

FINAL

**CITY OF NORWALK  
THIRD TAXING DISTRICT  
REGULAR MEETING  
JUNE 3, 2013**

**ATTENDANCE:** Paul Kokias, Chair; Charles Yost, David Brown

**STAFF:** James Smith, General Manager; Ron Scofield, General Manager.

**OTHERS:** Deborah Goldstein, Amanda Brown

**CALL TO ORDER.**

Mr. Kokias called the meeting to order at 7:00 p.m. A quorum was present.

**PUBLIC COMMENT.**

There was no one present who wished to comment at this time

**MINUTES OF MEETING.**

**Minutes of the May 5/13/13 Meeting.**

**\*\* MR. BROWN MOVED TO APPROVE THE MINUTES OF THE MAY 13, 2013 MEETING.**

**\*\* MR. YOST SECONDED.**

**\*\* THE MOTION TO APPROVE THE MINUTES OF THE MAY 13, 2013 MEETING AS SUBMITTED PASSED UNANIMOUSLY.**

**Minutes of Special Meeting 5/16/13.**

**\*\* MR. BROWN MOVED TO APPROVE THE MINUTES OF THE MAY 16, 2013 SPECIAL MEETING.**

The following corrections were noted:

Page 2, under **Discussion on Energy Conservation Project**, number 3: please change the following from “as of April 30<sup>th</sup> @ 125.000 (\$50 k for potential solar projects)” to “as of April 30<sup>th</sup> @ \$125,000 (\$50 k for potential solar projects)”

Page 3, paragraph 1, line 2: please change the following from “with the IOU and other” to “with the CL&P Investor Owned Utility (IOU) and other”

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**\*\* MR. YOST SECONDED.**

**\*\* THE MOTION TO APPROVE THE MINUTES OF THE MAY 16, 2013 SPECIAL MEETING AS CORRECTED PASSED UNANIMOUSLY.**

**GENERAL MANAGER'S REPORT.**

**Fitch Street / Cervalis Project** - There will be some "spoils" (soil removed from excavation and excess). Mr. Smith said that the Siting Council had concerns about where the stockpile of spoils would be placed. The corrected drawings have been sent back to the Siting Council for approval.

Mr. Smith passed out copies of the ground breaking flyer to the Commissioners. A date for the ground breaking has not been confirmed at this time. The project is now approximately 50% completed. The next step will be the actual construction.

The Cervalis project has progressed to the point of pulling the cable in from Norden's. The power should be on by mid-June. Mr. Brown asked if any of the current excavation on Strawberry Hill was due to this project. Mr. Smith said that it was not.

**Patriot Bank** - The attorneys are continuing to work on the commitment letter and the closing documents.

**Website/Marketing** - Jumar is working on developing the website. Logo concepts and tag lines are being prepared for presentation to the Commission. Mr. Smith said that he was continuing to work on some sponsorships. Booths are being rented. Mr. Yost said that there would be more information this week.

**Rate study** - Mr. Smith spoke to Mr. Lund about the rate study. All the information they requested has been provided. Mr. Smith said that he would like to set up a meeting with the group to discuss the preliminary findings.

**DISCUSSION/ANALYSIS OF FINANCIAL STATEMENTS.**

Mr. Smith directed everyone's attention to page 9 of the information packet. He proceeded to review the details of the finances with the Commissioners. FEMA is in the process of issuing reimbursement checks to the Taxing District. These amounts will be charged back against the storm expenses. Mr. Smith said that he has worked hard to leave the fuel adjustment at 6.6¢ by controlling the expenses.

A two million dollar payment will be wired to the Taxing District from CMEEC in the very near future. These funds will be segregated into a special account for the Cervalis project.

Mr. Smith pointed out that the Norden project was beginning to generate income. This has to do with the conditions in the forward markets. The units have been tested and maintained.

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**FOLLOW UP ON ROWAN STREET PROPERTY.**

Mr. Smith said that last month the Commission had discussed potentially purchasing the 18 Rowan Street property. He then updated the Commission on the status of potentially obtaining a zoning permit. Any storage could only be done on the rear portion of the parcel. Discussion followed about the details.

**REPAIR OF PARKING LOT ENTRANCE.**

Mr. Scofield directed everyone's attention to the memo in the information packet regarding the repair of the entrance to the parking lot. Two quotes have been submitted for the repair of this. Discussion followed about the potential water collecting in the parking lot and various vehicles scraping over the speed bump.

Mr. Kokias said that this was the first time that he had heard about this problem in the last six years. He stated that he was not in favor of spending the money to remove the speed bump.

Mr. Brown said that \$3,775.00 was a relatively small amount of money in the overall scheme of things and that the TTD should fix the problem now that they are aware of it. Discussion followed.

**\*\* MR. BROWN MOVED TO APPROVE THE \$3,775.00 QUOTE FROM NADO AND SONS TO MAKE THE REPAIR TO THE PARKING LOT ENTRANCE AS OUTLINED IN THE MEMO DATED MAY 21, 2013.**

**\*\* MR. YOST SECONDED.**

**\*\* THE MOTION PASSED WITH TWO IN FAVOR (BROWN AND YOST) AND ONE OPPOSED (KOKIAS).**

*Mr. Kokias left the meeting at 7:55 p.m. Mr. Yost took over as Chair.*

**DISTRIBUTION OF 5 YEAR CAPITAL BUDGET.**

Mr. Smith then distributed copies of the 5 year Capital Budget. He reviewed the figures with the Commissioners. This budget will need to be discussed after the first of July. Mr. Brown asked where the figures had come from. Mr. Smith replied that the technical figures had come from catalogs, or IT catalogs for the computers. Mr. Yost pointed out that the City of Norwalk uses the same system. Mr. Smith said that the figures for the later years are projections. The next step would be a cash flow forecast in order to determine whether the District can afford to fund the various projects.

By doing a five year Capital Budget, the projects can be scheduled for the future. Mr. Smith said that he would be developing the cash flow forecast for the Commissioners in the coming week. It will be important to refresh the equipment to maintain efficiency. The figures for 2013-2014 are real.

City of Norwalk  
Third Taxing District  
Regular Meeting  
June 3, 2013

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**EXECUTIVE SESSION.**

**\*\* MR. BROWN MOVED TO ENTER IN TO EXECUTIVE SESSION to DISCUSS COLLECTIVE BARGAINING ISSUES, MAPLEWOOD AND A PERSONNEL ISSUE.**

**\*\* MR. YOST SECONDED.**

**\*\* THE MOTION PASSED UNANIMOUSLY.**

The Commissioners, Mr. Scofield, Mr. Smith and Attorney Christopher Hodgson entered into Executive Session at 8:16 p.m. They returned to public session at 9:35 p.m. There was no action taken in public session.

**ADJOURNMENT.**

**\*\* MR. BROWN MOVED TO ADJOURN.**

**\*\* MR. YOST SECONDED.**

**\*\* THE MOTION PASSED UNANIMOUSLY.**

The meeting adjourned at 9:35p.m.

Respectfully submitted,

Sharon L. Soltes  
Telesco Secretarial Services