



SPECIAL VIRTUAL MEETING
BOARD OF ALDERMEN
CITY OF SHELTON, CT
THURSDAY, AUGUST 18, 2021
Shelton City Hall, 54 Hill Street
Live-Streamed at www.cityofshelton.org
MINUTES

Call to Order/Pledge of Allegiance

Mayor Mark A. Lauretti called the Special Virtual Meeting of the Board of Aldermen to order at 5:00 p.m. in the auditorium at Shelton City Hall. All those present stood and pledged allegiance to the Flag of the United States of America.

Roll Call

Alderman John F. Anglace, Jr., President- Present
Alderman Eric McPherson, Vice President- Present
Alderman Cris Balamaci- Present via Zoom
Alderman Joanna Carloni – Present
Alderman David Gidwani- Present via Zoom
Alderman Noreen McGorty- Present via Zoom (at 5:08 p.m.)
Alderman Anthony Simonetti- Present
Alderman Bernie Simons- Present

Administration

Mayor Mark A. Lauretti - Present
Fran Teodosio, Corporation Counsel – Present
Thomas Cotter, Assistant Corporation Counsel - Present

PUBLIC PORTION

Mayor Lauretti asked if anyone wished to address the Board.

Mr. Gius, 180 Nichols Avenue

I am a student at Shelton High School and for my senior capstone project I am requesting that the city open up the compost site near ESS in the spring time and I would like to assist people

in doing their compost. I also ask if my father and I would be able to open the facility on Saturdays in April or do we need to have an employee to help with that?

Mayor Lauretti: That’s an easy request. After the first of the year, if you call my office and talk to my secretary Cyndee Burke, and just tell her you were here and identify your request to her and I am sure that can be accommodated. I don’t see a problem with that at all.

Mayor Lauretti asked if anyone else wished to address the Board. There being none he closed the public portion.

AGENDA ITEMS

MINUTES FOR APPROVAL

1. MINUTES FOR APPROVAL

Alderman Anglace MOVED to waive the reading and approve the following meeting minutes:

- 1.1 BOARD OF ALDERMEN SPECIAL VIRTUAL MEETING – JULY 8, 2021
- 1.2 SPECIAL PUBLIC HEARING ON WATER MAIN ASSESSMENTS – JULY 27, 2021

Seconded by Alderman Simonetti.

A voice vote was taken, the motion PASSED unanimously.

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 NO ITEMS

(Alderman McGorty joined the meeting.)

REPORT OF THE MAYOR

I would like to address the gymnasium floor at Shelton High School not only for the Board of Aldermen but for the public as well. I want to address the ‘Great Gidwani’s’ letter to the Editor recently criticizing everybody and their brother in city government over the gymnasium. I will

clarify some issues with respect to how these things happen. Reading the letter, you would have to presume that the author did not understand the concept of how these insurance claims get resolved or he was just being cute? I will let everyone decide for themselves what the real answer is. Back in April sometime, I don't have exact dates, there was a breach of the sprinkler system in the gymnasium by the baseball team. It was reported to my office, which all insurance claims are reported to myself and Jane Dowty, sometime at the end of May, I want to say May 25th which was the Memorial Day weekend. After that period of time, there was a conversation between John Calhoun, Maintenance Facilities Director for the Board of Education, and myself and I asked him what transpired. When a water breach occurs on a wood floor, it usually takes several weeks for warping to appear. There is not an immediate reaction that was necessary or required by anybody at that time. We have to wait to see what actually occurred with the floor. Now we get into June and there are many people who are on vacation, school is coming to an end and the gym was still being used. School got out around June 20th. I deal with John Calhoun on a number of issues. You may remember that the Board approved the funding for the transformer at SHS which was 40 years old and that will constitute an upgrade to the tune of about \$200,000. There is a lot of dialogue that goes into these changes with the facilities and certainly when you have a floor that's been down for 50 years in the gymnasium and all the sudden the insurance company says they are going to replace the entire thing, then there is a lot of time and discussion with the staff at Shelton High School and the Superintendent of Schools and the Maintenance Director as to how, why and when it will occur and should we do something different that we haven't done in the past. Technology has driven the change for so many different things from 50 years ago that I said to them, 'do we want to do something by way of a synthetic floor?' It was finally decided that the floor would be replaced with wood as it was originally built. I also want to call to your attention that when things like this happen, there is no role for the Board of Aldermen. There really is no role for the Board of Education either, other than I asked them to weigh in on whether they wanted to do a different concept with the floor, be it synthetic or wood or a combination of both. All these things take time and quite honestly, we are in this time of pandemic which has changed everything, particularly the time frame of how, when and why things get done. Quite honestly, we ordered police vehicles nine months ago. That's just one example. You talk to any builder or talk to our Maintenance Director and we were waiting for faucets and plumbing supplies for the showers at the community center for over three months. Just giving you specific examples of what causes the delays. When you haven't experienced this before or you haven't been part of the remedy for these things before, it's easy to criticize. It's easy to sit on the sidelines and point fingers. That's what transpires on social media in this day and age, particularly in an election year when some people are desperate. They will say just about anything. I wanted a clarification to be on the record and this will be on our Facebook page sometime this week so the public can understand how the transformation of the gym floor occurs. I will stop there and entertain any questions that the Board may have.

