tokeneke to alleviate the stress on our facilities and to consolidate our ELP program under one roof. The Royle and Tokeneke Building Committee was formed. Initial estimates for the cost of the two construction projects came in significantly higher than anticipated. The Building committee and the Board evaluated the projects and have asked Dr. Pierson to review our enrollment projections and classroom needs for the next year to determine if there are more cost effective solutions for our elementary school facilities. At Middlesex Middle School (MMS), the administration is charged with evaluating the instructional and facility needs with the intent of establish a long-term strategy to maximize learning for our middle school students. Darien High School is again facing conversion of locker pods to classroom space as enrollment moves closer to the maximum building capacity of

1,400 students. The Board expects enrollment will continue to be a concern over the next several years.

The Board is currently monitoring implementation of curriculum and instructional methodology to align with the Common Core State Standards and preparing our students to shift from the CMT/CAPT testing to the Smarter Balance Assessments this spring.

The administration is implementing new Teacher and Administrator Evaluation and Professional Development Plans as required by the Connecticut State Department of Education.

The Board and the administration have worked closely with the Darien Athletic Foundation, who has generously donated a state of the art scoreboard to the Darien High School stadium field and is finalizing approval of a ticket booth/concession stand at the entrance to the high school stadium. This project may come before the RTM as early as your January meeting. Their third project entails turfing three grass fields at Darien High School including the field adjacent to the tennis courts, the grass field in the front oval, and the field behind the varsity baseball field.

The Board has given DAF permission to proceed through the regulatory bodies of the Town and return to the Board when the necessary approvals are received. The Board would like to thank the DAF for their patience with the process and for their generosity to our student athletes.

The Board has begun the search for a new Superintendent; additional information will be presented at tomorrow's BOE meeting. As with previous superintendent searches, it is essential to have our parents' and community members input as the Board moves forward with the most important decision for our Town and the Board of Education.

The Board's Negotiations committee has also been very busy working with the Administrators' union. Negotiations with the teachers' union will begin this summer.

On the financial side, the Board continues to monitor the additional expenses related to Attorney, consultant, and FOI costs. The Board is also monitoring possible changes to Individual Education plans, which may result in additional staffing needs. At present, the Board is projecting a \$600,000 deficit for this school year.

On behalf of the Board of Education, we would like to thank and acknowledge a number of people: The Board extends a special thanks to all our parents, volunteers, and donors who contribute so much to our children and their schools. We would like to thank our community of Darien, the RTM and Town officials as a whole for your support as we move through this difficult and tumultuous time.

The Board would like to thank the staff at our schools. We have all been through a challenging time and they are on the front line. We entrust our

children to them every day and we need to acknowledge the outstanding job they are doing in educating the young minds of Darien.

The Board would like to acknowledge Mrs. Susie Perticone, Mr. Jim Plutte, and Mrs. Clara Sartori for their many years of volunteer service in the community of Darien. We wish them the best in their future endeavors.

Personally, I would like to thank my fellow Board members: Vice Chair, Mrs. Heather Shea, Secretary, Mr. Michael Harman, Mrs. Sarah Schneider-Zuro, Mrs. Katie Stein, and Mr. Morgan Whittier and to welcome our three new board members Mr. Dave Martens, Mrs. Christa McNamara, and Mrs. Callie Sullivan. It is a privilege to work with this group of volunteers.

This Board faced unique and unprecedented challenges during the last year, but continues to have the well being and education of Darien's children at the forefront of every decision we make.

To the parents of all Darien Public School children: the Board of Education and the new administrative team is determined to move our district forward in a direction of healing. All children will benefit from the thorough review and implementation of best practices as we examine and rebuild our educational system. The expectations of our parents and community are in line with your Board of Education expectations. Our schools exist for our children and it is time for them to be operating as the excellent school system that we all expect them to be.

Finally, on behalf of the Darien Board of Education, we wish you and your families a joyous holiday season, and a healthy and prosperous New Year.

