



BOARD OF ALDERMEN REGULAR MEETING AGENDA
THURSDAY, SEPTEMBER 10 AT 5:30 P.M. IN THE AUDITORIUM
SHELTON CITY HALL, 54 HILL STREET, SHELTON CT

- CALL OF THE MEETING
- PLEDGE OF ALLEGIANCE
- ROLL CALL
- PROCLAMATION FOR ERIC MCPHERSON, FORMER VP OF BOA
- AGENDA ITEMS

MINUTES FOR APPROVAL

1. BOARD OF ALDERMEN REGULAR MEETING – AUGUST 13, 2026

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

REPORT OF THE MAYOR

REPORT OF THE PRESIDENT

6- LEGISLATIVE – OLD

6. ITEMS FROM PUBLIC HEARING
- 6.1 NO ITEMS

7 – FINANCIAL BUSINESS – OLD

- 7.1 NO ITEMS

8 - FINANCIAL BUSINESS - NEW

- 8.1 SEPTEMBER STATUTORY REFUNDS
- 8.2 GOVERNOR'S PREVENTION PARTNERSHIP AGREEMENT
- 8.3 WAIVER OF BID FOR TOP SOIL AT SHS
- 8.4 FUNDING FOR EQUIPMENT AT SHELTON HIGH SCHOOL FOOTBALL STADIUM CONCESSION STAND
- 8.5 TEMPORARY APPROPRIATION FOR THE REPAIR OF THE CLOCK ON HUNTINGTON GREEN
- 8.6 FUNDING FOR CROSSWALK ON LONG HILL AVENUE

2026 SEP - 3 P 3:02
CITY OF SHELTON
TOWN CLERK

8.7 APPROPRIATION FOR 276 LEAVENWORTH ROAD

8.8 RELOCATION OF EARLY VOTING SITE FOR NOVEMBER 3RD ELECTION

9 – LEGISLATIVE – NEW

9.1 ITEMS TO PUBLIC HEARING

9.1 A. NO ITEMS

9.2 ACKNOWLEDGEMENT OF PARTNERSHIP BETWEEN THE CITY OF SHELTON &
DERBY-SHELTON ROTARY CLUB – SHELTON DAY – 10/04/2026

10 - EXECUTIVE SESSION

10.1 REQUEST TO MOVE TO EXECUTIVE SESSION

10.1 NO ITEMS

PUBLIC PORTION

ADJOURNMENT

MINUTES FOR APPROVAL

1. MINUTES FOR APPROVAL

Move to waive the reading and approve the following meeting minutes:

1. BOARD OF ALDERMEN REGULAR MEETING – AUGUST 13, 2026

Minutes can be viewed on the city website: www.cityofshelton.org.

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

REPORT OF THE MAYOR

REPORT OF THE PRESIDENT

6– LEGISLATIVE – OLD

6 ITEMS FROM PUBLIC HEARING

6.1 NO ITEMS

7 – FINANCIAL BUSINESS – OLD

7.1 NO ITEMS

8 - FINANCIAL BUSINESS - NEW

8.1 SEPTEMBER STATUTORY REFUNDS

Move that the report of the Tax Collector relative to the refund of taxes for a total amount of \$23,211.36 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.

(Supporting documentation from the Tax Collector is on file with the agenda in the Town Clerk's Office)

8.2 GOVERNOR'S PREVENTION PARTNERSHIP AGREEMENT

Move to approve the agreement between the City of Shelton and The Governor's Partnership to Protect CT's Workforce, Inc., dba The Governor's Prevention Partnership, Inc., an initiative to reduce access to unused medications in the home, equip adults with tools to talk with youth and strengthen protective factors to keep them safe, in amount an amount of \$140,000 with funding to come from the Opioids Grant Fund Account #261-0000-410-80-75.

Further authorize Mayor Mark A. Lauretti and Corporation Counsel to execute any and all documents to effectuate the same.



AGREEMENT

This will serve as an agreement between The Governor's Partnership to Protect CT's Workforce, Inc., dba The Governor's Prevention Partnership, Inc. and/or referred to as ("GPP"), 361 Main Street, East Hartford, CT and the City of Shelton, 54 Hill Street, Shelton, CT ("The Community Partner") to provide a targeted, data-informed initiative designed to reduce access to unused medications in the home, equip adults with practical tools to talk with youth, and strengthen protective factors that keep young people healthy and safe.

TERM

The term of this agreement is from August 12, 2026 – March 30, 2027.

