Call to Order / Pledge of Allegiance

Alderman Anglance called the meeting of the Board of Aldermen to order at 7:00 p.m. All those present stood and all rose to recite the Pledge of Allegiance to the flag.

Roll Call

Alderman John F. Anglance, Jr., President – present
Alderman Eric McPherson, Vice President – present
Alderman Stanley Kudej – not present
Alderman Anthony Simonetti – present
Alderman Noreen McGorty – present
Alderman Jim Capra – present
Alderman Cris Balamaci – present
Alderman David Gidwani – not present

Administration:

Attorney Francis Teodosio, Corporation Counsel

PUBLIC PORTION

None

Add-Ons

Alderman McPherson MOVED to add the following items to the agenda:

Alderman McPherson MOVED to add to the agenda under Financial Business – New Item 9.8 Funding for Replacement Boiler at Sunnyside School; SECONDED by Alderman Kudej. A voice vote was taken and the MOTION PASSED unanimously.

AGENDA ITEMS

MINUTES FOR APPROVAL

Alderman McPherson MOVED to waive the reading and approve the following meeting minutes:
1. REGULAR FULL BOARD MEETING – NOVEMBER 9, 2017
2. SPECIAL MEETING – NOVEMBER 21, 2017

SECONDED by Alderman Simonetti. A voice vote was taken and the MOTION PASSED unanimously.

Minutes can be viewed on the city website: [www.cityofshelton.org](http://www.cityofshelton.org)

### 5.1 FINANCE COMMITTEE

5.1.1 NO ITEMS

### 5.2 PUBLIC HEALTH & SAFETY COMMITTEE

5.2.1 NO ITEMS

### 5.3 STREET COMMITTEE

#### 5.3.1 SIDEWALK REIMBURSEMENT – BRIDGE STREET

Alderman McPherson MOVED per the recommendation of the Street Committee, to approve the sidewalk reimbursement of $20,691.95 to Bridge Street Partners, LLC, 8 Huntington Street, Suite 171, Shelton, CT per Ordinance #904 (Section 14-9 of the Code of Ordinances) with funding to come from Contingency General Account ##001-9900-900.99-00.

SECONDED by Alderman Kudej.

A voice vote was taken and the MOTION PASSED unanimously.

### REPORT OF THE MAYOR – None presented.

### REPORT OF THE PRESIDENT –

Alderman Anglace stated, you might recall that Alderman McPherson and I met with two members of the State DEEP, State Representative Perillo and State Representative McGorty.

We met to gain an understanding of what is going on with the landfill, and what the proposals are.
Two members of DEEP came down said that they learned of this solar proposal for the landfill the same time our article appeared in the paper. We knew before they did. I wrote a summary of meeting and sent it to all those present, and all the parties agreed that it’s okay. Therefore, I will send you the summary via e-mail.

The DEEP officials said they have the current responsibility, that they are the ones who issued the permits for the site, and have responsibility for the management of the landfill site, including methane collection and all that goes on there. They actually have the same concerns that we do. It is another group within the DEEP that is proposing the solar panels and one hand hasn’t talked to the other. They reps we spoke with have the same issues and concerns.

Their observation is that the solar cannot interfere with the methane collection. They have all the legal enforcement tools to make sure that doesn’t happen. If the solar plans go through, they will most likely go on the southeastern side – so the solar panels would go on the back side of the mountain. They also said there was a concern about aeronautical navigation. I made a contact at Sikorsky and they will advise us if there are any concerns with navigation.

The representatives we spoke with really have no information about the proposal. They said they would keep us informed.

Alderman Balamaci asked if there will be any future meetings.

Alderman Anglace stated, they said a future meeting will be in order but until they get more information they would have nothing to report except for management of the site. They will talk to the other part of DEEP and keep us in the loop. It was a positive get together and they know our state reps have an interest in it. We have a long way to go and a lot to learn.

### 6.0 LEGAL REPORT

#### 6.1 CORPORATION COUNSEL BILLING

Alderman McPherson MOVED to authorize a total payment of $2,820.58 to Corporation Counsel, Welch, Teodosio, & Stanek, LLC, for services rendered per statement dated December 1, 2017 with funds to come from the following Legal Services Accounts:

- **Legal Fees** 001-1900-411.30-03 $2,186.25
- **Foreclosure Fees** 001-1900-411.50-01 $192.50
- **Court Costs** 001-1900-411.80-84 $441.83

SECONDED by Alderman McGorty.

Alderman Anglace asked Corporation Counsel Teodosio if the name of the firm is correctly stated in the motion.
Corporation Counsel replied, yes.

A voice vote was taken and the MOTION PASSED unanimously.