Elizabeth A. Hagerty-Ross

Chairman

Darien Board of Education

RTM State of the Town Meeting

December 09, 2013

**STATE OF THE TOWN ADDRESS  
ELIZABETH SMITH MAO, CHAIRMAN  
BOARD OF FINANCE  
DECEMBER 9, 2013**

**Madam Moderator, Members of the RTM, Board and Town Officials,  
Fellow Citizens and Taxpayers**

Good evening, every one! Welcome especially to all the new citizens of Darien who have joined our community in the past year.

As Chairman of the Board of Finance, I have the honor of addressing you each December to report on the State of the Town. I am pleased to report that Darien's financial health remains strong, and that during the past year there have been no surprises in the results of the budget and in the management of the town's financial assets. We are enjoying the benefits from the investments in the Town's hard assets over the past several years. I think you will agree the town is looking good!

The general environment we find ourselves in today includes a lot of the same factors we have been living with for the past several years. Connecticut's economy is still not growing much, and the outlook for the state's budgets are not very positive. But here in Darien, things are brighter.

**So where is Darien now?**

Just a couple of bullet points on how we are doing currently:

**First**, the Town Departments ended Fiscal Year 2013 with a small surplus of about \$100,000 on their \$41 million dollar share of the total budget of almost \$121 million dollars. Revenues for Town Clerk fees and building permits were higher than expected. Moreover, the Town has been able to

keep a tight control on expenses, and we commend the Board of Selectmen, Town Administrator Karl Kilduff, and all the Heads of Departments for their leadership in managing to tight budgets.

**Second,** The Board of Education was able to come in under its adjusted budget of about \$80 million dollars, and actually returned \$367 thousand dollars to the Town.

**Third,** The Board of Finance issued \$5.5 million in new debt this summer at an all in cost of 2.2 percent, taking full advantage of our Triple A credit rating. The funds raised were for the Mather Community Center, tennis courts and the Intervale Road Drainage project.

In rating the bonds, Moody's Investors Service stated that Darien has a "sound financial position supported by formal financial policies and long-term planning". The rating recognized the town's low debt burden and "satisfactory" pension funding. Moody's believes the town debt burden will remain below average despite additional borrowing plans "due to the town's phased-in borrowing schedule and favorable payout of principal." "Amortization of existing debt is favorable at 87.3% of principal retired within 10 years, above state and national averages. "

By June of 2014 when the next fiscal year begins, Darien's debt will be just under \$ 87 million dollars, well under the Board of Finance's policy maximum of \$100 million.

#### **Current Year—FY 2014**

We are on track to meet our current year's budget forecasts except for the Board of Education.

I do not need to tell you how disheartening the current situation is in town with the findings of legal violations in the delivery of services to some Special Education students. In order to put the Board of Education back on

We have adopted a five-year plan as required, but I think we should focus on the estimates for next year's budget.

The overall Town and BOE spending is forecasted to grow about 5.1 percent to \$132 million dollars. These increases are mainly due to increasing personnel expenses, Special Education, and possible enrollment growth. Included in these numbers is only a slight increase in debt service for Fiscal Year 2015, but there are several new capital projects being discussed such as additions and renovations to schools, which could change the outlook.

As always, the key drivers of operating expenses are personnel expenses. These include both raises and possible additional hires, and estimates for health care costs still increasing by ten percent per year.

We have been conservative in estimating revenues, but should interest rates pick up a bit, we could have some upside in the earnings on our Fund Balance, which remains healthy at \$17.4 million dollars.

Summing all of this up, we could be looking at a 5.49 percent increase in taxes for next year.

In other years, I have been confident in the Board of Finance's ability to trim the budgets back, but this year I am not as optimistic. We will look to all of you for help, and especially for the input of the several committees of the RTM who work on budgets.

Thank you for your attention tonight. I look forward to your comments and invite any of you to contact me at any time should you have questions about our financial picture.

And a final thank you to Jayme Stevenson, our First Selectman, and to all who work as volunteers on Town Boards and Commissions. I am honored to serve with my fellow Board of Finance Members; Vice-Chair Jon

Zagrodzky, Clerk Dave Lopiano, Gwen Mogenson, Jamie McLaughlin,  
Frank Huck and Bruce Orr.

RTM Members, and all of you here and at home, I assure you that Darien is  
financially sound, and is **for sure** a great place to live!

