

**TOWN OF STAFFORD  
WARNING OF SPECIAL TOWN MEETING  
Wednesday July 27, 2022**

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*[Handwritten Signature]*  
TOWN CLERK

Electors and those persons eligible to vote in town meetings of the Town of Stafford, Connecticut, are hereby warned and notified that a Special Town Meeting will be held in the Warren Memorial Town Hall, Veterans Meeting Room, Stafford, Connecticut, on Wednesday July 27, 2022, at 6:00P.M. for the following purpose:

1. To amend Ordinance 1-24 Veterans Advisory Committee
2. To repeal Ordinance 1-16 Community & Civic Affairs Commission
3. To adopt an Ordinance establishing a Stafford Events & Celebrations Committee.
4. To approve the sale of town property located at 36 Prospect Street
5. To do any other business proper to come before said meeting.

Dated at Stafford, Connecticut this 18<sup>th</sup> day of July 2022

*[Handwritten Signature]*  
Salverio P. Titus

*[Handwritten Signature]*  
Richard F. Hartenstein Jr

*[Handwritten Signature]*  
Kurt Vail  
**BOARD OF SELECTMEN**

Published Journal Inquirer 7/20/2022  
Posted 7/20/2022

1-24 Ordinance Creating a Veteran's Advisory Committee

1. There is hereby established a Stafford Veteran's Advisory Committee.
2. Said Committee shall consist of ~~three (3)~~ **five (5)** members who are appointed by the Board of Selectmen for two (2) year terms beginning on March 1, 2014, and on March 1 of every even numbered year thereafter.
3. Said Committee shall have the following duties and responsibilities:
  - A. To act as the coordinating agency in all matters concerning veterans and their dependents, and to coordinate the activities of public and private facilities concerned with veterans' reemployment, education, rehabilitation and adjustment to peacetime living;
  - B. To cooperate with all national, state and local governmental and private agencies in securing services and benefits to which a veteran or his dependents may be entitled;
  - C. To use the services and facilities of the veterans organizations so far as possible to carry out the purpose of this ordinance;
  - D. To encourage and coordinate vocational training services for veterans; and
  - E. Any other duties and responsibilities which are authorized by Section 27-1021 of the Connecticut General Statutes.
4. The Town of Stafford may, acting through its Board of Selectmen, Board of Finance and town meeting, appropriate the necessary funds so that the Committee can carry out its duties and responsibilities.

Approved at Town Meeting April 10, 2014

Published: April 16, 2014

Effective 15 days from the date of publication (May 1, 2014)

**Amending to increase the members from 3 to 5 members**

Section 1. There is hereby established a Community and Civic Affairs Commission for the Town of Stafford. The Commission shall consist of nine (9) members who shall be appointed by the Board of Selectmen and serve without compensation. The term of office for each member of the Commission shall be three years. The terms of office shall commence on April 9, 2001. All vacancies shall be filled by the Board of Selectmen. The Stafford Community and Civic Affairs Commission shall meet and select one of the members as Chairman and appoint other officers that they deem necessary. Robert's Rules of Order Revised shall govern the conduct of the meetings.

Section 2. The Stafford Community and Civic Affairs Commission shall encourage and assist in fostering pride and a feeling of community spirit within the Town of Stafford.

Section 3. The Commission shall not submit a budget nor have public bonds under its control. Said Commission shall be authorized to solicit and collect private donations for any aforesaid functions. These funds shall not revert to the general fund at the end of the fiscal year.

Section 4. The Stafford Board of Selectmen may assign specific projects to said Commission. These projects may include, but not be limited to, building rehabilitation, site beautification, park construction, street and sidewalk improvements, community trips and activities, and any other activities that promote pride and community spirit.

Section 5. The Commission shall only disburse money under its control with at least three signatures of Commission members.

Section 6. All funds under the control of the Stafford Community and Civic Affairs Commission shall be audited in the same manner as other Town of Stafford activities. The cost of the audit will be paid for by the funds under the control of the Community and Civic Affairs Commission.

Section 7. The Stafford Community and Civic Affairs Commission cannot build any structures on Town property without town meeting approval.

Adopted: 3-19-01

Date Published: 3-23-01

Date Effective: 4-7-01

This Ordinance is being REPEALED and replaced by a new Stafford Events & Celebrations Committee

## Stafford Events & Celebrations Committee

There shall be an Events & Celebrations Committee to remain in existence until dissolved by the Board of Selectmen. This committee will be comprised of creative, responsible, and hands-on volunteers wanting to build upon the Town of Stafford's signature events and grow new opportunities for community gatherings. The goal of this committee is to coordinate meaningful events and celebrations which benefit residents and businesses of Stafford while generating positive publicity, tourism, and community engagement opportunities. This committee will work in conjunction with the Grants & Community Relations Department. Committee members' responsibilities include conceptualizing, managing, planning, logistics, and marketing events sponsored by the Town of Stafford.

