

# MEETING MINUTES OF THE BOARD OF SELECTMEN

JULY 7, 2022

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A meeting of the North Haven Board of Selectmen was held on Thursday, July 7, 2022 at 6:30 p.m. in conference room #1 of the North Haven Memorial Town Hall, 18 Church Street, North Haven, CT.

## **Members Present:**

Michael J. Freda, First Selectman  
William J. Pieper, Second Selectman  
Sally J. Buemi, Third Selectman

## **Staff:**

Valerie Goodkin, Executive Assistant

Mr. Freda called the meeting to order at 6:30 pm and welcomed Selectwoman Sally Buemi and Selectman William Pieper.

Mr. Freda and the Selectmen then proceeded in the recitation of the Pledge of Allegiance.

There being no comments relative to the agenda, Miss Buemi motioned with a second from Mr. Pieper for the approval of the minutes of the Board of Selectmen's Meeting of June 2, 2022.

VOTE: Freda – yes; Pieper – yes; Buemi – yes

Mr. Freda announced that Mr. Richard Monico would be resigning from the Board of Finance and effective on Tuesday, July 5<sup>th</sup> was hired to fill the position of Director of Procurement and Administration with the Town. He provided an overview of the duties and responsibilities Mr. Monico would be handling. He also stated that we are still seeking to hire a person in the Comptroller position and we do have a woman that we hope to interview next week that has MUNIS and municipal experience. Mr. Freda then proceeded with an update on several economic development projects going on in Town.

Attorney Jennifer Coppola provided an update on the draft Affordable Housing Plan. She explained that we have applied for an extension because we felt we needed more time to get the plan to where we were comfortable and that we engaged a consultant to assist. She explained that the committee will be meeting with the consultant at the end of the month to review the draft and then make any necessary revisions. Then the committee will need to act upon whether to bring the plan to the Board of Selectmen and to a public hearing.

Attorney Coppola then turned the discussion to the provisions of Public Act No. 21-29 "An Act Concerning the Zoning Enabling Act, Accessory Apartments, Training for Certain Land Use Officials, Municipal Affordable Housing Plans and A Commission on Connecticut's Development and Future" (codified at Connecticut General Statutes

Section 8-2o) pertaining to accessory apartments or accessory dwelling units, along with the provisions of Public Act No. 21-29 (codified at Connecticut General Statutes Section 8-2(d)(9) and 8-2p) pertaining to dwelling unit parking limitations, including the action taken by the Planning and Zoning Commission on both matters and scheduling of public hearings before the Board of Selectmen. Attorney Coppola explained that if the Town does not choose to “opt out”, then the provisions of the Statute will become local law which we will be required to adhere to. If the Town chooses to opt out we would have more flexibility in what we choose to do. Attorney Coppola explained that we will need to bring both items to two separate public hearings. The Board discussed the time frame for these hearings concluding with the deadline being January 2023 that conducting back to back hearings before the October 6<sup>th</sup> Board of Selectmen’s meeting would be an appropriate time.

Miss Buemi proceeded with a follow-up discussion of Alden Mead's appointment to the Blight Commission at a previous meeting. Ms. Barrett had questioned during public comment of the June meeting if there was a conflict of interest with Mr. Mead being a member of the Police Commission. Miss Buemi looked at the Ordinance and thought it was worth looking into. Mr. Freda asked Attorney Jeffrey Donofrio to provide an opinion of which he felt there was no conflict of interest or violation of the Ordinance. Attorney Coppola, as the drafter of the Ordinance, provided her insight as well. Miss Buemi was pleased that counsel found no violation and all of the Selectmen were confident in Mr. Mead’s abilities to serve on the Blight Commission.

Miss Buemi continued onto her next agenda item concerning the \$3.5 million-dollar bonding resolution that recently was approved at a town meeting. She questioned why the fence was included in the estimate when item #3 only states grand stand seating at the middle school turf field. Although she was in favor of the three items, she wonders how legally we can use the bonding money to put a fence in. Mr. Freda stated that bond counsel was not concerned and in addition to that with inflationary costs there may not be enough money for all of the items to be completed. Miss Buemi understood the need for the fence to comply with CIAC regulations, but felt that since the Board of Education would receive the potential revenue from games and they also have enough money, they should pay to put the fence up. Mr. Freda stated that he will follow up with bond counsel for the next meeting.

Miss Buemi motioned with a second from Mr. Pieper for the reappointment of Peter Sandor, 10 Deer Run Lane to the Quinnipiack Valley Health District Board of Directors for a three (3) year term to expire June 30, 2025.

VOTE: Freda – yes; Pieper – yes; Buemi – yes

Mr. Pieper motioned with a second from Miss Buemi to accept the resignation of Anita Anderson (R), 32 Sheffield Road from the Board of Education, effective July 1, 2022 term to expire November 30, 2025.

VOTE: Freda – yes; Pieper – yes; Buemi – yes

Miss Buemi motioned with a second from Mr. Pieper for the appointment of Martin L.

Rudnick (R), 128 Summer Lane to the Board of Education to fill the unexpired term of Anita Anderson, term to expire November 30, 2025.

VOTE: Freda – yes; Pieper – yes; Buemi – yes

Mr. Piper motioned with a second from Miss Buemi for the approval of the following Property Tax Refunds-

VOTE: Freda – yes; Pieper – yes; Buemi – yes

- Acar Leasing LTD – PO Box 1990, Fort Worth, TX 76101 in the amount of \$466.82.
- Executive Landscaping Inc. – 37 Nettleton Avenue in the amount of \$640.13.
- JP Morgan Chase Bank – PO Box 901098, Fort Worth, TX 76101 in the amount of \$410.59; and in the amount of \$429.72; and in the amount of \$332.13.
- Nissan Infiniti LT – PO Box 650214, Dallas, TX 75265 in the amount of \$144.55.
- VW Credit Leasing LTD – 1401 Franklin Blvd., Liberryville, IL 60048 in the amount of \$236.89; and in the amount of \$458.80.

Mr. Freda stated that the next regular meeting of the Board of Selectmen is scheduled for Thursday August 4, 2022 at 6:30 p.m. in the upstairs conference room # 1 of the North Haven Memorial Town Hall, 18 Church Street, North Haven, CT.

Mr. Freda then opened the meeting to public comment.

Mr. Alden Mead, Rimmon Road, thanked the Board for their bi-partisan support.

Ms. Nancy Barrett, Crestview Drive, asked for an update on the renovation of the track and Vanacore Field. She also commented that the language of the resolution voted on for the \$3.5 M bonding package and the addition of the fence.

Mr. Sherman Katz, Sherwood Drive, inquired about the new finance position and providing an attractive wage package. He also commented on the Sackett Pt. Road Bridge, the poor paint condition of the Library and Pool roofs, and several other topics including his displeasure that more and more vehicles are registered out of state.

There being no further business before the Board Miss Buemi motioned with a second from Mr. Pieper to adjourn at 8:18 pm.

VOTE: Freda – yes; Pieper – yes; Buemi – yes