# Town of Darien

## Five-Year Financial Forecast 2015-2019

### Assumptions

Note - This is a forecast. It is not the adopted budget. It is provided for financial planning purposes only.

1. The general rate of inflation is expected to range from 1.5% to 2.5% over the term of the forecast. Personnel costs are projected to increase at a similar rate after current contracts expire. As of June 30, 2013 there were about 140 Town employees and 790 Board of Education full time employees.
2. Medical insurance rates are projected to increase for the Board of Selectmen from 8% to 10% over the period covered by this forecast. Liability insurance costs are projected to increase 4% to 5% per year
3. The Grand List is projected to have modest growth over the period covered by this forecast. The estimated Adjusted Grand List assumes a property tax collection rate of 98.9%.
4. Sewer bonds issued will be repaid by an assessment levied on the benefiting property owners. The Sewer Operating and Sewer Assessment Funds transfer money to the General Fund each year, shown in the forecast as income item labeled Transfers-In, representing repayment of debt that was incurred by the General Fund on their behalf.
5. The forecast reflects \$10 million in bonding for the anticipated elementary school expansion projects and drainage projects. The forecast assumes these bonds will be 20 year bonds with level principal payments, issued at a rate of 3.5%.
6. General Fund Fund Balance may be adjusted from year to year to help level tax rate increases or to maintain reserves in accordance with the fund balance policy adopted by the Board of Finance. This forecast projects that the Fund Balance will decrease from \$17 million to \$15 million at the end of the five-year period.
7. Post-retirement benefit plan contributions are expected to increase 8% per year.
8. For purposes of this forecast, projected capital expenditures are based on the Board of Selectmen capital forecast date 02/13 and Board of Education capital forecasts dated 2/13. Some projects, not identified individually, are deferred to later years in this forecast.

Exhibit B

Town of Darien, Connecticut  
Five Year Financial Forecast  
Expenditures & Transfers (000's)

Expenditures & Transfers	Actual	Budget	Projections				
	12/13	13/14	14/15	15/16	16/17	17/18	18/19
Board of Selectmen Operating	\$ 22,531	\$ 23,368	\$ 23,806	\$ 24,282	\$ 24,798	\$ 25,387	\$ 26,022
Town Energy Exp.	360	384	411	440	470	503	539
Pension & Police Retiree Medical	1,997	2,135	2,306	2,490	2,665	2,824	2,994
Town Prop & Liability Insurance	340	376	395	415	435	457	480
Town Workers' Comp	500	534	561	589	612	637	662
Town Medical & Dental (note 2)	2,113	2,793	3,016	3,318	3,650	4,051	4,497
Total Operating	27,841	29,590	30,495	31,534	32,631	33,860	35,194
Debt Service (notes 4-6)							
Existing:							
Town	557	1,641	3,327	3,496	2,920	2,964	3,005
Schools	9,185	8,473	7,411	7,261	7,714	7,057	6,332
Sewers	547	684	745	719	837	881	751
New:							
new debt 1			70	337	330	323	316
new debt 2				70	337	330	323
Total Debt Service	10,289	10,798	11,553	11,883	12,138	11,555	10,727
Total Board of Selectmen	38,130	40,388	42,048	43,417	44,769	45,415	45,921
			4.1%	3.3%	3.1%	1.4%	1.1%
Board of Education							
Personnel	79,781	56,303	59,118	62,074	65,178	68,437	71,858
Operations		10,888	11,432	12,004	12,604	13,234	13,896
Equipment		576	605	635	667	700	735
Fixed Costs		18,710	19,646	20,628	21,659	22,742	23,879
Revenue Offset		(3,252)	(3,415)	(3,585)	(3,765)	(3,953)	(4,150)
Total Board of Education	79,781	83,225	87,386	91,756	96,343	101,161	106,219
			5.0%	5.0%	5.0%	5.0%	5.0%
Transfers to RFCNRE /Other Capital	2,754	2,079	2,700	3,500	4,000	5,000	5,000
TOTAL EXPENDITURES	\$120,665	\$125,692	\$132,134	\$138,672	\$145,112	\$151,576	\$157,139
			5.1%	4.9%	4.6%	4.5%	3.7%