Each January, the Town Events Committee shall come before the Board of Selectmen to present a budget with a list of events they would like to hold that fiscal year (July 1st – June 30th). The committee shall not expend any funds that have not been appropriated to them.

The events committee shall consist of 11 members to be appointed by the Board of Selectmen. Five (5) members shall be appointed for an initial term of three (3) years and six (6) members shall be appointed for an initial term of four (4) years. Following the expiration of the initial terms, all members will be appointed for 5 years. The Board of Selectmen shall choose the chairman who will work as a liaison between the committee and First Selectman or his/her designee.

The Events Committee shall follow all recommended safety protocols for events as deemed necessary by the State and/or local police department. The committee shall schedule any use of town property for events through the First Selectman's Office and shall work with the Town's Grants & Community Relations Department to complete branding and marketing initiatives.

**ADOPT THIS NEW ORDINANCE to replace Civic & Community Affairs Commission Ordinance.**

# 36 PROSPECT ST

**Location** 36 PROSPECT ST

**Mblu** 52 / 282 / 1

**Acct#** 00370200

**Owner** STAFFORD TOWN OF

**Assessment** \$1,041,180

**Appraisal** \$1,487,400

**PID** 4212

**Building Count** 1

## Current Value

| Appraisal      |              |           |             |
|----------------|--------------|-----------|-------------|
| Valuation Year | Improvements | Land      | Total       |
| 2020           | \$1,383,400  | \$104,000 | \$1,487,400 |

  

| Assessment     |              |          |             |
|----------------|--------------|----------|-------------|
| Valuation Year | Improvements | Land     | Total       |
| 2020           | \$968,380    | \$72,800 | \$1,041,180 |

## Owner of Record

**Owner** STAFFORD TOWN OF

**Sale Price** \$0

**Co-Owner**

**Certificate**

**Address** 1 MAIN ST

**Book & Page** 711/61

STAFFORD SPRINGS, CT 06076

**Sale Date** 05/04/2022

**Instrument** 15

## Ownership History

| Ownership History        |            |             |             |            |            |
|--------------------------|------------|-------------|-------------|------------|------------|
| Owner                    | Sale Price | Certificate | Book & Page | Instrument | Sale Date  |
| STAFFORD TOWN OF         | \$0        |             | 711/61      | 15         | 05/04/2022 |
| CT RETIREMENT COLONY INC | \$0        |             | 0624/0258   | 25         | 03/09/2015 |
| STAFFORD TOWN OF         | \$0        | 1           | 0032/0508   |            | 03/15/1882 |

## Building Information

### Building 1 : Section 1

**Year Built:** 1922  
**Living Area:** 16,056  
**Replacement Cost:** \$2,941,276  
**Building Percent Good:** 46



**Replacement Cost**

**Less Depreciation:** \$1,353,000

**Building Photo**



(https://images.vgsi.com/photos2/StaffordCTPhotos/A00\01\06\73.jpg)

| Building Attributes |                     |
|---------------------|---------------------|
| Field               | Description         |
| Style:              | School              |
| Model               | Comm/Ind            |
| Grade               | B                   |
| Stories:            | 2                   |
| Occupancy           | 1.00                |
| Exterior Wall 1     | Brick               |
| Exterior Wall 2     |                     |
| Roof Structure      | Flat                |
| Roof Cover          | Tar & Gravel        |
| Interior Wall 1     | Minim/Masonry       |
| Interior Wall 2     |                     |
| Interior Floor 1    | Vinyl/Asphalt       |
| Interior Floor 2    | Carpet              |
| Heating Fuel        | Oil                 |
| Heating Type        | Hot Water           |
| AC Type             | None                |
| Struct Class        |                     |
| Bldg Use            | Municipality - Comm |
| Total Bedrooms      |                     |
| Total Baths         |                     |
| 1st Floor Use:      |                     |
| Heat/AC             | None                |
| Frame Type          | Masonry             |
| Baths/Plumbing      | Average             |
| Ceiling/Wall        | Ceil & Wall         |
| Rooms/Prtns         | Average             |
| Wall Height         | 10.00               |
| Num Fixtures        |                     |

**Building Layout**



(ParcelSketch.ashx?pid=4212&bid=4212)

| Building Sub-Areas (sq ft) |                         |            | Legend      |
|----------------------------|-------------------------|------------|-------------|
| Code                       | Description             | Gross Area | Living Area |
| BAS                        | First Floor             | 8,028      | 8,028       |
| FUS                        | Finished Upper Story    | 8,028      | 8,028       |
| BSM                        | Basement                | 8,028      | 0           |
| FEP                        | Finished Enclosed Porch | 25         | 0           |
|                            |                         | 24,109     | 16,056      |

**Extra Features**

| Extra Features             | Legend |
|----------------------------|--------|
| No Data for Extra Features |        |

**Land**

**Land Use**

**Land Line Valuation**