

**EAST HAVEN TOWN COUNCIL  
REGULAR MEETING MINUTES  
TUESDAY, JUNE 2, 2015**

The East Haven Town Council held a regular meeting Tuesday, June 2, 2015, at 7:00PM at the East Haven Senior Center, 91 Taylor Avenue, East Haven, CT 06512.

Chairman Richard Anania calls the meeting to order at 7:00PM.  
He asks all to stand for the pledge of allegiance.

**Item #1**

Roll Call-11 present- 4 absent (Gravino, Palladino, Thompson Jr. and Badamo)  
A quorum is present.

**Item #2**

Approval of minutes from the May 5, 2015 Regular Meeting.

Councilman Joseph Santino makes a motion.  
Councilman Henry Butler III seconds the motion.  
Voice vote: all in favor-none oppose-none abstain. Motion carries.

**Item #3**

No correspondence.

**Item #4**

**Subcommittee Reports-**

- Public Safety-Councilman Robert Sand reports that he attended the Police Commissioners meeting at the Beach House and they approved an appeals process for parking violations. He says Attorney Zullo was there and can explain it in a little more detail. There were promotions that were going to be enacted, there is going to be movement among ranks with patrol positions open. They requested that the Civil Service create another testing for Grade C officers; they are filling the ranks in as they do the promotions. Town Attorney Joseph Zullo says he could elaborate or they can defer it until item #12 on the agenda which is the same thing. Councilman Joseph Santino adds that in terms of the parking down the Shore, there are still numerous "no parking from here to corner" signs that need to be put up that were promised to the people. As far as the painting of

the corners of the curbs that wasn't done either. He asks if the Town Attorney can send a letter to the Chief reminding him that this was promised to the people and it needs to be done. Attorney Zullo says the clerk can send a letter to the Chief or Board at the discretion of the Chairman, Chairman Anania says OK.

- Board of Education-Vice Chairman Robert Parente says it is the end of the school season. The Council will be presented a plan that was signed off by the Board of Education and is going before the Board of Finance then the Council. This will give them an idea of what they are looking at in terms of consolidation; they should be receiving it within a week for discussion/public comment. He saw the Wizard of Oz play at the high school; the drama club did a phenomenal job with it. Councilman Sand asks about the presentation from the Superintendent regarding the consolidation, is it scheduled for presentation to the Board of Finance? Councilman Parente says yes it is for Tuesday of next week.
- Parks/Rec-Councilwoman Judy Esposito says the ice at the rink is gone so they are starting with summer painting/repairs inside and out. The pool is up and running well with morning/night swimming, both having good numbers as well as a few weekly birthday parties. The summer day camp registrations are under way. The fence on the beach has been pulled up and replaced with an interlocking block wall. The East Haven Youth Hockey program is now 90% non-residents. The rate is changed from \$250 per hour to \$275; they were all in favor of that. A letter was going to be sent to Kevin White regarding the conditions of the parks, all the fields had high grass and the parking lines need to be painted. The next meeting they are going to discuss the parking stickers and the splash pad. Councilman Parente asks if/when Public Services was notified of those concerns because they have not received anything. He also adds that groups have been calling knowing that the new budget starts July 1<sup>st</sup> everyone is concerned about their stipend. The Council needs to sit down like they have promised themselves in the past and evaluate the stipend process, where the money goes and how it is accounted for by getting statements from these organizations. He's not saying the organizations don't deserve the stipend, some may do exactly as they should with the money given to them but they need to look at this making sure it is going towards the children of the Town who utilize these programs to help the parents. The pool is still an issue of concern. Councilman Santino says they requested it last time but got nothing and they were still given their stipends. Councilman Parente says they represent the various districts and should do their due diligence by having them come in with the books and look at their expenses and get to a comfort level for giving them the money. Councilman Butler III asks if it ever passed about the pool fees for anyone who rents it out. Councilwoman Esposito says it did pass for everyone who uses it as well as the people who have parties.