**7 LEGISLATIVE - OLD**

**7.1 ITEMS FROM PUBLIC HEARING**
7.1 A – NO ITEMS

**8 FINANCIAL BUSINESS OLD**
8.1 – NO ITEMS

**9 FINANCIAL BUSINESS NEW**

**9.1 DECEMBER STATUTORY REFUNDS**

Alderman McPherson MOVED that the report of the Tax Collector relative to the refund of taxes for a total amount of $16,178.33 be approved and that the Finance Director be directed to make payments in accordance with the certified list received from the Tax Collector with funds to come from the Statutory Refunds Account 001-0000-311.13.00;

SECONDED by Alderman Simonetti.

A voice vote was taken and the MOTION PASSED unanimously.

**9.2 FUNDING FOR SPECIAL AREA STUDY DOWNTOWN SHELTON PHASE II**

Alderman McPherson MOVED to approve an amount of $18,100 for professional services for the Special Area Study Downtown Shelton Phase II with funding to be transferred from Contingency General Account #001-9900-900.99-00 to the Special Area Study Account #001-0900-414-30-31; and further,

MOVED to authorize Mayor Mark A. Lauretti to execute any and all documents to effectuate same.

SECONDED by Alderman Simonetti.

A voice vote was taken and the MOTION PASSED unanimously.

**9.3 RESCISSION OF 02/16/2017 ACTION ITEM 11.1 MCCALLUM SHELTON CANAL COMPANY PROPERTY**
Alderman McPherson MOVED to rescind the funding portion of the action taken at the February 16, 2017 BOA meeting titled Item 11.1 “MCCALLUM SHELTON CANAL COMPANY PROPERTY” in an amount of $405,000 from 2016-2017 Aldermanic Bonding.

SECONDED by Alderman Simonetti.

Alderman Capra asked for more information.

Alderman Anglace explained that items 9.3 and 9.4 are about the same funding. The expectation is that the money we took out of Board of Aldermen bonding is not going to be spent any time in the near future. Why leave it there when we can use it elsewhere? We are rescinding the action, making the $405,000 available, and reallocating that funding in item 9.4.

A voice vote was taken and the MOTION PASSED unanimously.

**9.4 FUNDING FOR AUTOMATED REFUSE TRUCK**

Alderman McPherson MOVED to appropriate an amount of $296,000 to purchase one automated refuse truck for Highways & Bridges with funding to come from 2016-2017 Aldermanic Bonding pursuant to Section 7.16 of the City Charter; and further,

MOVED to appropriate an amount of $109,000 to refurbish existing city-owned automated refuse trucks for Highways & Bridges with funding to come from 2016-2017 Aldermanic Bonding pursuant to Section 7.16 of the City Charter; and further,

MOVED to authorize Mayor Mark A. Lauricelli to execute any and all documents to effectuate same.

SECONDED by Alderman McGorty.

Alderman Anglace explained, we’re going to purchase one new truck, take one existing truck out of service and refurbish it, when that’s done we’ll take another one out of service and refurbish it. We want to keep our equipment up-to-date.

A voice vote was taken and the MOTION PASSED unanimously.

**9.5 FUNDING FOR CONNECTICUT CONFERENCE OF MUNICIPALITIES (CCM) MEMBERSHIP**

Alderman McPherson MOVED to approve Invoice #301670 dated June 2, 2017 from Connecticut Conference of Municipalities (CCM) for annual membership dues in the amount of $24,723 with funding to come from Contingency General Account #001-9900-900.99-00.
SECONDED by Alderman McGorty.

A voice vote was taken and the MOTION PASSED unanimously.

**9.6 – RESOLUTION RELATIVE TO DESIGNATING BANK INSTITUTIONS AS DEPOSITORIES FOR THE CITY OF SHELTON/FACSIMILE SIGNATURES**

Alderman McPherson MOVED to adopt the following Resolution:

Be it resolved by the Board of Aldermen of the City of Shelton that the following banking institutions are hereby designated as depositories for the City of Shelton and are hereby requested, authorized, and directed to honor checks, drafts, or other orders for payment of money drawn in the name of said city, including those payable to the individual order of any person or persons whose name appears thereon:

- JP Morgan Chase Bank, NA
- TD Bank, NA
- Webster Bank
- People’s United Bank
- Wells Fargo, NA
- Liberty Bank
- United Bank
- Bank of America, NA
- Newtown Savings Bank

When bearing or purporting to bear facsimile signatures of Mark A. Lauretti, Mayor and when said checks are countersigned by the Treasurer or Finance Director, the banks shall be entitled to honor and to charge the City of Shelton for such checks, drafts, and other orders regardless of whom or by what means the actual or purported facsimile signature or signatures resemble the facsimile specimens duly certified or filed with the banks by the Finance Director of the City of Shelton.

SECONDED by Alderman Simonetti.