Alderman Anglace: Can you explain the role of the insurance company, do they send out an adjuster? What happens there and what is our deductible?

Mayor Lauretti: Every claim is different. The magnitude of the claim is determined by the extent of the damage. Yes, there is an insurance adjuster. The insurance adjuster has to approve the claim. The insurance adjuster is involved in the approval process in terms of who is going to do

the work. We have a private contractor who is going to come in and do this work. We have a \$10,000 deductible that the city will pay and then the insurance carrier will pay the rest of the cost for the replacement of the floor. So, to try and get all those parties together and coordinate it and get a decision made at the end of June and the fourth of July weekend is a little bit tenuous because people are traveling or away or just unavailable. All these things take time. I can't tell you how many conversations and meetings I had at Shelton High School with different people to get their view on what we should do in terms of replacement. We are going to go ahead with a wood floor replacement.

Alderman Anglace: I had asked the Superintendent today if he was involved in the process and the decision making and he replied that he and his staff were involved and that they were satisfied with the course of action that's being taken. He also made comment with respect to the decision not to use the gym during the repair and this is not without precedent because we have done work up at Shelton High School with the sprinkler system and other work that we have done up there and we don't use those areas like the library while the work is going on because there is tremendous liability involved and they are not interested in assuming that liability and neither is the city. This is why they made the decision to use other gymnasiums during this temporary closure.

Mayor Lauretti: Let me get into that a little bit because I think it's important for the independent viewer to understand that the footprint of the school system that is in place currently was to service 6,600 students. This was decided twenty years ago. It's one of the reasons that I went along with the rehabilitation of the old Shelton High School to the new Perry Hill 5 and 6 school because it would satisfy our classroom needs going out twenty years. Little did anyone know that the pendulum swung the other way and we had a decrease in enrollment. Our enrollment is down 1,500 students since 2009. That's pretty significant. All the gym space that we had was there to accommodate 6,600 kids. We have an abundance of gym space available for any activity at Shelton High School to be moved to another facility. That will be up to the school system to decide to do that. It's the same point that I made during the budget process. Every year they come back and they ask for millions more. How can that be? When you are down that many kids, how could you need millions more every single year? It defies logic in my mind. I think that over the course of time we have proven that they really don't need everything they request. Consequently, we have given them increases that were appropriate and sustained the system as well as anybody else's. Every year at budget time the school system gets demonized and it's unfortunate because there are generations of students who graduate from our school system who are doing very well for themselves in the world. I can tell you about a 1979 senior who graduated Shelton High School and went on to Harvard and he became the CEO of Citibank Worldwide as we sit here today. There are many stories like that. I think that many people over the years have been able to see through all this rhetoric that goes on at budget time about funding the school system and giving them what they need. The other thing that people don't understand is that our teachers are the tenth highest paid in the State of Connecticut. That's a pretty good number. Quite honestly, I don't have a problem with that. I am okay with that. But when you want to tell me that you need millions more every year, you are going to have to prove that to me. If people want to take a position of give them whatever they want, I have to tell you, I am not there. I am not there. Does anybody have any more questions?

