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CHAIR
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VICE CHAIR
GEOFF ALSWANGER
LAURA BURWICK
DENNIS MAHONEY
J.R. MCMULLEN

TEL: (203) 977-4699
FAX: (203) 977-5030

BOARD OF FINANCE

STAMFORD GOVERNMENT CENTER
888 WASHINGTON BOULEVARD
P.O. BOX 10152
STAMFORD, CONNECTICUT 06904-2152

BOARD OF FINANCE REGULAR MONTHLY MEETING WEDNESDAY, December 7, 2022 Time: 7:00 p.m. via Zoom

MINUTES

CALL TO ORDER: Chair Freedman called the meeting to order at 7:02 p.m. (*Video 00:00:02*)

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, Louis Casolo, Kevin McCarthy, Mike Robles, Joanne Noone, Anita Carpenter, Dr. Tamu Lucero, Chris Soules, Bill Brink, Ann Brown, Cindy Grafstein, Jackie Heftman, Mike Smith, Matthew Quinones, Barry Bernabe, Brian Teitelbaum and Tom Mooney.

PUBLIC PARTICIPATION: Stamford residents Zoe Corbo, Michael Lepeltier, Laura Franzino, Nick Tamburro, Joe Franzino, Sangeeta Chaudhary and Martina Teply all spoke in support of the Board approving Agenda item #11, Perna Lane Area Sewers. (*Video 00:00:33*)

1. MINUTES (*Video 00:12:32*)

Request for approval of minutes of the following meeting:

11102022 Regular Monthly Meeting
11282022 Special Meeting

Submitted by: Clerk, Board of Finance

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

J.R. McMullen suggested that we recognize the Americans that lost their lives on this day 80 years ago at Pearl Harbor. The meeting was paused for a minute of silence.

2. RESOLUTION – SAFE DEBT LIMIT – FY 23/24 (Video 00:13:16)

Request for approval of a resolution concerning a certificate of Safe Debt Limit for Fiscal Year 2023-24. Sandy Dennies, Director of Administration will provide a report.

Action Requested: Approval of Resolution
Submitted by: Sandy Dennies, Director of Administration
Attending: Sandy Dennies

Sandy Dennies presented this item. She recommended a \$70,000,000 safe debt limit for FY 2023-24 based on several factors: capital needs of the community, legal debt limitations, overall debt position, impact of the proposed plan on debt position and credit rating and impact of the plan on future operating budgets.

Motion to approve the \$70,000,000 Safe Debt Limit by Richard Freedman with recommendations (see below), seconded by Mary Lou Rinaldi. Vote passed unanimously, 6-0-0.

- ***All bonding be issued using a 20-year amortization schedule***
- ***A debt limit of Thirty-Five Million Dollars (\$35,000,000) for City (non-Board of Education) projects***
- ***Following the recommendation of the Director of Administration, bonding proceeds may be spent on an as-needed, cash flow basis and not segregated on a project-by-project basis.***

3. BUDGET UPDATE – BOARD OF EDUCATION

Ryan Fealey, Director of Finance, Board of Education, did not provide an update on the BOE budget.

4. ACFR UPDATE AND DISCUSSION (Video 01:16:47)

David Yanik, City Controller, provided a brief update on progress on the ACFR.

David Yanik reminded the Board that Scott Bassett, RSM, suggested a filing extension request was necessary at the November Regular Meeting. The extension was granted by the State OPM and the new due date is January 31, 2023. Although there are some areas of concern including Tax, Grants and the WPCA, he assured the Board that all those accountable are working hard to meet the deadline.

5. REQUEST FOR ADVISORY OPINION – BOE - SPS CUSTODIANS CONTRACT (Video 01:23:00)

On October 13, 2022, the Board of Education Negotiations Committee reached a tentative agreement with the Stamford Board of Education Employees Association - Custodians and Maintenance Workers on a new four-year collective bargaining agreement, effective July 1, 2021. In accordance with Section C6-20-7(c) of the City Charter, the Board of Education must now present the tentative agreement to the Board of Finance and request “an advisory opinion to the Board of Education of the total cost and potential long-term burden of the proposed agreements.”