A voice vote was taken and the MOTION PASSED unanimously.

**9.7 – FUNDING FOR ALL-TERRAIN VEHICLE FOR THE FIRE DEPARTMENT**

Alderman McPherson MOVED to appropriate an amount of $19,350 for one all-terrain vehicle with skid mount for the Fire Department with funding to be provided by bonding pursuant to Section 7.16 of the City Charter.

SECONDED by Alderman McGorty.
A voice vote was taken and the MOTION PASSED unanimously.

9.8 FUNDING FOR REPLACEMENT BOILER AT SUNNYSIDE SCHOOL

Alderman McPherson MOVED to approve the agreement between SK Mechanical and City of Shelton for the replacement of the boiler at Sunnyside School in an amount of $67,600 with funding to be provided by bonding pursuant to Section 7.16 of the City Charter; SECONDED by Alderman Simonetti.

Alderman Anglance stated, Corporation Counsel Teodosio reviewed the extensive contract.

A voice vote was taken and the MOTION PASSED unanimously.

10 – LEGISLATIVE - NEW

10.1 ITEMS TO PUBLIC HEARING

10.1 A NO ITEMS

10.2 – ADOPTION OF 2018 BOARD OF ALDERMEN MEETING SCHEDULE

10.2.1 FULL BOARD OF ALDERMEN

Alderman McPherson MOVED that the second Thursday of each month be established as the regularly scheduled meeting date of the Full Board of Aldermen. Meetings are to be held in the auditorium at City Hall and will convene at 7 p.m.; SECONDED by Alderman McGorty.

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<th>Month</th>
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DECEMBER 14, 2017  BOARD OF ALDERMEN
FULL BOARD MEETING

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A voice vote was taken and the MOTION PASSED unanimously.

10.2.2 – PUBLIC HEARING ON ORDINANCES

Alderman McPherson MOVED Move that the fourth Tuesday of each month be established as the regularly scheduled meeting date of the Public Hearing on Ordinances with the exception of December 25th when City Hall will be closed due to the Christmas holiday and the meeting will be held on December 26th. Meetings are to be held in the auditorium at City Hall and will convene at 7 p.m. SECONDED by Alderman Kudej.

<table>
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<tr>
<th>City of Shelton</th>
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<td>Public Hearing Ordinances</td>
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<td>2018 Meeting Schedule</td>
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A voice vote was taken and the MOTION PASSED unanimously.

10.2.3 – ALDERMANIC FINANCE COMMITTEE

Alderman McPherson MOVED Move that the fourth Tuesday of each month be established as the regularly scheduled meeting date of the Finance Committee with the exception of December 25th when City Hall will be closed due to the Christmas holiday and the meeting will be held on December 26th. Meetings are to be held in the auditorium at City Hall and will convene at 6:30 p.m. SECONDED by Alderman Simonetti.
A voice vote was taken and the MOTION PASSED unanimously.

10.2.4 – PUBLIC HEALTH & SAFETY COMMITTEE

Alderman McPherson MOVED that the first Wednesday of each month be established as the regularly scheduled meeting date of the Public, Health & Safety Committee with the exception of July 4th when City Hall will be closed due to the Fourth of July holiday and the meeting will be scheduled for July 11th. Meetings are to be held in Room 104 at City Hall and will convene at 7:00 p.m. SECONDED by Alderman McGorty.

A voice vote was taken and the MOTION PASSED unanimously.
10.2.5 – STREET COMMITTEE

Alderman McPherson MOVED that the first Tuesday of each month be established as the regularly scheduled meeting date of the Street Committee. Meetings are to be held in Room 104 at City Hall and will convene at 6:00 p.m. SECONDED by Alderman Capra.

<table>
<thead>
<tr>
<th>City of Shelton</th>
<th>Street Committee</th>
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<td>2018 Meeting Schedule</td>
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A voice vote was taken and the MOTION PASSED unanimously.

10.3 – REAPPOINTMENTS TO NAUGATUCK VALLEY HEALTH

Alderman McPherson MOVED to reappoint the following members to the Naugatuck Valley Health District Board of Directors effective immediately:

Jean Jones – (U)
606 Walnut Tree Hill Road
Shelton, CT 06484
Term: 06/09/2017 - 06/09/2020

Edward Kisluk – (D)
58 Birchbank Road
Shelton, CT 06484
Term: 05/05/2017 – 05/05/2020
Jay Zikaras – (D)  
20 Fawn Hill Road  
Shelton, CT 06484  
Term: 06/09/2017 – 06/09/2020  

SECONDED by Alderman Simonetti.

Alderman Simonetti asked about the appointment for the remaining vacancy. Alderman Anglace stated, we are examining it. He also noted that Valley Health has a new Director, Jeff Dussetschleger, who is a Shelton resident.