Alderman Simonetti: What is the timeframe to make the repair and it's my understanding from some people at the school that it's still usable for certain activities but it was quickly stopped being used after the accident?

Mayor Lauretti: That's either here nor there at this point because once they start work and school begins the gym is going to be shut down for the duration of the repairs. Quite honestly, I don't know how long it's going to take and I don't get involved in that. I just know from experience that it's very difficult to get materials. The price of lumber has almost doubled across the country. Even the price of concrete, I was talking to a mason today and they said they aren't even making a certain type of brick until next year. The list just goes on and on and on of materials affecting everyone doing business. With that said, it's easy to sit on the sidelines and point fingers at people. It's very different to be in the arena and perform and perform successfully. I will also embellish a little bit more about our school buses because the 'Great Gidwani' has also been a big critic of our school bus performance. I will venture to say that what we did this year was far better than most systems in the State of Connecticut. If we missed a couple of runs here or there, so be it. At some points in time, we had 16 or 17 drivers who called out because of Covid or who had Covid. They just criticize the school bus operation but there is no mention of the fact that teachers sat out for almost four months because of the pandemic and because of Covid. Is this just about the Shelton school bus drivers or no one else matters in the State of Connecticut except what goes on here? Or is this election year demagoguery? I'll let you decide.

Alderman Gidwani: Mr. Mayor, I have a question for you.

Mayor Lauretti: Well, I am not sure I am going to answer any of your questions. You can try.

Alderman Gidwani: I heard you talk about lumber prices. If you look at the index on the New York Stock Market, lumber prices are coming down. They are not going up. That's one. Number two is when an insurance company has to make a payout, they pay out for exactly what you have on your property, like Shelton High has hardwood floors, they are going to pay for hardwood floors and they are not going to pay for anything else. We all know that because if you have homeowner's claims on your insurance, the insurance company will only give you X amount of dollars for damages whether you had a fire or a water leak. They are not going to give you more money, so you saying that we were looking at different options, the insurance company is not going to pay any different than what they are going to pay for the hardwood. I don't know why a delay still.

Mayor Lauretti: Both your comments are irrelevant. That has nothing to do with what I said. In my mind, if we were going to change the design of the floor at Shelton High School or do something different and it costs \$50,000 more, I would be at the Board of Aldermen asking for that. So, your comments are really irrelevant. My whole point is that your diatribe on social media demonizes people and you don't even know what you are talking about. You have never had to be involved in anything like this in your life but yet you can just sit on the sidelines and point the finger and make things up, quite honestly. You can go ahead and do that; it is your right but it's also my right to dispel it.

Alderman Gidwani: We have had a problem with the streets and all the brush that's been growing over this year, we still don't have the right equipment.

Mayor Lauretti: Okay I am done, John do you have anything for the Board?

REPORT OF THE PRESIDENT

I would like you to know that I sat through a meeting today at the Board of Education. I made the comment there that I think the current Superintendent and Board of Education leadership have taken communications and the relationship with the city to a new level. I want to point out that last year the Board of Education had \$1.2 million in excess of what they needed to run the school system. The year before they had \$500,000 in excess of what they needed to run the school system. They gave back the \$500,000 to the city as is the required procedure and this year they worked with the Mayor on a number of issues, one of which was funding the costs of the charter school in the City of Bridgeport that charged the City of Shelton and all other municipalities. That was a considerable bill in the range of \$600,000 to \$700,000. In conjunction with the Mayor, they determined they would pay that bill off in full using that excess money. Before that would not have happened because the dialogue did not exist. I told them I was very encouraged by the things that are going on and in our last Finance Committee meeting, we had laid out chapter and verse, step by step, point by point, expenditure by expenditure, the thinking of the Board of Education, which we and the Mayor agreed with in the formation of their budget this year which is the first time that we have seen this and we also received a copy of their adopted budget for this year so we know what's going on which is something that hasn't happened in the past.

