

MAYOR
CAROLINE SIMMONS



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MARY LOU T. RINALDI
VICE CHAIR
GEOFF ALSWANGER
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BOARD OF FINANCE

STAMFORD GOVERNMENT CENTER
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BOARD OF FINANCE REGULAR MONTHLY MEETING

Thursday, September 8, 2022
Time: 7:00 p.m.
Via Zoom

MINUTES

CALL TO ORDER: Chair, Richard Freedman called the meeting to order 7:01 p.m. (*Video 00:00:10*)
Chair Freedman welcomed Laura Burwick to the Board. She was confirmed by the Board of Representatives to fill the seat vacated by David Mannis's resignation.

MEMBERS PRESENT: Chair, Richard Freedman; Vice Chair, Mary Lou Rinaldi; Members, Geoff Alswanger, Laura Burwick, Dennis Mahoney and J.R. McMullen.

OTHERS PRESENT: Sandy Dennies, David Yanik, Elda Sinani, Anthony Romano, Lee Berta, Louis Casolo, Lyda Ruijter, Kevin Murray, Kevin McCarthy, Ryan Fealey, Anita Carpenter, Mike Smith, Bridget Fox, Representative Monica DiCostanza, Representative Eric Morson and Representative Anabel Figueroa.

PUBLIC PARTICIPATION: There was none.

1. MINUTES (*Video 00:03:00*)

Request for approval of minutes of the following meetings:

07142022 Audit Committee Meeting
07142022 Regular Monthly Meeting
07152022 Special Meeting
Amended 04132022 Regular Monthly Meeting
Amended 06092022 Regular Monthly Meeting

Submitted by: Clerk, Board of Finance

Motion to approve by Mary Lou Rinaldi, seconded by Dennis Mahoney. Vote passed unanimously, 6-0-0.

*****ITEMS WERE TAKEN OUT OF ORDER AT THIS MEETING... NOTE VIDEO TIMESTAMPS*****

2. POSSIBLE DISCUSSION – MAYOR CAROLINE SIMMONS

Mayor Caroline Simmons did not address the Board of Finance on pending issues.

3. BUDGET UPDATE – BOARD OF EDUCATION (Video 00:55:24)

Ryan Fealey, Director of Finance, Board of Education, provided a brief update on the BOE budget. He reported a FY 21/22 pre-audit surplus of approximately \$1,100,000. Ryan detailed additional expenditures that reduced the earlier projection of a significantly higher surplus. There was a discussion about ESSER funds and capital projects.

4. ACFR UPDATE AND DISCUSSION (Video 02:08:45)

David Yanik, City Controller; provided an update on ACFR progress. He noted that the RMS (Outside Auditor) Contract was approved by Board of Representatives and signed by the Mayor. A Letter of Engagement was forwarded to RMS and initial communication has begun. Vice Chair Mary Lou Rinaldi requested a schedule of requirements/deadlines to aid in audit completion be forwarded as soon as one is created.

5. MILL RIVER PARK TIF REVENUES AND LONG-TERM CAPITAL NEEDS

~~Nette Compton, President and CEO, Mill River Collaborative, will provide information on TIF revenues and long-term capital needs.~~

*****ITEM HELD******This item will be taken up at the next BOF Regular Monthly meeting on Thursday, October 8, 2022********

6. REQUEST FOR ADDITIONAL APPROPRIATION – REORGANIZATION OF THE TOWN CLERKS OFFICE (Video 01:47:23)

Request to appropriate funds for a reorganization of the office to allow for further cross-training and sharing of duties. The description of Index Clerk was changed and updated to encompass both the current index clerks as well as the current OSS-staff. The updated description required an increase for the current index clerks as well.

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| Action Requested: | Approval of appropriation |
| Amount: | \$50,214 (\$46,647 Town Clerk/Salaries) (\$ 3,567 Town Clerk, Social Security) |
| Fund/Budget: | Contingency |
| Submitted by: | Mayor Caroline Simmons |
| Attending: | Lyda Ruijter, Town Clerk |

Lyda Ruijter presented this item. J.R. McMullen expressed concern over the large individual salary increases in this appropriation. Because of the very recent increase in the Town Clerk Office budget (FY22/23), this additional appropriation was not supported by the Board.