OVERVIEW

The initiative includes three integrated components:

Community Prevention Package

- Total distribution of 18,293 medication deactivation pouches with approximately 17,900¹ mailed to Shelton households.
- Potential removal of up to 855,000 unused pills from circulation.
- Community-wide prevention messaging, implementation support, and evaluation.

Public Education & Awareness Campaign

- Community-wide prevention branding and messaging.
- Public awareness efforts through media, digital outreach, social media, public service announcements, and community visibility materials.
- Positive, action-oriented messaging designed to encourage behavior change and community participation.

Youth Empowerment & Prevention Leadership

- Leadership and communications training for Shelton youth.
- Opportunities for Youth-to-Youth members to participate in statewide leadership initiatives.
- Trauma-informed training to strengthen peer support skills and equip youth leaders to respond appropriately when peers are struggling.

¹ This number will be finalized based on the most up-to-date mail list of Shelton residents and the remainder will be shipped for community distribution.

TOTAL INVESTMENT & PAYMENT TERMS: \$140,000

The full amount needs to be paid by August 30, 2026 to ensure the direct mail campaign hits Shelton mailboxes by November 2026.

Total Project Budget

Component	Amount
Prevention Starts with You™ Community Prevention Package	\$125,000
Public Education & Awareness	\$10,000
Youth Empowerment & Prevention Leadership	\$5,000
Total Investment	\$140,000

MAILING QUANTITY AND GEOGRAPHIC REACH

This Agreement provides for a total of 18,293 Prevention Starts With You™ kits. GPP's obligation is limited to this contracted quantity, regardless of the number of households or addresses within the Community Partner's intended service area. Pouches will first be allocated to direct-mail distribution; any remaining pouches will be available for community distribution.

The Community Partner is responsible for reviewing and confirming that the mailing quantity, ZIP codes, postal areas, and other geographic criteria accurately reflect its intended campaign reach before the mailing list is finalized. References to "town-wide," "city-wide," "community-wide," or similar terms describe the intended scope of the campaign and do not guarantee delivery to every household or address.

GPP is not responsible for addresses or areas omitted because applicable ZIP codes, postal communities, neighborhoods, or other geographic designations were not identified or verified by the Community Partner prior to mailing.

The Community Partner confirms that it accepts responsibility for verifying that the proposed mailing reaches its intended service area.

If additional households, ZIP codes, postal communities, neighborhoods, or other geographic areas are identified beyond the contracted mailing quantity, additional costs will apply and must be approved by the Community Partner before the mailing is expanded.

Community Partner Initials: _____

HOLD HARMLESS

To the extent allowed by law, The Community Partner covenants and agrees to indemnify and hold harmless GPP, their officers, agents and employees, their successors and assigns, individually or collectively, from and against all liability for any fines, claims, suits, demands, actions or causes of action of any kind and nature asserted by The Community Partner or by anyone else, for personal injury or death, or property damage in any way arising out of or resulting from the acts of The Community Partner's employees or agents in connection with the performance of this Agreement. The Community Partner shall not be liable for any injury, damage or loss occasioned by the sole negligence or willful misconduct of GPP, its agents or employees.

The Community Partner agrees to hold GPP harmless for any damages, including incidental and consequential damages, incurred by GPP resulting from The Community Partner's performance or failure of performance hereunder.

The Community Partner and GPP shall give prompt and timely written notice to each other of any claim made or suit instituted which, in any way, directly or indirectly, contingently or otherwise, affects or might affect the parties.

MODIFICATIONS, TERMINATION or EXTENSION

This agreement may be modified, including termination or extension by either party. All modifications, including termination or extensions of this agreement must be in writing and agreed to by both parties. Either party may terminate this Agreement, with or without cause, upon 30 days' written notice to the other party. GPP reserves the right to terminate this agreement at any time without notice due to funding, change in grant deliverables and/or in cases where The Community Partner is not adequately performing.

By signing below, the parties acknowledge their acceptance of this agreement.

Mark A. Lauretti, Mayor, City of Shelton

Date

Kelly Juleson, The Governor's Prevention Partnership
Co-President

Date



The Shelton Prevention Starts with You™ Proposal



May 12, 2026

Governor's Prevention Partnership

361 Main St. Suite 201, East Hartford, CT 06118

(860) 523-8042



The Shelton Prevention Starts with You™ Initiative



The Proposal

The Shelton Prevention Starts with You™ initiative is designed to create a branded, highly-visible, community-wide prevention strategy that empowers residents, engages youth, and provides practical tools to help reduce substance misuse before it begins. At an estimated investment of approximately \$7.65 per household, the initiative combines direct household outreach, public education, and youth leadership development to create a layered and sustainable prevention approach.