Mayor Lauretti: Let me just jump in here. That's not entirely true. I will say that things are much better than they have been the last five years but there have been years that went by that the Board of Education has given back \$2 million to the city. It's hard to remember thirty years' worth of budgets and issues but when you are in my seat then these are some things that you never forget. Some people just choose to fight, some just choose to play politics, other people choose to be rational and then you wind up with pretty good results. I think the bigger point to your opening comments is that the City of Shelton paid \$50,000 less than everybody else for the charter school payment. You have to ask yourselves; how did that happen? This was with the thought that we would get it even lower and zero it out because even Bridgeport realizes that there is no benefit to them charging the surrounding communities a stipend when they get a bigger stipend from the State of Connecticut. If they take ours then they don't get it from the State of Connecticut. Things like this never come out because nothing is challenged or there is no dialogue. There were members on our Board of Education who said, let's just pay it and move on. That's in their minutes.

Alderman Anglace: My point is that in recent years the Superintendent's office has not been cooperative with the Mayor's office. When they are, things get done that are positive and go in the right direction. That's the extent of my comments. Thank you.

6 – LEGAL REPORT

6.1 CORPORATION COUNSEL BILLING

Alderman Anglace MOVED authorize a total payment of \$2,187.50 to Corporation Counsel Teodosio Stanek, LLC, for services rendered per statements dated August 2, 2021, with funds to come from the Legal Fees Account.

Seconded by Alderman Simonetti.

A voice vote was taken and motion PASSED unanimously.

6.2 ASSISTANT CORPORATION COUNSEL BILLING

Alderman Anglace MOVED to authorize a total payment of \$1,171.50 to Assistant Corporation Counsel Thomas Galvin Cotter for services rendered per statements dated August 9, 2021, with funds to come from the Legal Fees Account:

Seconded by Alderman Carloni.

A voice vote was taken, the motion PASSED unanimously.

7– LEGISLATIVE – OLD

7.1 ITEMS FROM PUBLIC HEARING

7.1 A. PROPOSED WATER MAIN ASSESSMENTS FOR BIRDSEYE ROAD WATER MAIN EXTENSION

Alderman Anglace MOVED to approve the recommended water main assessments for Birdseye Road Water Main Extension as set forth by the City Engineer in his memo titled Proposed Water Main Assessments for Birdseye Road dated May 26, 2021. Further, move that these assessments be published in summary form with a full copy of available for review in the office of the City/Town Clerk.

Seconded by Alderman McPherson.

Alderman Anglace: The Public Hearing was held on July 27th, 2021 and all conditions of the ordinance were met. However, I have written to our State Senator and State Representatives asking them to petition the state legislature to include water line extensions into the water rate structure versus forcing these costs on individual homeowners. I asking the letter to be attached below as part of the record.

A voice vote was taken, the motion PASSED unanimously.

August 2, 2021

Senator Kevin Kelly, Representative Jason Perillo, Representative Ben McGorty

Subject: WATER MAIN EXTENSION, BILLING CHANGE REQUEST

Sec. 7-137c of the CGS provides that the Shelton Board of Aldermen (BOA) is empowered to extend water mains for residential, commercial, industrial, or mixed uses. It also provides that each property owner of property abutting any such water main shall reimburse the municipality for his/her proportional share of the cost of said main. In effect, homes and property owners who benefit from the water main extension pay a proportionate share of the full project cost.

Aquarion, the water company serving the Shelton area then assumes responsibility to provide water and maintain the lines for the homes so served. Aquarion does not participate in the cost of the water main extension, but they do charge the project for inspection and flushing of the line.

During the public hearings held on this matter the question was raised that there is an inconsistency in the way the water utility is allowed to extend its water main versus the way all other utilities extend their service lines. It was alleged that water service extensions are fully paid for by those benefiting while with other utilities the cost of the extension is paid for by existing rate payers. Further, it was alleged that, once completed, the water company owns and manages the line, makes money from it and the water main can further be extended rendering further benefit to the utility with no benefit to those homeowners who paid the full cost to extend the line.

This cost of this process places a severe burden on the affected homeowners who, many times, are forced to petition for the water main because of faulty wells or the condition of their water. The last two Shelton water main extensions cost homeowners \$22,500 and \$25,500 respectively. In addition to the water main they had to pay to hook up from their house to the curb box.

We need your help to change this law and/or to petition DPUCA to change the way water main extension service is paid and we note that Shelton is not the only municipality adversely affected.

Please let us know if we can provide any other information that might be of help.