- Urban Renewal-no report
- Finance-no report

### Item #5

To consider and act upon a Resolution to provide the following tax refund (tabled from 5/5/ Meeting):

**Mark Pepin**

16 Roy St  
East Haven CT 06512

Acct./List: 20130484640 E/S 25144

Reason: Bill removed. Vehicle housed In New Haven

**TOTAL: \$ 817.80.**

No public comment.

- Town Attorney Joseph Zullo explains that at the discretion of the Chairman an item can be removed from the agenda at the request of a Department Head. The assessor has enacted a new procedure for obtaining proof of all personal property and tax refund requests because it was determined in this case that while it was properly removed from our Town, it was not yet added to New Haven. So we will keep it on our tax rolls for that year, assuming they will now come forward with the proof it is being taxed in New Haven.

Council comment:

- Councilman Sand asks the Tax Collector Lisa Basilicato about the form that was created from Mike Milici, did he confer with her to see that the form prompts the correct information for her.
- Mrs. Basilicato says up to this point she has not seen the form, she is sure when a refund comes through she will get the form.
- Councilman Sand says that's why he asked the question, to be sure the form will make it so that she can put in the proper information.
- Mrs. Basilicato looks over the form and says that this form would go to the taxpayer and then back to the assessor, it's not really a form that she would review. She just approves that the bill was paid and provides a proof of the payment to recommend the refund to the Council. As far as the proof as to whether or not the car belongs here or there, the assessor would handle the paperwork. If they want a refund they should give her a copy of it.

**Chairman Anania removes item #5 from the agenda.**

**Item #6**

To consider and act upon a Resolution ratifying and authorizing Mayor Joseph Maturo, Jr. and/or his Designee to sign a collective bargaining agreement between the Town of East Haven and the East Haven Supervisors Union, Local 818, Council #4 AFSCME AFL-CIO.

*NOTE: To be considered in executive session pursuant to C.G.S. 1-210(b)(9) – “Records, reports and statements of strategy or negotiations with respect to collective bargaining.”*

Councilman Ken Mckay makes a motion to enter into executive session with Frank Gentilesco, Paul Rizza, Attorney Zullo, Sal Brancati and Owen Little  
Councilman Parente seconds the motion.

Voice vote: all in favor-none oppose-none abstain. Motion carries.

Executive session begins at 7:15PM.

Councilman Butler III makes a motion to end executive session.

Councilman Vincent Spaduzzi seconds the motion.

Voice vote: all in favor-none oppose-none abstain. Motion carries.

Executive session ends at 7:38PM.

No public comment.

Councilman Santino makes a motion on the resolution.

Councilman Mckay seconds the motion.

Roll call vote: all in favor-none oppose-none abstain. Motion carries.

**Item #7**

To consider and act upon a Resolution accepting the Suspense List for Tax Collection for the 2014-2015 fiscal year in the total amount of \$266,684.21 and authorizing the Tax Collector to place said accounts on suspense.

**A resolution accepting the Suspense List for Tax Collection for the 2014-2015 fiscal year in the total amount of \$266,684.21 and authorizing the Tax Collector to place said accounts on suspense.**

**BE IT RESOLVED** that the Town Council hereby accepts the Suspense List for Tax Collection for the 2014-2015 fiscal year in the total amount of \$266,684.21 as presented by the Tax Collector;

**BE IT FURTHER RESOLVED** that the Tax Collector is authorized to place said accounts on suspense according to the following:

2013 Motor Vehicle Grand List	\$2,671.68
2013 Personal Property	\$3,494.42
2012 Motor Vehicle	\$214,231.84
2012 Supplemental Motor Vehicle	\$40,475.57
2012 Personal Property	\$2,726.71
2011 Personal Property	\$1,252.23
2010 Personal Property	\$678.05
2009 Personal Property	\$311.88
2008 Personal Property	\$461.58
2007 Personal Property	\$60.32
2004 Personal Property	\$319.93
<b>Total FY 204-2015</b>	<b>\$266,684.21</b>

Councilman Santino makes a motion.