The core of the initiative is the **Prevention Starts with You™ Community Prevention Package**, which focuses on direct-to-home prevention outreach through the distribution of more than 18,000 drug deactivation and disposal pouches and prevention information to Shelton households and community partners, which can remove up to 855,000 pills from circulation. Additionally, this information empowers more than 17,000 households to remove medications from their medicine cabinets and have conversations with the young people in their lives.

This component is designed to reduce access to unused medications within the home while making prevention tangible, accessible, and actionable for residents. The package includes direct mail to all Shelton households, campaign branding and messaging, community distribution planning, implementation support, and evaluation and reporting. By combining household delivery with pouches for broader community distribution, Shelton can create a highly visible prevention initiative that breaks down barriers to access and empowers people to take immediate action.

Public Education & Awareness expands the reach of the campaign through coordinated messaging, media engagement, and public-facing education efforts. This component is intended to normalize prevention conversations and increase community awareness through earned media, digital outreach, social media promotion, public service announcements, and community visibility materials. The initiative emphasizes positive, action-oriented prevention messaging designed to empower residents and encourage participation rather than rely on fear-based approaches. Through strategic communications and broad community visibility, Shelton can position prevention as a shared community responsibility and create sustained engagement throughout the campaign.

GPP also proposes a **Youth Empowerment & Prevention Leadership** component that invests directly in Shelton youth by creating opportunities for leadership development, prevention advocacy, and civic engagement. This component is designed to elevate youth voice within the campaign while helping develop the next generation of leaders. Youth participants – particularly those involved in Shelton's Youth-to-Youth program -- would receive professional messaging and communications training, opportunities to contribute to prevention storytelling and awareness efforts, and access to statewide leadership opportunities through The Governor's Prevention Partnership Youth Advisory Board. The initiative also includes trauma informed training for approximately 20 Youth-to-Youth leaders to equip them with the skills to recognize signs of distress, respond with empathy and appropriate boundaries, and support peers navigating challenges at home, including parental substance misuse, in a way that promotes safety and connection.

Together, these components create a comprehensive prevention model that combines practical tools, public awareness, and youth leadership to strengthen Shelton's long-term prevention infrastructure and community engagement efforts.



Creating a Community-Wide Culture of Prevention

Prevention Starts with You™ provides Shelton with a rare opportunity to create a unique, branded initiative to address the opioid crisis.

This dynamic campaign helps embed prevention as part of everyday community life rather than limiting conversations to moments of crisis.

Consistent branding, messaging, and public engagement increase the likelihood that prevention messages are recognized, remembered, and acted upon by residents. It also creates opportunities to unify multiple prevention strategies under one umbrella, helping the community build momentum and sustain engagement over time.

By combining practical tools, public awareness, and community participation into a visible and coordinated campaign, Prevention Starts with You™ helps transform prevention from a standalone, passive effort into a broader culture of community responsibility and action where we can see behavioral change take place.

The goal is not simply to implement a prevention program, but to create a prevention culture that people can see, recognize, and participate in throughout the community.

A successful Prevention Starts with You™ implementation should not rely on a single distribution channel. Instead, it should intentionally layer wide direct-to-home outreach with community-based distribution to maximize reach and usage.

At its core, this initiative is about establishing prevention as something for everyone.

Wide-reaching direct mail is a game changing component of the initiative. It removes barriers to access and ensures consistent, equitable reach across the entire community, including households that may not be actively engaged in local events or services but who are still at risk. It eliminates capacity constraints, reduces reliance on staffing and shifting priorities, and guarantees that every household has the opportunity to take a simple, meaningful prevention step

Budget

Shelton Prevention Starts with You™ - \$7.65 per household

	INVESTMENT
Prevention Starts with You™ Community Prevention Package	\$125,000
Public Education & Awareness Initiative	\$10,000
Youth Empowerment & Prevention Leadership	\$5,000
	\$140,000



Budget Breakdown

Prevention Starts with You™ Community Prevention Package \$125,000

Community Distribution Strategy

- 18,293 Drug deactivation/disposal pouches (17,293 direct-mailed to all Shelton households, 1,000 for community distribution)
- Community saturation planning
- Distribution coordination

Direct-to-Home Outreach

- Mailing list acquisition and management
- Postage and fulfillment
- Direct mail coordination

Creative & Campaign Development

- Graphic design
- Shelton-branded campaign artwork
- Messaging development
- Print production coordination
- Spanish/English adaptation, if needed

Project Management & Administration

- Vendor coordination
- Municipal coordination
- Community partner engagement
- Timeline and implementation oversight