Sincerely,

John F. Anglace, Jr.
President, Shelton BOA

8 – FINANCIAL BUSINESS – OLD

8.1 NO ITEMS

9 – FINANCIAL BUSINESS – NEW**9.1 AUGUST STATUTORY REFUNDS**

Alderman Anglace MOVED that the report of the Tax Collector relative to the refund of taxes for a total amount of \$7,385.71 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, the motion PASSED unanimously.

9.2 FUNDING FOR REPAIRS TO SEWER SYSTEM

Alderman Anglace MOVED to authorize an amount of \$692,950 for repairs to the sewer system on Bridgeport Avenue extending from Nells Rock Road to Johns Street with funding to come from the American Rescue Plan (ARP). Further authorize Mayor Mark A. Lauretti to execute any and all documents necessary to effectuate the same.

Seconded by Alderman Simonetti.

Mayor Lauretti: The rehabilitation of the sewer lines is specifically to maintain the integrity of the lines so it doesn't collapse as they are very old and also when we rehabilitate these lines, we take out any breaches in these lines that will allow fresh water to come into the system. The goal of any municipality in the state is to eliminate inflow and infiltration of fresh water because it's very expensive to process sludge through the wastewater treatment plant and when you mix it with water it becomes more costly.

Alderman Anglace: I notice this is only one portion of the city sewer lines. Are we looking into doing this in other sewer lines where it might be needed seeing we have a lot of the ARP monies available to use?

Mayor Lauretti: We have been at this for about 15 years. This is not a new concept. This is the most sensitive area because of the integrity of the structure of the pipes. Some of these are old concrete pipes and some are 100 years old. They need attention and the procedures and technology that they have now are incredible.

Alderman Anglace: My point is if there are more that need fixing, let's get to it because we have plenty of money available from the American Rescue Plan funds.

A voice vote was taken, the motion PASSED unanimously.

9.3 EMERGENCY EXIT RAMP AT SUNNYSIDE SCHOOL – WAIVER OF BID

Alderman Anglace MOVED, per the recommendation of the Finance Director to waive the bids for the replacement of the emergency exit ramp on the south side of Sunnyside School.

Seconded by Alderman Simonetti.

Alderman Anglace: Is this work being done by the Board of Education?

Mayor Lauretti: It is being done by both. This is one of the very first items that was on my plate when I got elected Mayor back in 1992. The reopening and rehabilitation of Sunnyside School, there were a couple of ramps that were put on the outside of the building to comply with ADA. There is one ramp in particular that started to disintegrate and become problematic in turns of safety. So, the city funded this through a bond authorization about a year and a half ago. The city also took out the old structure and we are now going to contract with a private vendor to put a new aluminum ramp in that will meet the ADA compliance.

A voice vote was taken, the motion PASSED unanimously.

9.4 SALE OF CITY PROPERTY – WESLEY DRIVE

A. 45, 49 & 53 Wesley Drive

Alderman Anglace MOVED, per the favorable 8-24 referral from Planning and Zoning, to approve the sale of city property as shown on attached map for the purpose of resolving encroachment issues involving 45, 49, and 53 Wesley Drive subject to deed restrictions and ensuring that nothing can be built in this area and that a fence be installed on the property line. Further authorize Mayor Mark A. Lauretti to execute any and all documents necessary to effectuate the same.

Seconded by Alderman Simonetti.

Mayor Lauretti: I would just call to your attention that requesting a fence go up on the property, I am not sure what the purpose for that is? None of the other properties have a border in that neighborhood and in that open space corridor have a fence and what would be the purpose of having a fence there now?

Alderman Anglace: The purpose of the fence, in my opinion, is that we are dealing with this because of encroachment on open space, and if it happens once, it could happen again without a fence, but the fence is a demarcation. I am not suggesting the type of fence, I am just simply saying that whoever the owners are now and, in the future, has to know where their property ends and where the city's property begins. I think this is a reasonable way to ensure it doesn't happen again.

Mayor Lauretti: These things happen because of people. People will come and go out of a neighborhood and things will change or things will stay the same and we don't do that anywhere else around the city and we have over 2,000 acres of open space that backs into residential areas and we don't do that. I think it becomes a little unsightly.

Alderman Anglace: It's different in this case in my opinion because we are dealing with an encroachment. We are dealing with people who went in and blatantly used our property for their benefit. I think it behooves us to ensure it doesn't happen again.