Councilman Sand seconds the motion.

No public comment.

Council comment:

- Councilman Sand asks Mrs. Basilicato about the motor vehicle for 2012 for \$214,231.84, is that money that is owed through leasing companies? A lot of the payments that come in are from the financial companies making the payment.
- Mrs. Basilicato says no this is the entire grand list that is unpaid right now for that year. She shifts it over to suspense while still actively collecting it, trying to catch it at motor vehicle and by sending letters out. At this time next year they will then shift it over to a collection agency, this is how she stays organized and also does not pick and chose what account to put over, she shifts over the entire list.
- Councilman Sand says that number is usually pretty consistent. Mrs. Basilicato says yes and she does this every year because it has to be off the books before June 30<sup>th</sup>. In the past is has been a higher number because they are doing better with collections.
- Councilman Sand says he was asking who is at fault, is it the leasing company not following up, is the \$214,000 from corporate financing companies?

- Mrs. Basilicato says it is just general taxpayers. The leasing companies pay all of their taxes.
- Councilman Butler III says it could be someone who moves out of state, died, etc. who hasn't paid.
- Mrs. Basilicato says its people who have not responded to her letters; motor vehicle hasn't picked them up, etc. This is a list of accounts where she feels she has exhausted all efforts to collect and she is at the point where she wants to turn it over to a collection agency. She takes the whole list rather than picking one or two people.
- Councilman Sand thanks her for answering the question that it is from our taxpayers.

Roll call vote: all in favor-none oppose-none abstain. Motion carries.

### **Item #8**

To consider and act upon a Resolution authorizing and approving a tax abatement with regard to property located at 97 Hemingway Avenue (Rear), East Haven, Connecticut as follows:

#### **Town of East Haven**

Unique ID: G0123300

Acct./List: 2003-2013 (see attached)

Reason: Land acquired by foreclosure in 2012

**TOTAL: \$25,749.66**

Councilman Mckay makes a motion.

Councilman Butler III seconds the motion.

No public comment.

Council comment:

- Councilman Fred Parlato asks if this piece of property is the 4acre site in the rear of 97 Hemingway Ave where there is a sign that says 4acres for development. He hopes this is not the same property.
- Attorney Zullo says no, this is where the apartments are on the left hand side; it is a piece of land behind the house next to those apartments. They were foreclosing on this and the apartments had a parking/land easement over this lot that was essential to their site plan approval. They named the complex in the foreclosure action and it was deemed a title defect. They got paid about \$40,000 to withdraw the suit against the apartment complex because they didn't want their parking easement foreclosed out. They collected the bulk of this account. For the most part this area is just wetlands, unbuildable unable to be developed.

- Councilman Sand says he looked this up on Google Earth and it is interesting because the land trust has land in the same area, further up the street behind 155 Hemingway Ave. 2<sup>nd</sup> Ave, which is a paper street, gives them access into that area. The state owns a couple of lots in between this parcel and the land trust's. He would like it to be known that the land trust would be interested in acquiring this as a portion to try and connect at some time down the road. They looked at the parking easement, it is in perpetuity according to the land, it is not something that can be removed and it is not significant to that land.
- Attorney Zullo says that is correct but if the land trust did take it it would still take it subject to that easement.

Roll call vote: all in favor-none oppose-none abstain. Motion carries.

### Item #9

To consider and act upon a Resolution authorizing and approving a tax abatement with regard to property located at 52 Garrup Avenue, East Haven, Connecticut as follows:

#### **Town of East Haven**

Unique ID: S0335800

Acct./List: 2005-2013 (see attached)

Reason: Land acquired by foreclosure in 2011

**TOTAL: \$11,859.88**

Councilman Santino makes a motion.