A voice vote was taken and the MOTION PASSED unanimously.

10.4 – CAFETERIA PLAN INCLUDING HEALTH FLEXIBLE SPENDING

Alderman McPherson MOVED to adopt the following resolution:

Be it hereby resolved by the Board of Aldermen, that the form of amended Cafeteria Plan including a Health Flexible Spending Account and Dependent Care Flexible Spending Account effective 01/01/2018, presented to this meeting is hereby approved and adopted and that an authorized representative of the Employer is hereby authorized and directed to execute and deliver to the Administrator of the Plan one or more counterparts of the Plan.

SECONDED by Alderman Simonetti.

A voice vote was taken and the MOTION PASSED unanimously.

EXECUTIVE SESSION

11.A REQUEST TO GO INTO EXECUTIVE SESSION

EXECUTIVE SESSION

At approximately 7:25 PM, Alderman Simonetti MOVED to enter into Executive Session to discuss the following items:

11.1 PITNEY BOWES SHELTON REALTY, LLC (27 WATERVIEW) V. CITY OF SHELTON
11.2 REAL ASSETS, LLC V. CITY OF SHELTON
11.3 PITNEY BOWE SHELTON REALTY, LLC (35 WATERVIEW) V. CITY OF SHELTON
11.4 – GRAND PRIX, LLC V. CITY OF SHELTON
11.5 – LESZCZYNSKI V. CITY OF SHELTON
11.6 – ARSENAULT V. CITY OF SHELTON

and invited Corporation Counsel Francis Teodosio to remain in the auditorium during the Executive Session; SECONDED by Alderman McGorty. A voice vote was taken and the motion passed unanimously.

RETURN TO REGULAR SESSION

At approximately 7:35 p.m. Alderman McPherson MOVED to return to Regular Session; SECONDED by Alderman Simonetti. A voice vote was taken and the motion passed unanimously.

It was noted that votes were taken in Executive Session

11.1 PITNEY BOWES SHELTON REALTY, LLC (27 WATERVIEW) V. CITY OF SHELTON

Alderman McPherson MOVED to accept the settlement of Pitney Bowes Shelton Realty, LLC property at 27 Waterview Drive v. City of Shelton for a valuation of $21,118,250 (Twenty-One Million, One Hundred Eighteen Thousand, Two Hundred Fifty Dollars) in accordance with the recommendation of the Shelton Tax Assessor.

SECONDED by Alderman McGorty.

A voice vote was taken and the MOTION PASSED unanimously.

11.2 REAL ASSETS, LLC V. CITY OF SHELTON

Alderman McPherson MOVED to accept the settlement of Real Assets, LLC v. City of Shelton for a valuation of $1,200,000 (One Million, Two Hundred Thousand Dollars) in accordance with the recommendation of the Shelton Tax Assessor.

SECONDED by Alderman Balamaci.

A voice vote was taken and the MOTION PASSED unanimously.

11.3 PITNEY BOWE SHELTON REALTY, LLC (35 WATERVIEW) V. CITY OF SHELTON

Alderman McPherson MOVED to accept the settlement of Pitney Bowes Shelton Realty, LLC property at 35 Waterview Drive v. City of Shelton for a valuation of $3,500,000 (Three Million, Five Hundred Thousand Dollars) in accordance with the recommendation of the Shelton Tax Assessor.

SECONDED by Alderman Balamaci.
A voice vote was taken and the MOTION PASSED unanimously.

11.4 – GRAND PRIX, LLC V. CITY OF SHELTON

Alderman McPherson MOVED to accept the settlement of Grand Prix, LLC v. City of Shelton for a valuation of $8,800,000 (Eight Million, Eight Hundred Thousand Dollars) in accordance with the recommendation of the Shelton Tax Assessor.

SECONDED by Alderman Simonetti.

A voice vote was taken and the MOTION PASSED unanimously.

11.5 – LESZCZYNSKI V. CITY OF SHELTON

Alderman Balamaci MOVED to accept the settlement of Leszczynski v. City of Shelton with valuation of $6,000,000 (Six Million Dollars), in accordance with the recommendation of the Shelton Tax Assessor.

SECONDED by Alderman Simonetti.

A voice vote was taken and the MOTION PASSED unanimously.

11.6 – ARSENAULT V. CITY OF SHELTON

No action.

ADJOURNMENT

Alderman McPherson MOVED to adjourn; SECONDED by Alderman Simonetti. A voice vote was taken and the motion passed unanimously.

The meeting adjourned at approximately 7:43 p.m.

Respectfully submitted,

Patricia Bruder

Patricia M. Bruder
Administrative Secretary
City of Shelton

DATE APPROVED: __________BY: _______________________________________

Mayor Mark A. Lauretti