Reporting & Evaluation

- Distribution tracking
- Community engagement metrics
- Qualitative feedback collection
- Evaluation coordination
- Year-end reporting and recommendations

Strategic Consultation

- Prevention messaging guidance
- Launch planning support
- Community engagement consultation
- Public awareness strategy support



Budget Breakdown

Public Education & Awareness

\$10,000

Public Awareness Campaign Development

- Prevention messaging framework
- Community education strategy
- Public-facing educational materials
- Awareness campaign development

Earned Media

- Mailing list acquisition and management
- Postage and fulfillment
- Direct mail coordination

Paid Media

- Social media advertising
- Digital awareness advertising
- Geo-targeted community outreach
- Video and campaign promotion

Public Service Announcement (PSA) Campaign

- PSA scripting support
- Local leader and stakeholder participation coordination
- Video/message development guidance
- PSA distribution strategy

Community Visibility Materials

- Flyers and posters
- Digital graphics
- Community signage assets
- Municipal communication toolkit

Social & Digital Engagement

- Social media campaign assets
- Content calendar recommendations
- Community storytelling support
- Digital engagement toolkit



Budget Breakdown

Youth Empowerment & Prevention Leadership \$5,000

Youth Prevention Leadership Development

- Youth engagement and empowerment opportunities
- Prevention leadership participation and recognition
- Civic engagement and community leadership support
- Opportunities for youth voice and storytelling integration within the Shelton campaign

Messaging Development & Communications Support

- Youth-centered prevention messaging development
- Public speaking and message coaching
- Media and communications training
- Guidance on effective prevention storytelling and advocacy
- Youth-focused Training of Trainers on Prevention Starts with You

Statewide Leadership Opportunities

Opportunity for participating Shelton youth to engage with The Governor's Prevention Partnership statewide leadership initiatives, including:

- Participation opportunities on GPP's Youth Advisory Board
- Collaboration with youth leaders from across Connecticut
- Exposure to statewide prevention initiatives and leadership development opportunities
- Showcase Shelton PSWY at the 2027 Future Prevention Leaders Conference

Trauma Informed Training

Opportunity for Youth-to-Youth to participate in a trauma informed training to impact up to 500 students.

- Reduces the risk of unintentionally causing harm by ensuring responses are grounded in understanding, care, and best practices.
- Supports the wellbeing of peer leaders themselves by helping them process difficult conversations and avoid carrying emotional burdens alone.
- Reinforces an important prevention principle: caring, connected relationships with trusted individuals can serve as powerful protective factors for young people.

8.3 WAIVER OF BID FOR TOP SOIL AT SHS

Move, per the recommendation of the Director of Finance, to waive the bidding process for the sale of surplus top soil at SHS.

Note: Waiver of Bid letter to come



City of Shelton
Department of Public Works
54 Hill Street
Shelton, CT 06484-3207

Mike Kanios
Director of Public Works

Brian M. Fette
Assistant Superintendent of Public Works

Brian M. Roach
Superintendent of Public Works

Ph. (203)-924-9277
Fax. (203)-924-9961

To: BOA
Mayor Mark A Lauretti

September 3, 2026

Waiver of Bid Request

The Public Works Department respectfully requests a waiver of bid to sell topsoil stripped from the old High School soccer field making way for new turf field.

We ended up with an abundance of material, upwards of 8k yards of which a vendor has agreed to pay \$6.00 a yard for approximately 3k yards. Price may seem low but keep in mind they are buying unscreened material, and supplying trucking thus absorbing fuel costs, as well as man hours it would take to move that amount of material.

We have a stockpile at our compost site efficient enough for our needs. The remainder is above the upper baseball field at high school which needs to go to make way for a satellite location for SSTS vehicles.

Respectfully,

Brian M Roach

Cc: Mike Kanios
Brian Fette

8.4 FUNDING FOR EQUIPMENT AT SHELTON HIGH SCHOOL FOOTBALL STADIUM CONCESSION STAND

Move to appropriate an amount of \$4,299 for the purchase of equipment at Shelton High School Football Stadium Concession Stand with funding to come from Youth Programs Account #001-6100-624-7921.