Councilman Spaduzzi seconds the motion.

No public comment.

Council comment:

- Councilman Sand says he couldn't find Garrup Ave on the map, but discovered it is off of Mclay Ave, but he could not determine the exact property in the cul-de-sac.
- Attorney Zullo says it is not the cul-de-sac when you go right. If you came onto Mclay from Laurel on the left is actually where the paper street begins and it kind of runs parallel to Laurel and would connect to Grannis. This was a set of lots originally owed by East Haven Realty and a couple others. Taxes accrued on them, the Town sold tax liens to a group of investors who bought them; the catch was the Town was smart. Generally when the Town sells tax liens those liens remain superior to any future tax liens, well the Town reversed it and put a specific condition in the sale that said any future liens would be superior to these liens. So that when the taxes went unpaid, they would be able to foreclose and take the property back. This is the first of many they will see of the Town re-acquiring all of these parcels and it will be up to the Town as to what they want to do. He knows one other developer owns land in there, they have started foreclosure on some of the lots in this area that abut Grannis St, which as they

take them they are buildable the next day. If they want to sell them, they may actually make a little money. It's not costing the Town anything and hopefully they will eventually be made useful.

- Councilman Sand says years ago this came up, there were issues with getting clear deeds, which was the risk involved in it. This is culminating now and coming back.
- Attorney Zullo says he was in the appellate court once on the issue of title in one of these cases. The process of foreclosure will extinguish anyone else's rights with the property and the Town has the right, you do establish a right of clear title with this process.
- Councilman Sand says he knows that was a hang-up on one of the last ones, the developer thought they could do that and took a chance.
- Councilman McKay says one of the owners of these properties lived in Virginia and that's why someone had to chase them to figure the property out to get it off the books.

Roll call vote: all in favor-none oppose-none abstain. Motion carries.

#### **Item #10**

To consider and act upon a Resolution authorizing and approving a tax abatement with regard to property located at 44 Massachusetts Avenue, East Haven, Connecticut as follows:

##### **Town of East Haven**

Unique ID: Q0006000

Acct./List: 1998-2009 (see attached)

Reason: Land acquired by foreclosure in 2009

**TOTAL: \$14,545.58**

Councilman Sand makes a motion.

Councilman McKay seconds the motion.

- Attorney Zullo says that this foreclosure happened before he got here but from the research he did, this property was owned by a homeowner's association, it is a park. The association was responsible for paying taxes on it, they went unpaid so the Town foreclosed. So now the Town owns another park and needs to abate the taxes on it, it is up to the Town whether or not they want to maintain it or not.

No public comment.

Council comment:

- Councilman Santino says they have been maintaining it for years anyway.
- Councilman Sand says the park is not completely in East Haven.



- Attorney Zullo says he believes that is correct, the rear portion is in New Haven so they foreclosed on the portion that is in East Haven. He will look into whether there is a tax bill for the portion in New Haven because if there is they would have to work it out with them.

Roll call vote: all in favor-none oppose-none abstain. Motion carries.

### **Item #11**

To consider and act upon a Resolution authorizing and approving a tax abatement with regard to property located at 19 Hamilton Street, East Haven, Connecticut as follows:

#### **Town of East Haven**

Unique ID: W0168300

Acct./List: 1998-2013 (see attached)

Reason: Land acquired by foreclosure in 2013

**TOTAL: \$13,929.38**

Councilman Santino makes a motion.

Councilman Sand seconds the motion.

No public comment.

Council comment:

- Councilman McKay asks where this is?
- Councilman Sand says it is near DC Moore School.
- Attorney Zullo says that is correct, it is land that is not buildable and there is no prospect that they will ever be selling it and as a result they want to abate the taxes.
- Councilman Sand says when he looked it up he called Lisa because he could not find it and it was determined it is down by DC Moore School.
- Attorney Zullo says another thing about this process that is good in some respects is that we are getting money and acquiring property and selling it. One of the things these accounts do is distort the grand list and the delinquent tax collection rate because there are these large outstanding numbers but they are not truly collectable. They try to do a couple a year to try and clean these up, as they clean them up you will see more accurate grand list collection numbers and delinquent tax collection numbers because all of these properties in limbo won't exist anymore so it will help them be more accurate.