Action Requested:	Issuance of Advisory Opinion
Submitted by:	Christopher Soules, Human Resources, BOE
Attending:	Tom Mooney, Shipman & Goodwin

Tom Mooney presented this item and advised that he negotiated a compromise in this contract where the settlement dollars are a bit higher, but significant changes achieved the in the long term will be a benefit to the Board of Education and the taxpayers by reducing costs.

Motion to provide a positive Advisory Opinion by Richard Freedman, seconded by Laura Burwick. Vote passed unanimously, 6-0-0.

6. REQUEST FOR APPROVAL OF A CHANGE ORDER – ALTERATIONS TO THE EAST SIDE FIRE STATION (Video 01:15:41)

Per section 23-18.4.C.2 of the Municode, this CO exceeds the contract price by over 15% and therefore requires Board of Finance approval. The increase of \$97,000 requires no additional appropriation.

Action Requested:	Approval of extra work, which exceeds the contract price by more than 15%
Amount:	\$97,000
Submitted by:	Louis Casolo, City Engineer
Attending:	Lou Casolo Mike Robles, Assistant Fire Chief

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

7. REQUEST FOR ADDITIONAL APPROPRIATION – GLOBAL PRICE OF ENERGY INCREASE

(Video 01:54:13)

Electricity- Electricity supply costs are seeing a significant increase year over year. Many of the city accounts are contracted through 2023 at more favorable pricing including Govt Center & much of the street lighting. The other municipal accounts are seeing the largest increase as those accounts had a contract that expired in November and were subject to current market conditions. Supply costs for that subset of accounts are going up 125%. The cost increase can be attributed to the below factors:

- 1) Global demand for Natural Gas- Natural gas has become a world commodity while the US is a primary exporter of natural gas (LNG). The continued unrest in the Ukraine has kept global natural gas prices high because Europe and others have been impacted by Russian sanctions and Russia withholding natural gas via the Nord Stream pipeline into Europe. The US has been exporting to meet this demand.
- 2) Low US Inventories- The US storage numbers for natural gas are well below the 5 year average and has been since late 2021. US production has not kept up with US demand or Global demand as production has yet to meet PRE-Covid numbers. This is problematic heading into winter.
- 3) New England Pipeline Capacity- New England has limited pipelines to bring in Natural Gas and cannot meet is regional demand in the winter. This requires New England to buy spot LNG on the international market at extremely high winter prices.
- 4) New England is HIGHLY dependent on Natural gas for electricity generation-At any given time 50-70% of New England's electricity comes from natural gas. For all of the reasons mentioned above, natural gas pricing is high which drives up electricity pricing especially in the winter.

This pushes up spot pricing and fixed forward contracts.

Natural Gas- The city accounts are all currently being served by the utility from a supply perspective. All of the reasons mentioned above are also impacting natural gas costs with supply costs expected to rise close to 40%. With that said, 3rd party supply options are more expensive than the utility and CES has recommended that we continue to utilize the utility for supply.

Action Requested:	Approval of appropriation
Amount:	\$595,314
Fund/Budget:	Contingency
Submitted by:	Mayor Caroline Simmons
Attending:	Louis Casolo, City Engineer

Lou Casolo introduced Larry Pignataro from Competitive Energy Services (an energy consulting firm). Larry presented the company's process of providing bid procurement solicitations and procurement strategy, development and risk management as the City's energy advisor.

Motion to approve by Dennis Mahoney, seconded by J.R. McMullen. Vote passed unanimously, 6-0-0.

8. REQUEST FOR ADDITIONAL APPROPRIATION – HUNT CENTER DEMOLITION (Video 02:07:21)

On July 15, 2022, the City's Chief Building Official determined that the city building located at 39 Courtland Avenue, known as the Hunt Center, met the criteria for imminent danger as it was deemed to be an unsafe structure and ordered the demolition, pursuant to section 117 of the 2015 IBC with CT Amendments. An invitation to bid was issued and the lowest bidder was chosen to complete the work.