1. Used Solid Door Reach-in Freezer	\$1,500
2. Used Beverage-Air Refrigerated Glass Door Merchandiser	\$700
3. Used Stainless Steel Floor Fryer	\$599
4. New Full Size Insulated Heated Holding/Proofing Cabinet	\$1,150
5. New Carnival King Commercial Popcorn Machine/Popper	\$350

New Renaissance Group LLC

702 Bridgeport Avenue Shelton, CT 06484

Phone: 203-923-4019

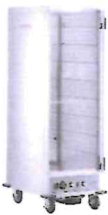
ANTHONY

ESTIMATE Number: NR-2726-0929

1 used **Pitco® NTG 35-40 lb. Stainless Steel Floor Fryer** **\$599**



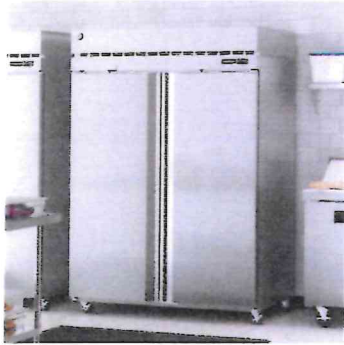
1 new **MainStreet Equipment CHP-1836I Full Size Insulated Heated Holding / Proofing Cabinet with Clear Door - 120V** **\$1150**



1 **NEW Carnival King PM30R Royalty Series 8 oz. Red Commercial Popcorn Machine / Popper - 120V, 1320W** **\$350**



Used 1 Hoshizaki F2A-FS 55" Solid Door Reach-In Freezer \$1500



1 USED Beverage-Air MT34-1-B 39 1/2" Marketeer Series Black Refrigerated Glass Door Merchandiser with LED Lighting \$700



Total merchandise \$ 4299.00

Freight Installation. \$ 00

Ct Tax \$ 273.00

Total \$ 4572.00

— city does not pay sales tax

8.5 TEMPORARY APPROPRIATION FOR THE REPAIR OF THE CLOCK ON HUNTINGTON GREEN

Move to appropriate an amount of \$28,980 for the repair of the clock on Huntington Green with funding to temporarily come from Contingency General Account #001-9900-900.99-00 with the account to be reimbursed by insurance.

THE VERDIN COMPANY
1118 PENDLETON ST. | SUITE 500 | CINCINNATI, OH 45202
TOLL FREE: (800) 543-0488 | VERDIN.COM

NEW POST CLOCK			QTY.	NOTES	
TWO-FACE			1	NEW FOUR DIAL CLOCK REPLACES THE EXISTING CLOCK SAME STYLE & DETAILS. NOW WITH IMPROVED CAST ALUMINUM HEAD FOUR DIAL POST CLOCK 24" DIALS BACKLIT- HEIGHT 12-7"	
FOUR-FACE	4M/ST2				
COURTYARD					
CUSTOM CLOCK					
CLOCK RESTORATION					
DIAL FACE	Roman				
CLOCK COLOR	Black				
ACCENT PAINTING	Gold				
CUSTOM HEADER	X	CITY OF SHELTON	1	ON ALL FOUR HEADERS	
BOTTOM PANEL SET					
RAISED LETTERING	X		52	RAISED LETTERING ON ALL FOUR HEADERS	
BRONZE PLAQUE					
CUSTOM LIGHTING					
GPS INTERFACE					
TOWN CRIER CARILLON with SPEAKERS				PLEASE NOTE, IF FOUNDATION OR FOUNDATION BOLTS WERE DAMAGED WITH THE ACCIDENT, THEY WILL NEED TO BE REPLACED BY THE CITY. WE WILL PROVIDE DRAWINGS FOR SITE	
OTHER OPTIONS					
INSTALLATION				Lead time for Verdin installation is approximately 30-45 days following shipment.	
FREIGHT				See Terms & Conditions below regarding customer responsibilities for electrical wiring, foundation, offloading, hoisting equipment, etc.	
EST. MANF. LEAD TIME					
Approx. 100 days from receipt of signed quote or PO, deposit, and approved drawings; lead times may vary depending on model purchased and Verdin production backlog.					
All delivery dates subject to final acceptance by The Verdin Co.			"X" Below To Accept Option	Option Cost	
			PRICING GOOD FOR 60 DAYS		
Option #1	OPTION TO ADD TOWNE CRIER CHIMES WITH MUSIC FOR ALL SEASONS (SECULAR) & WESTMINSTER HOUR OR 1/4 HR ADD		\$4,490.00	SUBTOTAL (excluding tax)*	\$28,980.00
Option #2				EST. TAXES (actual taxes added to final invoice)	
Option #3				50% DEPOSIT DUE WITH ORDER*	\$14,490.00
Payment Information			BALANCE DUE UPON SHIPMENT		\$14,490.00
Remit payment to: The Verdin Company, PO BOX 23129, Cincinnati, OH 45223-0129					
Purchaser responsible for sales tax, or must provide Verdin with tax exemption certificate. Payments by credit card subject to 3.5% processing fee.			*Add cost of accepted options to total purchase price and deposit.		