Roll call vote: all in favor-none oppose-none abstain. Motion carries.

Councilman McKay makes a motion to move item #16 forward.

Councilman Sand seconds the motion.

Voice vote: all in favor-none oppose-none abstain. Motion carries.

**Item #16**

To consider and act upon a Resolution to provide the following tax refund (tabled from 5/5/ Meeting):

**Ally Financial**  
**Louisville PPC**  
 P.O. Box 9001951  
 Louisville, KY 40290-1951

Acct./List: 2013-03-0072038  
 Reason: Vehicle sold 10/17/13

**TOTAL: \$624.52**

Councilman Santino makes a motion.  
 Councilman Butler III seconds the motion.

No public comment.

Council comment:

- Councilman Santino says he met with Mike Milici because he didn't understand it because he always understood that if the vehicle is owned as of October, the taxes are paid on it.
- Mrs. Basilicato says yes if you own it October 1<sup>st</sup> but if you get rid of it before July 31<sup>st</sup> of the following year and don't transfer the plates to another car you are entitled to a correction.
- Councilman Santino says right so they charged for the one-month.
- Mrs. Basilicato says yes they basically only paid one month; they paid in full in July so they refunded it.

Roll call vote: all in favor-none oppose-none abstain. Motion carries.

**Item #12**

To consider and act upon a Resolution setting a public hearing date and time to discuss "An Ordinance Amending Chapter 11, Article II, Division 1 of the East Haven Code regarding Stopping, Standing, and Parking." The public hearing shall take place on July 7, 2015, at 7:00PM, at the East Haven Senior Center, 91 Taylor Avenue, East Haven, Connecticut.

Councilman Mckay makes a motion.  
 Councilman Santino seconds the motion.

No public comment.

Council comment:

- Chairman Anania explains that they did do this already but they did not do an appeals process so that's what the public hearing is for. For when someone gets a ticket there will then be an appeals process.

Roll call vote: all in favor-none oppose-none abstain. Motion carries.

### **Item #13**

To consider and act upon a Resolution, pursuant to Chapter III, Section 8, of the East Haven Town Charter, adopting the recommendation of the Mayor to appoint the firm of Cohn Reznik to audit the books and accounts of the Town for the fiscal year ending June 30, 2015.

Councilman Santino makes a motion.

Councilman Mckay seconds the motion.

No public comment.

Council comment:

- Councilman Michael Riolino asks if this goes through the bidding process.
- Attorney Zullo says it is a professional service.
- Finance Director Paul Rizza says this is the same company they have used for the past 7-8 years; they have changed names twice in that time. The fee of \$83,500 is split between the Town and the Board of Education equally. This is \$250 less than the audit from January. They started somewhere around \$38,000 so over time they haven't gone up very much.
- Councilman Riolino asks if they do things electronically or are they gathering massive amounts of paper.
- Mr. Rizza says over the years a lot has changed, they are doing a lot more with electronic data; they have assisted the Town in giving them program spreadsheets that they fill out and send back. They do spend a lot of time, especially at the end of this month and into July. They do spend about 3 days in the tax office and assessor's office going over their data. He feels it is good value and the quality of work is excellent. They are familiar with the Town and the Town is familiar with their personnel so they are not working with strangers.

Roll call vote: all in favor-none oppose-none abstain. Motion carries.

### **Item #14**

To consider and act upon a Resolution setting a Public Hearing date and time to discuss an "Ordinance Authorizing the East Haven Public Schools to extend an existing Lease Agreement with GE Capital to fund technology projects for FY 2015-2016." The

public hearing shall take place on July 7, 2015, at 7:00PM, at the East Haven Senior Center, 91 Taylor Avenue, East Haven, Connecticut.

