

FINAL

THIRD TAXING DISTRICT
of the City of Norwalk
Commission Meeting
February 28, 2022

ATTENDANCE: Commissioners: Johnnie Mae Weldon, Chair; Michele Sweeney

STAFF: Kevin Barber, General Manager;
Ron Scofield, Assistant General Manager/District Clerk

OTHERS: Peter Johnson, CMEEC Ratepayer Representative

CALL TO ORDER

Commissioner Weldon called the meeting to order at 6:32 p.m. A quorum was present.

**** COMMISSIONER SWEENEY MOVED TO SUSPEND THE RULES TO MODIFY THE AGENDA OF MONDAY, FEBRUARY 28, 2022 AND ADD AN AGENDA ITEM TITLED EXECUTIVE SESSION – REAL ESTATE – 213 EAST AVENUE – CGS-1-200(6)(B) AND CGS-1-200(6)(D) AND BECOME ITEM #6.**

**** COMMISSIONER WELDON SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

PUBLIC COMMENT

No one from the public was in attendance to comment.

MINUTES OF MEETING

January 24, 2022 Regular Meeting

**** COMMISSIONER SWEENEY MOVED TO APPROVE THE MINUTES OF JANUARY 24, 2022 REGULAR MEETING.**

**** COMMISSIONER WELDON SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

DISCUSSION/ANALYSIS OF FINANCIAL STATEMENTS/KEY PERFORMANCE INDICATORS

Mr. Barber reviewed the Financial Highlights with the Commission for the month of January 2022. Total Income is \$5,717,533 versus \$5,225,982 for last year, a difference of 9.41%. Total Expense is \$5,922,446 versus \$5,390,771 for last year, a difference of 9.86%. Net Income before Rate Stabilization is (\$210,127) versus \$227,770 from last year or a difference of (192%). Net Income after Rate Stabilization is (\$184,086) versus \$25,964 for last year, a difference of (809%).

Total cash balance on hand is \$7,585,394. Of this, the Capital Improvement Fund is \$2,636,406. Current outstanding principal balance with CMEEC is \$3,777,661. Current Fiscal Year Capital additions to date is \$238,301.

Mr. Barber reviewed the P&L for the Electric Department. Income for the month of January 2022 is \$967,466.60 which is \$41,052.40 under budget. Purchased Power (555-00) for the month of January 2022 is \$570,579.16 and over-budget by \$125,407.16 for the month. Operating Expenses for the month is \$329,619.97, which is \$78,943.10 under budget.

The P&L for the District continues to be in good shape. The Matching Fund for the Library was completed in the third quarter and the variance will even out by year-end.

KPI's: They remain in good shape.

RSF: The current balance of the RSF (Rate Stabilization Fund) is \$3,986,847, which is still above the target. The projection has the RSF going below the targeted amount in approximately four years. This is due to the cost of power which is expected to spike up and down over the next five years.

Accounts Receivable: Overall, TTD is doing very well. The greater than 90 days open balances is \$39,277 which is 4.4% of the overall balance.

ENIA FOLLOW-UP DISCUSSION

Mr. Barber received a call from Sylvia Archibald, Director of the East Norwalk Library, to inform him that the letter about the elimination of the Matching Fund Program was received. After a brief discussion between Mr. Barber and Ms. Archibald about the program, Ms. Archibald asked if Mr. Barber and/or the Commission would please attend a future Library Board meeting to discuss the matter. Mr. Barber agreed to attend the next meeting being held on Tuesday, March 15, 2022 at 6:30 p.m. Mr. Barber will confirm with the Commission who will be able to attend.

GENERAL MANAGER'S EPORT

Annual Meeting Reminder

Mr. Barber reminded the Commission that the Annual Meeting will be held on Wednesday, March 2, 2022 at the Norwalk Inn & Conference Center at 7:00 p.m. The agenda will be the same as last year.

Landscaping Bids

Mr. Barber informed the Commission that Mr. Scofield will begin the bidding process for the landscaping of the District (i.e., parks, cemetery, etc.) after the Annual Meeting. The bidding process takes place every three years. Mr. Barber asked the Commission whether or not they would like to be involved in the bidding process. This would mean that Mr. Scofield would bring all the bids to the Commission and have them approve the selection of who the bid is awarded to. The Commission believes that this is not necessary and that Mr. Scofield can handle the process without them. Mr. Scofield will report back to the Commission when the process is complete.

EXECUTIVE SESSION

- **REAL ESTATE – 213 EAST AVENUE – CGS-1-200(6)(B) AND CGS-1-200(6)(D)**

**** COMMISSIONER SWEENEY MOVED TO ENTER INTO EXECUTIVE SESSION TO DISCUSS REAL ESTATE – 213 EAST AVENUE.**

**** COMMISSIONER WELDON SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

The Commissioners and Messrs. Barber and Scofield entered into Executive Session at 6:53 p.m.

The Commissioners and Messrs. Barber and Scofield returned to public session at 7:04 p.m.

**** COMMISSIONER SWEENEY MOVED TO ACCEPT THE OFFER FROM THE STATE OF CT DEPARTMENT OF TRANSPORTATION FOR THE ACQUISITION OF A PORTION OF THE DISTRICT'S PROPERTY AT 213 EAST AVENUE IN LIEU OF CONDEMNATION, UPON TERMS SUBSTANTIALLY AS PRESENTED TO THE COMMISSION: ORIGINAL OFFER OF \$575,000; ADDITIONAL \$30,000 TOWARDS THE ORIGINAL OFFER; AND EXPANDED PAVING LIMITS TO THE EXISTING GATE. I AUTHORIZE GENERAL MANAGER BARBER, ON BEHALF OF THE DISTRICT, TO NEGOTIATE THE FORM AND CONTENT OF, AND TO SIGN AND DELIVER, ANY AND ALL DOCUMENTS AND TO DO ANY AND ALL THINGS AS HE, IN HIS JUDGMENT, BELIEVES TO BE NECESSARY, APPROPRIATE OR**

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CONVENIENT IN ORDER TO CONVEY THIS PROPERTY TO THE STATE OF CT DOT AND TO CREATE AND RETAIN EASEMENTS AS HE, IN HIS JUDGMENT, BELIEVES TO BE NECESSARY, APPROPRIATE OR CONVENIENT FOR THE BENEFIT OF THE DISTRICT AND THE ON-GOING OPERATIONS OF THE ELECTRIC DIVISION. I FURTHER AUTHORIZE GENERAL MANAGER BARBER, AS HE DEEMS APPROPRIATE, TO CONSULT WITH THE DISTRICT'S ATTORNEY, STEPHEN STUDER, WITH RESPECT TO THIS MATTER.

**** COMMISSIONER WELDON SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

ADJOURNMENT

**** COMMISSIONER SWEENEY MOVED TO ADJOURN.**

**** COMMISSIONER WELDON SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

The meeting adjourned at 7:06 p.m.

Respectfully submitted,

Cynthia Tenney
Executive Assistant
Third Taxing District