

LEGAL NOTICE

TOWN OF SHERMAN SPECIAL TOWN MEETING - MARCH 31, 2010 REFERENDUM - APRIL 10, 2010

The electors of the Town of Sherman and those qualified to vote in Town Meeting are hereby WARNED AND NOTIFIED that a Special Town Meeting will be held in the Sherman School Cafeteria, at 1 Route 37 Center, Sherman, Connecticut on March 31, 2010 at 7:00 P.M. to consider and act upon the following agenda:

1. To appropriate the sum of \$2,900,000 for the purchase of land and buildings known as Happy Acres Farm, consisting of five (5) parcels totaling approximately 97 acres, from Anthony Vincent Hapanowich, Trustee, and to fund said appropriation, to authorize the expenditure and issuance of bonds, notes or temporary notes in an amount not to exceed \$650,000 using previously authorized borrowing authority approved at the June 9, 2007 referendum for open space purchases and to authorize a purchase money note and mortgage in the amount of \$2,250,000 payable without interest over a term of ten (10) years.

2. To authorize the purchase of land and buildings known as Happy Acres Farm, consisting of five (5) parcels totaling approximately 97 acres, from Anthony Vincent Hapanowich, Trustee, for the purchase price of \$2,900,000. The land to be acquired shall be restricted to use as open space and agricultural land and shall be subject to a life estate in favor of Anthony Vincent Hapanowich.

3. To authorize the Board of Selectmen, sitting as the Board of Finance, to restrict income derived from the use of the land and buildings known as Happy Acres Farm, including income from an existing cell tower lease, for use for the care and maintenance of such property and for the development, preservation and enhancement of the agricultural and open space use thereof.

4. To authorize the acquisition of a strip of land containing approximately 916 square feet, together with a drainage and grading easement affecting approximately 868 square feet of land, all along Saw Mill Road, from The Sherman Library Association, Inc., said acquisition to be for highway purposes.

5. To authorize the acquisition of a 15 foot wide permanent drainage easement, and a temporary grading easement, from Altvater Family Limited Partnership for the purpose of providing drainage from Saw Mill Road; and to authorize the release of an existing drainage easement to Altvater Family Limited Partnership.

6. To authorize the Board of Selectmen to enter into an Adoption Agreement for electronic waste collection with WeRecycle! LLC, pursuant to the terms of a Master Agreement with the Housatonic Resource Recovery Authority.

7. To authorize the appropriation and expenditure of \$28,109 in Local Capital Improvement Fund monies from fiscal year 2008-2009 for expenditures incurred in fiscal year 2009-2010.

8. To authorize an expenditure not to exceed \$33,445 from the Capital Non-Recurring Fund for an Everest 9-foot all seasons stainless steel dump body for Truck # 6.

A copy of the full text of each of the Resolutions is on file and available for inspection at the Office of the Town Clerk. A copy of a map depicting the easements to be acquired pursuant to Agenda Items 4 and 5 is available for inspection in the office of the Sherman Town Clerk. A copy of map(s) depicting the parcels to be acquired pursuant to Agenda Item 2 is available for inspection in the office of the Sherman Town Clerk

NOTICE OF REFERENDUM

Electors and other persons qualified to vote are further WARNED and NOTIFIED that the Board of Selectmen have removed Agenda Items Number 1, 2 and 3, pursuant to Section 7-7 of the Connecticut General Statutes, to a REFERENDUM to be held on April 10, 2010, during the hours of 8:00 A.M. to 8:00 P.M., for voting on the voting machines at the Sherman School Cafeteria, 1 Route 37 Center, Sherman, Connecticut. The Resolutions shall be placed upon the voting machines or paper ballots under the following headings:

QUESTION 1

“SHALL THE TOWN OF SHERMAN APPROPRIATE THE SUM OF \$2,900,000 FOR THE PURCHASE OF LAND AND BUILDINGS KNOWN AS HAPPY ACRES FARM, CONSISTING OF FIVE (5) PARCELS TOTALING APPROXIMATELY 97 ACRES, FROM ANTHONY VINCENT HAPANOWICH, TRUSTEE, AND TO FUND SAID APPROPRIATION, AUTHORIZE THE EXPENDITURE AND ISSUANCE OF BONDS, NOTES OR TEMPORARY NOTES IN AN AMOUNT NOT TO EXCEED \$650,000 USING PREVIOUSLY AUTHORIZED BORROWING AUTHORITY APPROVED AT THE JUNE 9, 2007 REFERENDUM FOR OPEN SPACE PURCHASES AND AUTHORIZE A PURCHASE MONEY NOTE AND MORTGAGE IN THE AMOUNT OF \$2,250,000 PAYABLE WITHOUT INTEREST OVER A TERM OF TEN (10) YEARS?

YES

NO”

QUESTION 2

“SHALL THE TOWN OF SHERMAN AUTHORIZE THE PURCHASE OF LAND AND BUILDINGS KNOWN AS HAPPY ACRES FARM, CONSISTING OF FIVE (5) PARCELS TOTALING APPROXIMATELY 97 ACRES, FROM ANTHONY VINCENT HAPANOWICH, TRUSTEE, FOR THE PURCHASE PRICE OF \$2,900,000, THE LAND TO BE ACQUIRED TO BE RESTRICTED TO USE AS OPEN SPACE AND AGRICULTURAL LAND AND SUBJECT TO A LIFE ESTATE IN FAVOR OF ANTHONY VINCENT HAPANOWICH.

YES

NO”

QUESTION 3

“SHALL THE TOWN OF SHERMAN AUTHORIZE THE BOARD OF SELECTMEN, SITTING AS THE BOARD OF FINANCE, TO RESTRICT INCOME DERIVED FROM THE USE OF THE LAND AND BUILDINGS KNOWN AS HAPPY ACRES FARM, INCLUDING INCOME FROM AN EXISTING CELL TOWER LEASE, FOR USE FOR THE CARE AND MAINTENANCE OF SUCH PROPERTY AND FOR THE DEVELOPMENT, PRESERVATION AND ENHANCEMENT OF THE AGRICULTURAL AND OPEN SPACE USE THEREOF?

YES

NO”

Dated at Sherman, Connecticut, this 11th day of March, 2010.

Board of Selectmen, Town of Sherman

Andrea B. O’Connor

Edward D. Hayes

Kate S. McConaghy