Councilman Santino makes a motion.  
Councilman Butler III seconds the motion.

No public comment.  
No Council comment.  
Roll call vote: all in favor-none oppose-none abstain. Motion carries.

### **Item #15**

To consider and act upon a Resolution Waiving the Town Charter's Competitive Bidding Requirements in Connection with the Town's Purchase of Excess Liability Insurance and Fire/Property Insurance.

#### **A Resolution Waiving the Town Charter's Competitive Bidding Requirements in Connection with the Town's Purchase of Excess Liability Insurance and Fire/Property Insurance**

**WHEREAS**, the Town of East Haven wishes to obtain/purchase excess liability insurance and fire/property insurance for the 2015-2016 FY;

**AND WHEREAS**, for the past three years, only one bidder (each year) has responded to the Town's solicitations to bid on the Town's excess liability insurance and fire/property insurance through the competitive bidding process;

**AND WHEREAS**, the Finance Director has obtained quotes from our current vendors for these services which, if accepted by the Town, would result in a \$167,374.00 dollar savings to the Town for the 2015-2016 FY;

**AND WHEREAS**, Chapter 6, Section 4(C) of the East Haven Town Charter provides that certain goods and services shall be obtained by competitive bidding;

**AND WHEREAS**, the Town Charter's bidding requirements may be waived by two-thirds of the members present and voting;

**AND WHEREAS**, the Finance Director recommends that the Council waive the competitive bidding requirement to allow the Town to obtain these services;

**NOW THEREFORE**, be it **RESOLVED** by the Town Council of the Town of East Haven that any competitive bidding requirements associated with the Town's purchase of excess liability insurance and fire/property insurance for the 2015-2016 FY are hereby waived.

**BE IT FURTHER RESOLVED** that this bid waiver shall expire on October 1, 2015.

Councilman Santino makes a motion.  
Councilman Spaduzzi seconds the motion.

No public comment.  
Council comment:

- Chairman Anania says this bidding is being waived for two reasons, one is because it is the only company who sent a bid in and two is that it is a big savings.
- Councilman Santino asks if this is a company or just an agent.
- Mr. Rizza says USI is the agent, separate from Zurich.
- Councilman Sand refers to the last page, the previous year's marketing results it says "incumbent carriers were the sole respondents by the bid deadline. Other carriers commented they either needed more time to thoroughly review and underwrite the account, or were hesitant to quote an account that bids annually." He asks how much time they needed.
- Mr. Rizza says roughly a year because if they had no experience with us, they wanted 10 years of claim information especially with our buildings/schools, which are all insured under the same insurance policy. Some like to tour every building especially when there are over structures which most of ours have. Going back over the past 3 years, companies don't want to bid coastal Towns because of the possibilities of hurricanes/flooding, which we fall in the category of. The market in New England is very stringent so we don't get a lot of bidders because most municipal buildings are old. With our property insurance we have had some claims in the schools with water pipes and things of that nature. They weren't large payouts but we had a number of claims, which works against us. USI went back to the concurrent companies to see where they are in the marketplace before they bid and then they came back with these two quotes. 3% increase is good considering we had 3 claims in three years, so that worked in our favor. We will have to see how the track record is next year, this is the first time that he can remember that they didn't even get to the start of the year and are already saving money. Getting \$167,000 is a nice number to start with in our back pocket in case something happens.

Roll call vote: all in favor-none oppose-none abstain. Motion carries.

#### **Item #17**

Adjournment of Regular Meeting.

Councilman Santino makes a motion.

Councilman Spaduzzi seconds the motion.

Voice vote: all in favor-none oppose-none abstain. Motion carries.

Meeting is adjourned at 8:14PM.

Respectfully Submitted,

Danelle Feeley, Clerk, East Haven Legislative Town Council