TERMS and CONDITIONS OF SALE

PURCHASE PRICE AND PAYMENT TERMS. Payment by Purchaser for the products specified on the Order Form (the Products) shall be made in U.S. dollars. Unless otherwise agreed to by the parties, payment terms are 50% deposit with Order, with the balance due upon shipment of the Products. Unless otherwise noted, Purchaser is responsible for sales tax, or must provide Verdin with a tax exemption certificate. Verdin will not begin production of Products until it has received the deposit.

CHANGE ORDERS. Verdin, in its discretion, may accept any additions, deletions, or changes to this Agreement without invalidating this Agreement, provided that such changes are authorized by a written change order signed by Purchaser and Verdin (the "Change Order"). Such Change Order shall specify any additional charges (or credits) to the Purchaser and the payment terms for such charges. The Change Order shall become effective only upon acceptance by an authorized Verdin representative.

VERDIN INSTALLATION. If Purchaser engages Verdin to install the Products, Verdin shall provide the labor and equipment necessary to complete the installation, except that Purchaser shall provide at its own expense the following items and services: (1) electric power, wiring, and connections for all Products provided by Verdin in accordance with specifications furnished by Verdin (this includes all final connections to terminal strips, mounting of electrical panels, or splicing of wires); (2) concrete pad or foundation as specified by Verdin; (3) off-loading and safe storage of the Products at the job site until the agreed date for installation; (4) safe and secure access to the areas where the Products will be installed; (5) cranes, lifts, or hoists required to move or install the Products, including third-party operators of such equipment; (6) permits, licenses, or engineering stamps as required by local law or regulation.

ADDITIONAL INSTALLATION FEES. If Verdin cannot install the Products on the scheduled date of installation because Purchaser fails to provide any of the items or services for which it is responsible (see "Verdin Installation") or for any reason other than the failure of Verdin to provide the Products in accordance with the terms of this Agreement, then Purchaser shall be responsible for paying the additional costs incurred by Verdin resulting from such delay, including labor costs, travel expenses, equipment rental, and storage costs. If a Verdin service technician is required to return to the job site at a future date to complete the installation, Verdin shall charge the Purchaser an additional fee for the installation services.

DELIVERY AND STORAGE OF PRODUCTS. Upon approval of drawings, Verdin will provide Purchaser with an estimated ship date for the Products. If Purchaser requests that Verdin delay shipment of the Products more than 30 days beyond the estimated ship date, Verdin will store the finished Products and charge Purchaser a storage fee of \$250.00 per month, plus a \$500 logistics fee for loading/offloading and transporting the Products to and from storage. Upon placement of the Products in storage, Verdin will invoice Purchaser for the balance of the Purchase Price (less storage fees), which Purchaser agrees to pay within 30 days. Applicable storage charges will be added to Purchaser's final invoice when Products are shipped.

LIMITED WARRANTY. Verdin warrants each Product to be free from defects in materials and workmanship for three years following the installation, provided that it is maintained in accordance with instructions provided by Verdin. Purchaser's exclusive remedy for any nonconformities or defects in the Products within the warranty period will be limited to the repair or replacement, at Verdin's discretion, of any nonconforming or defective Products upon examination of such Products by Verdin. Verdin shall have a reasonable time to repair or replace any nonconforming or defective Products, including the time for the manufacture of replacement Products or replacement parts for such Products. This warranty is not applicable to any damage caused by misuse, neglect, or natural disaster, such as lightning or fire. THIS WARRANTY IS IN LIEU OF ANY AND ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING BUT NOT LIMITED TO ANY IMPLIED WARRANTY WITH RESPECT TO MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE.

NO LIABILITY FOR DAMAGES. VERDIN IS NOT BE LIABLE FOR ANY INCIDENTAL OR CONSEQUENTIAL DAMAGES, INCLUDING, WITHOUT LIMITATION, DAMAGES FOR ECONOMIC LOSS OR LOSS OF PROFITS INCURRED BY PURCHASER IN CONNECTION WITH ANY BREACH OF THIS AGREEMENT BY VERDIN EVEN IF PURCHASER HAS BEEN ADVISED OF THE POSSIBILITY OF SUCH DAMAGES.

LATE FEE. Delinquent accounts that are unpaid for more than (45) days after issuance of a final invoice will bear interest at a rate of 1.5% per month, or 18% per year.

GOVERNING LAW. The parties agree that any dispute or default arising from this Agreement shall be governed by the laws of the State of Ohio, and each party agrees to submit to the jurisdiction and venue of the Circuit Court of Hamilton County, Ohio.