Mayor Lauretti: This happens all over the city. We get these complaints constantly and I don't think the rationale makes any sense. I think it's totally inconsistent with what we have done in the past.

Alderman McGorty: I just have a comment. Can someone please help me understand the encroachment that occurred and now we are looking to provide them this open space? I am just a little confused and if someone could take a minute or two to provide a little more detail that would be great.

Mayor Lauretti: So, these properties in particular, have very shallow backyards. One resident put a pool on the property line and there is supposed to be a set back when you put these things in. In the other cases I believe there is just landscaping and actually it's quite nice the landscaping. I am not sure I am going to lose any sleep over someone who wants to beautify a very small strip of city property that backs into 550 acres of open space. That's the long and short of it. One of the rational that I used with P&Z when this subdivision was put in, it was done under a PDD and there are specific requirements for square footage of lot sizes, which there should be, and while all these lots met the requirements, most of the land is in front of the house that is totally unusable because it's all rock and it's a cliff. When you put in a house of the magnitude of these places on Wesley Drive that sell for \$500k, \$600k and \$700k and they are four and five bedrooms why wouldn't you think that people will have kids and want amenities? In one place there is a playscape and a pool. In some places, in other parts of the city we have asked them to remove playscapes and remove sheds and they had to do that. In this case, I just think that Zoning should have given them a couple of extra feet in the backyard.

Alderman McGorty: Thank you. That provides some good color. I think my comment to that is if I am looking to purchase this property, I know what I am buying and I would imagine it's quite attractive to have a parcel up against open space knowing that no one will develop behind me and perhaps I would say it's worth it to have less of a front yard. I am not a big fan of the fact that they went into the open space and I kind of see John's point with that regard.

Mayor Lauretti: I don't think anyone disagrees that they can't do it and we shouldn't allow them to do it but I just think from a Planning standpoint we should have given it more consideration for houses of that magnitude. Quite honestly, when someone puts a playscape on a border, of either our property or someone else's property, we ask them to move it and they move it. Then when kids grow up and they don't use the playscape any longer and ten years later the playscape comes down and it's gone. The only thing I don't think we should do is ask them to put up a fence. Certainly, there should be some delineation there, but it can be done in other forms.

Attorney Teodosio: With regards to the discussion about how to identify the property line whether it be with a fence or no fence or some other means, surveyors use an item they call a

monument which is a very unobtrusive fixture that is put into the ground and you can't see it but you can find it very easily because it's bored into the ground.

Alderman Anglace: I totally accept that idea and I will modify the motion to read subject to deed restrictions and ensuring that nothing can be built in this area and that monuments be installed on the property line.

Seconded by Alderman McPherson.

Mayor Lauretti: We have a motion on the floor to modify the original motion and it has been seconded by Alderman McPherson. Another thing we could do, we could do a better job of signage in neighborhoods that abuse more than others identifying city open space or no trespassing or dumping, or say whatever needs to be said.

A voice vote was taken, the motion PASSED unanimously.

Alderman Anglace MOVED, per the favorable 8-24 referral from Planning and Zoning, to approve the sale of city property as shown on attached map for the purpose of resolving encroachment issues involving 45, 49, and 53 Wesley Drive subject to deed restrictions and ensuring that nothing can be built in this area and that monuments be installed on the property line. Further authorize Mayor Mark A. Lauretti to execute any and all documents necessary to effectuate the same.

A voice vote was taken, the motion PASSED unanimously.

B. 56 WESLEY DRIVE (REMOVED FROM AGENDA)

9.5 SALE OF CITY PROPERTY – ASSESSOR'S MAP 12 A, PARCEL 3 – ADJACENT TO 35 SAGINAW TRAIL

Alderman Anglace MOVED, per the favorable 8-24 referral from Planning & Zoning, to authorize the Mayor to pursue the sale of a .16-acre parcel of city property as shown on Assessor's Map 12 A, Parcel 3 located adjacent to 35 Saginaw Trail in Pine Rock Park.

Seconded by Alderman Simonetti.