Action Requested:	Approval of appropriation
Amount:	\$475,000
Fund/Budget:	Fund Balance (Anti-Blight)
Submitted by:	OPM
Attending:	Matt Quinones, Director of Operation

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

9. CAPITAL PROJECT (CP0124) APPROPRIATION REQUEST – REPLACEMENT OF PLANT WATER AND RAS PUMPS (Video 02:12:28)

Request for capital project appropriation for FY 22/23 to upgrade the plant water pumps and strainer system and replace existing Return Activated Sludge (RAS) pumps for more efficient operation.

Action Requested:	Approval of appropriation
Amount:	\$3,600,000
Fund/Budget:	Bond (WPCA)
Submitted by:	OPM
Attending:	William Brink, WPCA Anthony Romano, Management Analyst, OPM

******See item #10. Items #9 and #10 were considered together.******

10. RESOLUTION TO AMEND FY 22/23 CAPITAL BUDGET BY ADDING AN APPROPRIATION OF \$3,600,000 FOR WATER POLLUTION CONTROL PROJECT REPLACEMENT OF PLANT WATER

This request is for a resolution approving an amendment to prior resolution No. 4135 dated May 3, 2022, increasing the amount of appropriations by \$3,600,000 for replacement of Plant Water and RAS Pumps (CP1024).

Action Requested:	Approval of Resolution
Amount:	\$3,600,000
Fund/Budget:	Bond (WPCA)
Submitted by:	Anthony Romano, Management Analyst, OPM
Attending:	Tony Romano

Motion to approve items #9 and #10 by Dennis Mahoney, seconded by J.R. McMullen. Vote passed unanimously, 6-0-0.

11. CAPITAL PROJECT (C22046) APPROPRIATION REQUEST – PERNA LANE AREA SEWERS
(Video 02:18:20)

Request for capital project appropriation for FY 22/23. Properties in the neighborhood of Perna Lane have failing septic systems. Phase 1 of the sewer project will serve properties on the eastside of High Ridge Road between Perna Lane and Merritt Parkway.

Action Requested:	Approval of appropriation
Amount:	\$1,880,000
Fund/Budget:	Bond (WPCA)
Submitted by:	OPM
Attending:	William Brink, WPCA Ann Brown, WPCA

*****See item #12. Items #11 and #12 were considered together.*****

12. RESOLUTION TO AMEND FY 22/23 CAPITAL BUDGET BY ADDING AN APPROPRIATION OF \$1,880,000 FOR WATER POLLUTION CONTROL PROJECT – PERNA LANE AREA SEWERS

This request is for a resolution approving an amendment to prior resolution No. 4135 dated May 3, 2022, increasing the amount of appropriations by \$1,880,000 for Perna Lane Area Sewers Project (C22046).

Action Requested:	Approval of Resolution
Amount:	\$1,880,000
Fund/Budget:	Bond (WCPA)
Submitted by:	Anthony Romano, Management Analyst, OPM
Attending:	Tony Romano

Motion to approve items #11 and #12 by Mary Lou Rinaldi, seconded by Geoff Alswanger. Vote passed unanimously, 5-0-1. J.R. McMullen abstained.

13. CAPITAL PROJECT (C71201) APPROPRIATION REQUEST – UPGRADE OF ULTRA-VIOLET DISINFECTION SYSTEM (Video 02:52:10)

Request for capital project appropriation for FY 22/23. Ultra-Violet disinfecting is used to disinfect treated wastewater prior to discharging to Long Island Sound. The existing system has no built in redundancy as required by the Connecticut Department of Energy and Environment Protection Regulations.

Action Requested:	Approval of appropriation
Amount:	\$50,000
Fund/Budget:	Bond (WPCA)
Submitted by:	OPM
Attending:	William Brink, WPCA Anthony Romano, Management Analyst, OPM

*****See item #14. Items #13 and #14 were considered together.*****

14. RESOLUTION TO AMEND FY 22/23 CAPITAL BUDGET BY ADDING AN APPROPRIATION OF \$50,000 FOR WATER POLLUTION CONTROL PROJECT – UPGRADE OF ULTRA-VIOLET DISINFECTION SYSTEM

This request is for a resolution approving an amendment to prior resolution No. 4135 dated May 3, 2022, increasing the amount of appropriations by \$50,000 for Upgrade of Ultra-Violet Disinfection System (C71201).