Motion to approve by Geoff Alswanger, seconded by Mary Lou Rinaldi. The vote failed 1-2-2. Dennis Mahoney and J.R. McMullen voted against. Mary Lou Rinaldi and Laura Burwick abstained.

7. REQUEST FOR ADDITIONAL APPROPRIATION – OLD TOWN HALL – MAINTENANCE SUPERVISOR (Video 02:12:30)

This is a request to appropriate \$51,860 from contingency to fund the cost of a Full Time Maintenance Supervisor (effective 10/01/2022) at Old Town Hall. This position is critical to the day-to-day functions of this facility to ensure that the outside vendors and tenants have a person that they can relay their individual needs or issues. This position will be the liaison between the vendors and tenants and the Operations Supervisor that oversees this facility.

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| Action Requested: | Approval of appropriation |
| Amount: | \$51,860 |
| Fund/Budget: | Contingency |
| Submitted by: | Matt Quinones, Director of Operations |
| Attending: | Kevin Murray, Operations Manager, Parks & Facilities |

Kevin Murray presented this item.

Motion to approve by Dennis Mahoney, seconded by Mary Lou Rinaldi. Vote passed unanimously, 5-0-0.

8. CAPITAL PROJECT (C30727) APPROPRIATION REQUEST – BOE LONG TERM FACILITIES IMPLEMENTATION (Video 00:41:16)

This request is for an additional appropriation for Capital Project (C30727) to update the master plans implementation schedule, project cost model, and aggregate master plan capital funding forecast based on recently updated State reimbursement rates for school construction. Work will include updating the cash-flow model for the 10 year plan to include 80% state reimbursement for Westhill construction and 60% state reimbursement for other school construction projects.

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| Action Requested: | Approval of appropriation |
| Amount: | \$40,000 |
| Fund/Budget: | Capital/Non-Recurring |
| Submitted by: | OPM |
| Attending: | Kevin McCarthy, Director of Facilities |

Kevin McCarthy presented this item. He explained that this appropriation will be used to update the master plans to make adjustments for the increased state reimbursement amounts now available for school construction projects. The Board agreed that the update of the master plans is necessary. Kevin McCarthy estimated it will take 4 -5 weeks to complete this master plan update after full approval of this appropriation.

Motion to approve by Dennis Mahoney, seconded by Geoff Alswanger. Vote passed unanimously, 6-0-0.

*****Chair Richard Freedman left the meeting at 7:57 p.m. and Vice Chair Mary Lou Rinaldi continued with the agenda.*** (Video 00:54:45)**

9. CAPITAL PROJECT (C5B218) APPROPRIATION REQUEST - BOE DISTRICT WIDE RENOVATION ASSESSMENT (Video 01:23:03)

This request is for an additional appropriation for Capital Project (C5B218) to prepare educational specifications, concept planning, layout, and cost estimating for major construction (New Construction, Renovate as New or Alterations and Expansions) at Turn of River Middle School, Rippowam Middle School, KT Murphy Elementary and 83 Lockwood Avenue. Educational specifications, concept planning, layout, and cost estimating will be utilized to determine the type of construction at each site and to submit applications to the State for grant fund reimbursements. Grants submissions for 2023 are outlined on the BOE Long Term Master Plan for Turn of River, Rippowam, KT Murphy and 83 Lockwood Avenue.

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| Action Requested: | Approval of appropriation |
| Amount: | \$400,000 |
| Fund/Budget: | Capital/Non-Recurring |
| Submitted by: | OPM |
| Attending: | Kevin McCarthy, Director of Facilities |

Kevin McCarthy presented this item. There was extensive discussion on this item. ***Please refer to video to review discussion in detail.***

Motion to ***hold*** item until next month's BOF Regular Monthly meeting on 10/8/2022 by Mary Lou Rinaldi, seconded by Dennis Mahoney. Vote passed unanimously, 5-0-0.

10. CAPITAL PROJECT (C56174) APPROPRIATION REQUEST – CITYWIDE SIGNALS

Funding for traffic signal infrastructure improvements related to development. (Video 02:32:40)

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| Action Requested: | Approval of appropriation |
| Amount: | \$102,542.63 |
| Fund/Budget: | Private Contributions |
| Submitted by: | OPM |
| Attending: | Anthony Romano, Management Analyst, OPM |

Tony Romano presented this item.