Mayor Lauretti: For the benefit of everyone on the Board, there are a multitude of properties like this throughout the city. A lot of them are in this end of town, the Pine Rock Park area, the Coram Gardens area and up by Riverview Park. They are matchbook pieces of property that for some reason or another Planning and Zoning took back in the 40s, 50s, 60s and 70s as a requirement for the property owner to build a house for open space. They really have no value to the city. No value whatsoever, but they do have value to the people who own the property next to them because maybe they want to put in a garden or so on. They certainly can't build anything on it. Some of these things are all rock. Some of them are all water. Some of them are on a cliff. Some of them are very challenging and the city has liability if someone goes on these properties and gets hurt or if there is illegal dumping, then we get the call to go clean it up.

Sometimes you can't even get to these properties because you have to go through two neighbor's properties to get to it and you need the neighbor's permission. Over the years we have been trying to get these properties off of our books and get them in private hands and let them pay taxes on them and maintain them. The same thing would apply for Item 9.6.

A voice vote was taken, the motion PASSED unanimously.

9.6 SALE OF CITY PROPERTY – 0 FEDERAL ROAD – ASSESSOR'S MAP 44

Alderman Anglace MOVED, per the favorable 8-24 referral from Planning & Zoning, to authorize the Mayor to pursue the sale of city property known as 0 Federal Road on Assessor's Map 44 and located adjacent to 33-35 Twin Brooks Road and 11 Federal Road.

Seconded by Alderman Carloni.

A voice vote was taken, the motion PASSED unanimously.

10 – LEGISLATIVE – NEW

10.1 ITEMS TO PUBLIC HEARING

10.1 A AMENDMENT TO THE CODE OF ORDINANCES

- SEC. 4-35 OFFICER'S STIPENDS
- SEC. 4-29 ALLOWANCE TO COMPANIES
- SEC. 4-30 DEPUTY CHIEF; COMMUNICATIONS; ASSISTANT SUPERINTENDENT OF FIRE ALARMS – APPOINTED DUTIES AND RESPONSIBILITIES

PUBLIC HEARING TO BE HELD ON TUESDAY, AUGUST 24TH AT 6 P.M.

10.2 ACKNOWLEDGEMENT OF PARTNERSHIP BETWEEN THE CITY OF SHELTON & DERBY-SHELTON ROTARY CLUB – SHELTON DAY TO BE HELD OCTOBER 3, 2021

Alderman Anglace MOVED to authorize Mayor Mark A. Lauretti to sign an agreement between the City of Shelton and the Derby-Shelton Rotary Club to acknowledge the partnership between the City of Shelton and the Derby-Shelton Rotary Club during the Shelton Day activities to be held on Sunday, October 3, 2021.

Seconded by Simonetti.

Alderman Anglace: Just a suggestion. Can they put a little pizzazz into it? Someone told me that it's been losing interest and we need to put some pizzazz into it this year.

Mayor Lauretti: I do think that the new president of the Rotary Club has a different venue that hopefully meets your expectations. For the benefit of everyone listening. The City of Shelton fireworks are going to be on September 3rd which is the Friday of Labor Day Weekend.

A voice vote was taken, the motion PASSED unanimously.

11 - EXECUTIVE SESSION

11.1 A. REQUEST TO MOVE TO EXECUTIVE SESSION

Alderman Anglace MOVED to go into executive session and asked that Corporation Counsel and Assistant Corporation Counsel be included.

SECONDED by Alderman McPherson.

A voice vote was taken and the motion passed unanimously.

Alderman Simonetti MOVED to reconvene and noted that there were no votes taken in executive session.

SECONDED by Alderman McPherson.

A voice vote was taken and the motion passed unanimously.

11.1 PIOTROWSKI WORKER'S COMPENSATION

Alderman McPherson MOVED to approve the recommendation of Assistant Corporation Counsel with respect to the payments of Piotrowski's claim.

SECONDED by Alderman Anglace.

A voice vote was taken and the motion passed unanimously.

ADJOURNMENT

Alderman Simonetti MOVED to adjourn the Special Virtual Meeting.

SECONDED by Alderman McPherson.

A voice vote was taken and the motion passed unanimously. Meeting adjourned at 5:48 p.m.

Respectfully Submitted

Theresa Adcox

Theresa Adcox
Clerk, Board of Aldermen

DATE APPROVED _____ BY: _____
Mayor Mark A. Lauretti