Exhibit C

Town of Darien, Connecticut  
Five Year Financial Forecast  
Revenues & Transfers  
(000's)

Revenues & Transfers In	Actual	Budget	Projections				
	12/13	13/14	14/15	15/16	16/17	17/18	18/19
Licenses & Permits	3,486	2,856	2,900	2,929	2,958	2,988	3,018
Intergovernmental	2,772	2,389	2,200	2,100	2,000	2,000	2,000
Charges for Services	1,755	1,624	1,656	1,690	1,740	1,793	1,846
Fines & Forfeits	34	28	29	29	30	30	31
Investment Income	176	150	150	160	175	200	225
Miscellaneous	500	334	337	341	344	348	351
Transfers In	650	639	745	719	837	881	751
Appropriated Fund Balance		1,100	600	300	200	100	-
Total Revenue & Transfers In	9,373	9,120	8,618	8,267	8,285	8,339	8,222
Prior Years' Property Taxes	628	501	450	464	477	492	506
Interest and Lien Fees	501	350	275	283	292	300	310
Supplemental Taxes	-	415	427	440	453	467	481
Telecommunications Property Tax	60	70	70	72	74	76	79
Total Supplemental Taxes	1,189	1,336	1,222	1,259	1,297	1,336	1,376
Total Income Before Current Property Taxes	10,562	10,456	9,840	9,526	9,582	9,675	9,598
Current Property Taxes	110,869	115,235	122,294	129,146	135,530	141,901	147,541
<b>TOTAL INCOME</b>	<b>\$ 121,431</b>	<b>\$ 125,691</b>	<b>\$ 132,134</b>	<b>\$ 138,672</b>	<b>\$ 145,112</b>	<b>\$ 151,576</b>	<b>\$ 157,139</b>
Adjusted Grand List (note 3)	8,719,963	8,754,928	8,807,613	8,860,615	8,913,935	8,967,575	9,021,537
Mill Rate	12.68	13.17	13.89	14.58	15.20	15.82	16.35
% Increase			5.43%	4.97%	4.32%	4.07%	3.35%
Available General Fund Fund Balance	17,430	16,330	15,730	15,430	15,230	15,130	15,130
Outstanding Bonded Debt as of 06/30	90,303	86,913	78,275	69,306	59,982	50,891	42,294

Exhibit D

Town of Darien, Connecticut  
 Five Year Financial Forecast  
 Board of Selectmen and Board of Education  
 Capital Projects Schedule  
 (000's)

Budget Fiscal 2014	Fiscal 2015	Fiscal 2016	Fiscal 2017	Fiscal 2018	Fiscal 2019	Total
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Per Selectmen's Six Year Projection 1,917 5,603 3,534 2,633 2,354 2,177 18,218

Per Board of Ed Projection 427 539 1,111 730 807 1,299 4,913

(Deferred)/Reinstated Projects  
 Total Capital Projects 2,344 (3,685) (1,122) 661 1,864 1,550 (732)  
2,457 3,523 4,024 5,025 5,026 22,399

Capital Costs Applied for Funding:

Reserve Fund for Capital Exps. 2,079 2,457 3,523 4,024 5,025 5,026 22,134

Total 2,079 2,457 3,523 4,024 5,025 5,026 22,134

Exhibit E

Town of Darien, Connecticut  
Five Year Financial Forecast  
Capital & Non-Recurring Expenditure Fund  
(000's)

	Budget Fiscal 2014	Fiscal 2015	Fiscal 2016	Fiscal 2017	Fiscal 2018	Fiscal 2019
Beginning Available Capital Balance	-	(265)	-	-	-	-
Capital Added (A)	2,044	2,700	3,500	4,000	5,000	5,000
Other Transfer	-	-	-	-	-	-
Interest Income	15	2	3	4	5	6
Inter Governmental	-	-	-	-	-	-
Bond Proceeds	-	-	-	-	-	-
Miscellaneous	20	20	20	20	20	20
Ending Available Capital Balance	2,079	2,457	3,523	4,024	5,025	5,026
Appropriations	(2,344)	(2,457)	(3,523)	(4,024)	(5,025)	(5,026)
Undesignated Balance	(265)	-	-	-	-	-

(A) Transfer from the General Fund.