Motion to approve by J.R. McMullen, seconded by Dennis Mahoney. Vote passed unanimously, 5-0-0.

11. RESOLUTION TO AMEND FY 22/23 CAPITAL BUDGET BY ADDING AN APPROPRIATION OF \$3,622,150 FOR THE JOHN BOCCUZZI PARK PHASE II PROJECT (012662) AND AUTHORIZING \$1,811,075 GENERAL OBLIGATION BONDS OF THE CITY TO MEET SAID APPROPRIATION

This a request to amend the capital budget and the approved Prior Resolution (No. 4135) to increase the amount of the appropriation by \$3,622,150 for multi-use field/event space, new tennis and basketball courts, splash pad, water play area, additional parking, dog run and landscaping activities in Boccuzzi Park (the “John Boccuzzi Park Phase II Project” Project 012662). Also, to amend the Prior Resolution to increase the amount of general obligation bonds by \$1,811,075 for the John Boccuzzi Park Phase II Project (012662). *(Video 00:05:03)***discussed with item #12****

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| Action Requested: | Approval of Resolution |
| Amount: | \$3,622,150 |
| Submitted by: | Anthony Romano, Management Analyst, OPM |
| Attending: | Anthony Romano |

Motion to approve by Richard Freedman, seconded by Mary Lou Rinaldi. Vote passed 4-2-0. Dennis Mahoney and J.R. McMullen voted against.

12. CAPITAL PROJECT (012662) APPROPRIATION REQUEST – JOHN BOCCUZZI PARK PHASE 2

The City of Stamford has received bond grant funding from the National Fish and Wildlife Foundation passed through to CT DEEP for multi-use field/event space, new tennis and basketball courts, splash pad, water play area, additional parking, dog run and landscaping activities in Boccuzzi Park. Grant funds are approved for \$1,811,075 with a 1:1 match requirement for the project. *(Video 00:05:03)***discussed with item #11****

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| Action Requested: | Approval of appropriation |
| Amount: | \$3,622,150 TOTAL \$1,811,075 (Federal Grant) \$1,811,075 (Bond/City) |
| Fund/Budget: | Grant/Bond (City) |
| Submitted by: | OPM |
| Attending: | Lou Casolo, City Engineer |

Lou Casolo presented this item. There was extensive discussion and expressed concern by the Board regarding several issues related to the renovation/cost/completion of this project. ***Please refer to video to review discussion in detail.***

Motion to approve by Richard Freedman, seconded by Laura Burwick. Vote passed 4-2-0. Dennis Mahoney and J.R. McMullen voted against.

13. REQUEST FOR ADDITIONAL APPROPRIATION – CT COMMUNITIES CHALLENGE – SCRAPWORKS (*Video 02:35:23*)

The City of Stamford has received a grant from the CT Department of Economic and Community Development (DECD) for \$2,528,879 to work with our partner, ScrapWorks LLC, to retrofit underutilized properties on Pacific Street to create a year-round beer garden and food truck lot, an authentic German Beer Hall, coffee shop, social co-working space, pilot brewery and tasting room, and event space. The project will also create “affordable retail” opportunities by building the baseline infrastructure required for future prospective retail tenants such as furniture, fixtures, equipment investments, rent credits, art, etc. This funding is being passed through to ScrapWorks LLC.

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| Action Required: | Approval of appropriation |
| Amount: | \$2,528,879 |
| Fund/Budget: | Grant (City) |
| Submitted by: | Anita Carpenter, Grants Officer |
| Attending: | Anita Carpenter |

Anita Carpenter presented this item. This item is a pass-through Grant to ScrapWorks, LLC. The City’s Grant Department will monitor the project over two years. Dennis Mahoney questioned the cost to the City while providing the Grant Department’s administrative assistance to this project.

Motion to approve by J.R. McMullen, seconded by Dennis Mahoney. Vote passed unanimously, 5-0-0.

14. ADJOURNMENT (*Video 02:48:05*)

Motion to adjourn by J.R. McMullen, seconded by Dennis Mahoney. The meeting was adjourned at 9:50 p.m.

[This meeting is on video.](#)

Tracy Donoghue
Tracy Donoghue
Clerk of the Board