ENTIRE AGREEMENT. This Agreement constitutes the entire understanding between the parties and supersedes all prior representations or agreements.

Purchaser _____

Title _____

Signature _____

Date _____

Please sign and return **BOTH** pages of the order form.

By e-mail to:
orderadmin@verdin.com

By regular mail to:
The Verdin Co.
1118 Pendleton St., Suite 500
Cincinnati, OH 45202
ATTN: Order Processing

8.6 FUNDING FOR CROSSWALKS ON LONG HILL AVENUE

Motion and backup to come

8.7 APPROPRIATION FOR 276 LEAVENWORTH ROAD

Move to appropriate an amount of \$675,000 for the second payment of 276 Leavenworth Road with funding to come from

Note: Backup from June 30, 2026 BOA meeting is when first appropriation was made for \$675,000 with \$530,435 to come from aldermanic bonding and \$144, 565 to come from General Fund Surplus.

Boa Clerk

From: Boa Clerk
Sent: Wednesday, July 1, 2026 8:31 AM
To: Kellie Vazzano (k.vazzano@cityofshelton.org); Frances Freer (f.freer@cityofshelton.org); Fran Teodosio; Grace Zweig (g.zweig@cityofshelton.org); Lynne Piscitelli (l.piscitelli@cityofshelton.org); w.gally@cityofshelton.org; Elizabeth Saint John (e.saintjohn@cityofshelton.org); Valerie Douglas (V.douglass@cityofshelton.org); Alexandra Castro
Subject: 06302026 SPECIAL BOA FULL BOARD MEETING MINUTES - 3. PURCHASE OF 276 LEAVENWORTH ROAD

06302026 SPECIAL BOA FULL BOARD MEETING MINUTES

To: Kellie V., Fran F., Fran T., Grace Z., Lynne P., Wendy G., Elizabeth S., Valerie D., Alexandra C.,

3. PURCHASE OF 276 LEAVENWORTH ROAD

Alderman Simons MOVED to authorize the purchase of property located at 276 Leavenworth Road in the amount of \$1,350,000 to be made in two equal payments of \$675,000.

Further authorize the first payment in the amount of \$530,435 to come from aldermanic bonding pursuant to Section 7.16 of the City Charter and \$144,565 to come from General Fund Surplus.

Further authorize Mayor Mark A. Lauretti and Corporation Counsel to execute any and all documents to effectuate same.

Seconded by Alderman Simonetti.

Discussion:

Mayor Lauretti: So, at the last meeting, in the public portion, we had a pretty good discussion about this property. I would open it up for questions or comments.

Alderman Balamaci: I do have a comment, or a question. So, I know you want to buy it in its total, right, the 5.2 acres. I'm just curious in thinking forward, what is the intent with the buildings? Are you planning to do something for the City to own buildings and rent them out?

Mayor Lauretti: Well, I don't have the plans right now. So, I didn't realize that the greenhouses were taken down.

Alderman Balamaci: I heard Dan say that while you were speaking. I had overheard them talking.

Mayor Lauretti: In any event, there were two substantial greenhouses, as you know, Guy Beardsley sold vegetables up there and he was very good at it and for years I would get my vegetables. Here is an opportunity for that to come back. There is an educational component to that. There is also an opportunity to lease some of that land out if someone wanted to reconstitute his vegetable garden. We have two community gardens that are highly successful in this town. People like that sort of thing. I think it is kind of like a good release for them. There is plenty of parking. There are two other ancillary buildings on the site, one was a bakery. He's got equipment in there or a pizza oven and stoves and it was all compliant with the health department. Here is an opportunity for someone to come in there and establish something. I'm not going to dictate what should go there. I kind of like to leave that up to people in the public to decide what they think is a good opportunity to make money. And the property has any number of fruit trees on it. And the flowers are, I don't want to say breathtaking, but, you know when his daughter was there taking care of those flowers up there, it was kind of breathtaking. You know, when you go up there and, you know, you see the beauty of nature. So, then the house, look at the house. We have bought property before with houses on them. They are a pain in the you know what, they are a lot of work, but with the kind of rents we're getting today, I don't want to say it's a moneymaker because what I have done over the past five to eight years is kind of lease them to people who, some of them work for us at a lower price so that it's affordable, single parents with kids. I just think that we are in a position to be able to do that. We have had our problems with some of our tenants, but for the most part, we've got people who are paying.

Alderman Balamaci: So, are you leaning towards that idea because I'm kind of opposed to that? To having future rental properties on that property?