Action Requested:	Approval of Resolution
Amount:	\$50,000
Fund/Budget:	Bond (WCPA)
Submitted by:	Anthony Romano, Management Analyst, OPM
Attending:	Tony Romano

***Motion to approve items #13 and #14 by Richard Freedman, seconded by Geoff Alswanger.
Vote passed unanimously, 6-0-0.***

15. CAPITAL PROJECT (CP5147) APPROPRIATION REQUEST – UPGRADE PLANT HEADWORKS

Request for capital project appropriation for FY 22/23. Upgrade of the Raw Sewage Pump Station at the WPCF including screenings removal, raw sewage pumping and septage receiving. (Video 02:53:22)

Action Requested:	Approval of appropriation
Amount:	\$50,000
Fund/Budget:	Bond (WPCA)
Submitted by:	OPM
Attending:	William Brink, WPCA Anthony Romano, Management Analyst, OPM

******See item #16. Items #15 and #16 were considered together.******

16. RESOLUTION TO AMEND FY 22/23 CAPITAL BUDGET BY ADDING AN APPROPRIATION OF \$50,000 FOR WATER POLLUTION CONTROL PROJECT – UPGRADE PLANT HEADWORKS

This request is for a resolution approving an amendment to prior resolution No. 4135 dated May 3, 2022, increasing the amount of appropriations by \$50,000 for Upgrade Plant Headworks (CP5147).

Action Requested:	Approval of Resolution
Amount:	\$50,000
Fund/Budget:	Bond (WCPA)
Submitted by:	Anthony Romano, Management Analyst, OPM
Attending:	Tony Romano

***Motion to approve items #15 and #16 by Laura Burwick, seconded by J.R. McMullen
Vote passed unanimously, 6-0-0..***

17. CAPITAL PROJECT (CP1455) APPROPRIATION REQUEST – PRIMARY SLUDGE DE-GRITTING SYSTEM (Video 02:54:03)

Request for capital project appropriation for FY 22/23. The existing de-gritting system needs to be replaced with a more efficient system for separating the grit from the primary sludge. Additional request due to inclusion of primary clarifier arm and drive unit replacement and inflation costs.

Action Requested:	Approval of appropriation
Amount:	\$4,500,000
Fund/Budget:	Bond (WPCA)
Submitted by:	OPM
Attending:	William Brink, WPCA Anthony Romano, Management Analyst, OPM

*****See item #18. Items #17 and #18 were considered together.*****

18. RESOLUTION TO AMEND FY 22/23 CAPITAL BUDGET BY ADDING AN APPROPRIATION OF \$4,500,000 FOR WATER POLLUTION CONTROL PROJECT – PRIMARY SLUDGE DE-GRITTING SYSTEM

This request is for a resolution approving an amendment to prior resolution No. 4135 dated May 3, 2022, increasing the amount of appropriations by \$4,500,000 for Primary Sludge De-Gritting System (CP1455).

Action Requested:	Approval of Resolution
Amount:	\$4,500,000
Fund/Budget:	Bond (WPCA)
Submitted by:	Anthony Romano, Management Analyst, OPM
Attending:	Tony Romano

***Motion to approve items #17 and #18 by J.R. McMullen, seconded by Mary Lou Rinaldi.
Vote passed unanimously, 6-0-0.***

19. CAPITAL PROJECT (CP5025) APPROPRIATION REQUEST – AERATION BLOWERS UPGRADE

Request for capital project appropriation for FY 22/23. Upgrade existing aeration blowers to high efficiency blowers and other improvements to secondary treatment process. (Video 03:00:11)

Action Requested:	Approval of appropriation
Amount:	\$50,000
Fund/Budget:	Bond (WPCA)
Submitted by:	OPM
Attending:	William Brink, WPCA Anthony Romano, Management Analyst, OPM

*****See item #20. Items #19 and #20 were considered together.*****

20. RESOLUTION TO AMEND FY 22/23 CAPITAL BUDGET BY ADDING AN APPROPRIATION OF \$50,000 FOR WATER POLLUTION CONTROL PROJECT – AERATION BLOWERS UPGRADE

This request is for a resolution approving an amendment to prior resolution no. 4135 dated May 3, 2022, increasing the amount of appropriations by \$50,000 for Aeration Blowers Upgrade (CP5025).