State of the Town Address 2013  
Jayme Stevenson  
First Selectman

Good evening everyone. Madam Moderator, thank you for the opportunity to join the RTM this evening to share our comments on the state of our wonderful town. Thank you to members of the public who are here tonight and to Channel 79 for keeping us connected to folks watching from home. I'm very encouraged by the interest our residents have in the workings and decisions of our local government.

I'd like to take a brief moment to say a warm welcome to my board and in particular, our newly elected members – Susan Marks, Reilly Tierney and Kip Hall. Jerry and I are looking forward to 2 very productive years guided by a spirit of collaboration and non-partisanship. We thank our "retiring" members Dave Campbell, John Lundeen and David Bayne for their years of service to the Board of Selectmen. Projects like the Affordable Housing Plan, the proposed Gorham's Pond project and the soon-to-open Mather Community Center all carry the vision and dedication of these outstanding volunteers.

And we couldn't do all that we do without the dedication and support of our outstanding staff, police department, our 3 volunteer fire departments, Post 53, the Darien Library and the host of other non-profit organizations who work together to provide services and amenities that enhance all our lives.

Madam Moderator, I'm very pleased that you've asked us for a forward look this year because last year at this time we were reeling from the aftermath of Super Storm Sandy and the horrific tragedy in Newtown. Many of us are still dealing in one way or another with both of these events and events in our own personal lives but I believe there's always a silver lining. We've come together as a community, as we always do, to rebuild our homes, improve our school and public facility security, enhance our emergency preparedness systems and refocus on the important little things that make us strong and resilient.

I believe there's a silver lining even in the challenges we currently face in our Special Education program. I'm confident that our board and staff will be relentless in their pursuit of excellence in serving all our students and make whatever changes are necessary to guarantee this for generations to come.



Looking forward, we will continue to partner with the Board of Education to find long-term solutions to burgeoning enrollment. It's important to remember that our property values are directly related, in large part, to the quality of our school system – this is a good problem we face. However, the solutions need to be flexible, cost-effective and consider an education delivery system that will change over time given advances in technology and curriculum

delivery. I applaud the Board of Education for acknowledging that we need to step back from the proposed plans for Tokeneke and Royle Schools and rethink how we can achieve our facility expansion needs without overburdening our taxpayers.

We tend to look at certain metrics when comparing Darien to other towns state and nationwide. We have conservative and sound fiscal policies and a strong tax base that continues to earn us a AAA bond rating in spite of a weak state economy, we have the 5<sup>th</sup> lowest equalized mill rate in Connecticut, we enjoy high property values with the average home sales price in 2013 of \$1.6 million and our high school is ranked #1 in the state.

Our recent October 1, 2013 revaluation shows property values declining between 3 and 8%, yet we continue to be a highly desirable, vibrant and family-friendly community. An important note here is that many other communities that have undertaken revaluations in the past 3 years have seen double-digit reductions in value. There's no question that the economic downturn since 2008 has tested our community, but we've weathered the proverbial storm well – a credit to sound financial practices and a strong residential and commercial tax base.

As we consider future projects, I ask that we be cautious in our spending decisions but continue to invest in our infrastructure and projects that improve and enhance our natural resources and town assets.

My highest priorities for the coming year are to see the successful opening of the Mather Community Center, projected to open in February 2014, where our seniors and the entire community can come together.

I'm eager to implement improved parking management systems and to work closely with the Planning and Zoning Commission to plan for expanded parking for commuters, downtown customers and employees. It's time we begin to consider structured parking and how it can work successfully in our small town. We must provide for improved parking to support our downtown if we want the kind of positive growth we've seen over the past 10 years to continue.

I plan to come before the Planning and Zoning Commission in January to ask them to identify Incentive Housing Zones so we can be proactive in our approach to developing more affordable housing. Incentive Housing Zones along with our new Affordable Housing Trust Fund and an updated Affordable Housing Plan are the necessary tools for us to keep control over our housing development decisions and will show our commitment to affordable housing as we continue to fight for legislative changes to the affordable housing appeals process known as CT Statute 8-30g.