Mayor Lauretti: it would just be the house. I mean, we have got to do something with the house. It does have some historical significance. And when you let something sit there, we all know what happens to it. It attracts the wrong element. It deteriorates. It becomes as much of a problem as if you get a bad tenant.

Alderman Lizotte: Can we make sure that there's no other development on the property? What I mean is like extra housing, that is not farm related.

Mayor Lauretti: That was the whole point of this in not changing the zone. When you sell a portion of it and that person vacates for one reason or another, you don't know what the outcome is going to be. You don't know what the future is going to bring. You don't know in 10, 20 years from now. But when you're in control, you're in control and anything that's done with the property has to come before this Board. Whether it's us or someone else, it has to

come before this Board. This Board can buy this property and you can deed restrict it. Right now, you can deed restrict it for the current use. You can do a 99-year lease with someone for X amount of activities and that's it. So, you're in total control of the destiny of this property. As you know, we're about to close on that property up on Long Hill Avenue, two and a half acres, almost three acres. We're going to control the destiny there. So, I think we are in a position to do this and we should do it. We can't do it with everything, obviously, but these are two pieces that we can.

Alderman Simonetti: I'm glad to hear your comments on what we can do with the property after it's purchased. My comments that I got from the public and one guy took me on for an hour and a half at the gym yesterday was concerning this property very much that we maybe have an opportunity for someone to take the property and utilize for what it was being before, even a family member if possible.

Mayor Lauretti: Well, you know, I would have told him and you can relay this, I don't feel obligated to solve a family issue situation that didn't occur when family members were in control. But that doesn't mean that that can't happen. I just don't want to give people the wrong impression. I was a little taken aback by that whole situation and how some individual was trying to cherry pick people off the Planning & Zoning Commission and people off this Board and that's not the approach that we've taken when we buy land. When we buy land we buy it on behalf of the City and it stays with the City forever. People who live in this town will be able to enjoy this forever. 2,000 plus acres bought and paid for. I can go on and on and on but I know that the owner who is no longer with us is probably smiling down in appreciation for this.

A voice vote was taken and motion passed unanimously (7-0).

8.8 RELOCATION OF EARLY VOTING SITE FOR NOVEMBER 3RD ELECTION

Move, per the request of the Registrar of Voters Office, to relocate the early voting site from the Shelton Farmer's Market at 100 Canal Street to the Shelton Community Center at 41 Church Street, effective for the November 3rd election. Further, the City of Shelton opts to not have an additional early voting location.

Boa Clerk

From: Pete Pavone
Sent: Wednesday, September 2, 2026 4:24 PM
To: Boa Clerk; Kellie Vazzano
Cc: Janet Sabovik, Registrar of Voters, Shelton; Janet Sabovik, Registrar of Voters, Shelton; 'Peter Pavone'
Subject: ROV Request

Theresa, please add to the next Board of Alderman meeting agenda approval of the board of Alderman to allow the Registrar of Voters Office to have Early Voting and Same Day Voter Registration at the Shelton Community Center for the November 3, 2026 election.

Although this previously done for the August 11, primary, the Secretary of State office requires an additional approval for the November election.

The Secretary of State office advised us, that recent legislation that passed, that this will be the last year that this has to be done multiple times in one year. Per the Secretary of State in 2027 local lawmakers will only have to do one approval per year for primaries and elections.

Thank you,

Peter R Pavone
Janet Sabovik.

9 – LEGISLATIVE – NEW

9.1 ITEMS TO PUBLIC HEARING

9.1 A. NO ITEMS

**9.2 ACKNOWLEDGEMENT OF PARTNERSHIP BETWEEN THE
CITY OF SHELTON & DERBY-SHELTON ROTARY CLUB –
SHELTON DAY – 10/04/2026**

Move 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 4, 2026.



PROPOSED AGREEMENT

Office of the Mayor

Mark A. Lauretti
Mayor



Pursuant to the action of the Board of Aldermen of the City of Shelton on September 10, 2026, it is understood and agreed that the City of Shelton joins the Derby-Shelton Rotary Club in the presentation of Shelton Day to be held on Sunday, October 4, 2026.

Mark A. Lauretti
Mayor
City of Shelton

Sharon Herman
President
Derby-Shelton Rotary Club

Date: _____

Date: _____

10 - EXECUTIVE SESSION

10.1 REQUEST TO MOVE TO EXECUTIVE SESSION

10.1 REQUEST TO MOVE TO EXECUTIVE SESSION

10.2 NO ITEMS

PUBLIC PORTION

ADJOURNMENT