Action Requested:	Approval of Resolution
Amount:	\$50,000
Fund/Budget:	Bond (WPCA)
Submitted by:	Anthony Romano, Management Analyst, OPM
Attending:	Tony Romano

Motion to approve items #19 and #20 by Richard Freedman, seconded Dennis Mahoney. Vote passed unanimously, 6-0-0.

21. CAPITAL PROJECT (C5B613) APPROPRIATION REQUEST – BOE DISTRICT WIDE BOILER AND BURNER REPLACEMENT (Video 03:01:35)

Eversource Energy Efficient Services incentive rebate for Rippowam Middle School Boiler Plant Replacement Project.

Action Requested:	Approval of appropriation
Amount:	\$83,488
Fund/Budget:	BOE Capital/Rebate
Submitted by:	OPM
Attending:	Louis Casolo, City Engineer Anthony Romano, Management Analyst, OPM

Motion to approve by Geoff Alswanger, seconded by Laura Burwick. Vote pass unanimously, 6-0-0.

22. DISCUSSION – BOE CAPITAL PROJECTS – GRANT APPLICATIONS (Video 03:02:26)

Review of previously authorized BOE capital projects that are eligible for State grant reimbursement but have not been submitted for reimbursement.

Submitted by:	Richard Freedman, Chair
Attending:	Cindy Grafstein, City/BOE Facilities Officer

Cindy Grafstein, Lou Casolo, Matt Quinones, Mike Smith and Sandy Dennies all took part in a discussion with the Board reviewing existing BOE capital projects that did not originally seek grant reimbursement from the State. All (4) of those projects are currently being reviewed for potential grant reimbursement eligibility. With the State's criteria for reimbursement evolving, new opportunities are continually becoming available.

23. ***~~WITHDRAWN~~***REQUEST FOR APPROVAL OF A CONTRACT BETWEEN THE CITY AND ANTINOZZI ASSOCIATES, P.C. FOR ARCHITECTURAL/ENGINEERING SERVICES FOR RENOVATIONS TO THE SCIENCE WING OF STAMFORD HIGH SCHOOL.

~~This a two-phase project. Antinozzi will complete the bid documents for Phase 1 within four months of the final approval/execution of this Agreement. The full project schedule and milestone dates will also be developed and completed during that time. The current construction cost estimates are \$845,103.00 for Phase 1 and \$4,689,726.00 for Phase 2. Antinozzi's fee for these design services is a flat \$305,500.00.~~

_____	Action Requested:	Approval of Contract
_____	Amount:	\$305,500
_____	Fund/Budget:	Capital
_____	Submitted by:	Mayor Caroline Simmons
_____	Attending:	TBD

SUSPENSION OF THE RULES (Video 03:24:15)

Motion by J.R. McMullen to take up an item under Suspension of the Rules, seconded by Richard Freedman. Vote to take up item under Suspension of the Rules passed unanimously, 6-0-0.

A. REQUEST FOR APPROVAL OF A CONTRACT BETWEEN THE CITY AND ANTINOZZI ASSOCIATES, P.C. FOR ARCHITECTURAL/ENGINEERING SERVICES FOR HVAC AND ROOF REPLACEMENT AT THE YERWOOD COMMUNITY CENTER (a/k/a THE BOYS AND GIRLS CLUB)
(Video 03:26:10)

Action Requested:	Approval of Contract
Amount:	\$148,900
Fund/Budget:	Capital
Submitted by:	Mayor Caroline Simmons
Attending:	Lou Casolo, City Engineer

Motion to approve by Dennis Mahoney, seconded by Richard Freedman. Vote passed 5-0-1. J.R. McMullen abstained.

ADJOURNMENT (03:33:20)

Motion to adjourn by J.R. McMullen, seconded by Dennis Mahoney. The meeting adjourned at 10:36 p.m.

[This meeting is on video.](#)

Tracy Donoghue

**Tracy Donoghue
Clerk of the Board**