While we work with our legislators to modify 8-30g, we continue to work towards our 2<sup>nd</sup> moratorium. Darien was granted a moratorium from 8-30g, in October of 2010 and due to persistent legal challenge, our moratorium was upheld in court 3 times. Darien is only 1 of 3 towns to have ever qualified for a moratorium and as of today, remains the only town with a

moratorium still in effect. We should be proud of our efforts to support the development of affordable housing. Our current moratorium expires in October of 2014.

The redevelopment of the Allen O'Neill neighborhood, now called The Heights, and Garden Homes on the Boston Post Road will provide a substantial number of points towards our 2nd moratorium. The Darien Housing Authority is currently considering a redevelopment of Old Town Hall Homes, their senior housing community on the Post Road, that could also be a positive factor in obtaining our 2nd moratorium.

I'd also like to see the Planning and Zoning Commission work with the Board of Education to continue discussions regarding permanent lights at the Darien High School. Personally, I believe, if managed properly, this could be a wonderful community amenity but it must be a community discussion with due consideration and respect given to all stakeholders.

We remain committed to flood mitigation projects like the Intervale/Abbey Road drainage project. I'm very hopeful this project will become a reality this year. Board of Selectmen capital spending priorities will determine if the West Avenue drainage project will move forward this coming fiscal year or need to wait.

We will continue to support our residents that are still rebuilding after Super Storm Sandy and look forward to Darien Junior Sailing constructing a new facility at Weed Beach to replace their building destroyed in the storm.

Other important priorities include strategic land acquisitions that are important to the town to preserve precious open-space or to allow for future development, continuing discussions with the Department of Transportation and Metro North on a renovation of the Noroton Heights Train Station, working with Yankee Gas to expand natural gas availability to more homes and businesses, continued collaboration with CL&P to protect our electric utility system, enhancing our emergency preparedness systems, evaluating a possible move of the Probate Court to 35 Leroy, prioritizing new sidewalk installations and continuing collaborations with my fellow municipal leaders on matters of mutual interest and concern within our region.

And speaking of our region, it's going to get bigger! Public Act 13-247, passed in the 2013 Legislative session, mandated regional consolidations and for all regional planning groups to become Councils of Governments. Currently, Darien is a member of the Southwestern Regional Planning Agency – an 8 town region comprised of Darien, New Canaan, Greenwich, Stamford, Norwalk, Westport, Wilton and Weston.

The state has mandated that we "voluntarily" consolidate with another region if we wish to continue to have a voice in matters of regional interest and to receive funding for transportation and other regional planning projects. The members of SWRPA and the Housatonic Valley Council of Elected Officials have submitted a joint letter of intent to merge to the state's Office of Policy and Management. The Housatonic Valley includes 10 towns from Ridgefield to New Milford, many of whom share our small town issues and concerns.

The Office of Policy and Management has not been able to articulate an appropriate rationale or benefit of this consolidation effort leaving us to question if the intent is to form a governance structure similar to county government. As a member of the “consolidation” committee for SWRPA, I’m keeping the interests of Darien and the other small towns in our region as a priority and will report to you on our merger progress. The mandated change to a Council of Governments will require your legislative attention.

The silver lining in this consolidation is that we will, as we in SWRPA do now, consult, collaborate with and draw on the strengths of our expanded membership to support each community within our region. Further, we’ll be able to retain our regional planning volunteers and each town within the COG will now have equal voting power. With strength in numbers, we will fight any effort by the state to shift tax burdens from the state to our new region.

People often ask me what the big issues are in Darien. While we do have our share of challenges to address and wishes to fulfill, my answer is always the same...we are blessed to live in a community with caring and generous people who make Darien a wonderful place to live, raise a family, go to school, start a business and work and play.

Thank you for this opportunity to share my thoughts and for the privilege of serving as your First Selectman. My door is always open and I welcome your thoughts and ideas. I love to hear from kids too – as elected officials we’re laying the groundwork for their future and they have important things to say.

I wish you and your families a restful and joy-filled holiday and wish our Blue Wave Football team good luck in next Saturday’s State Championship game against New Canaan.

Go Blue Wave!