

**TOWN OF HAMDEN, CONNECTICUT  
LEGISLATIVE COUNCIL  
MINUTES OF MEETING**

**June 21, 2022**

**\*To view the recording, please click the following link and observe the instructions when/if prompted:** [https://us06web.zoom.us/rec/play/dCreDhZic01WtPuP8EWSt0IHMJQaK-V57YpPwAGBvC4xSHEX1M\\_2cqLxWcbRCpAcftlSHKIyo9BKH9W3.cA-OLJtsf1QnPCXr?continueMode=true&\\_x\\_zm\\_rtaid=jrfeUAckSAKbw6lz0WmUUw.1655995229828.428148f502180ec998eabb013205e59a&\\_x\\_zm\\_rhtaid=858](https://us06web.zoom.us/rec/play/dCreDhZic01WtPuP8EWSt0IHMJQaK-V57YpPwAGBvC4xSHEX1M_2cqLxWcbRCpAcftlSHKIyo9BKH9W3.cA-OLJtsf1QnPCXr?continueMode=true&_x_zm_rtaid=jrfeUAckSAKbw6lz0WmUUw.1655995229828.428148f502180ec998eabb013205e59a&_x_zm_rhtaid=858)

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A meeting of the Legislative Council was held on Tuesday, June 21, 2022. This meeting was held electronically, via Zoom, due to the Covid-19 Pandemic. The meeting was called to order at 7:30 P.M. by Council President Dominique Baez. The Clerk took the roll followed by the Pledge of Allegiance.

**MEMBERS PRESENT:**

Dominique Baez	Betty Wetmore
Katie Kiely	Sarah Gallagher
Jeron Alston	Paula Irvin (after roll call)
Abdul Osmanu	Adrian Webber
Laurie Sweet	Ted Stevens
Justin Farmer	Lesley DeNardis
Cory O'Brien	

**MEMBERS ABSENT:** Marjorie Bonadies; Kristen Zaehring

**PRESIDING:** Dominique Baez, President

**ALSO IN ATTENDANCE:** Sean Grace, Chief of Staff; Curtis Eatman, Finance Director; Sue Gruen, Town Attorney; David Panico, Bond Attorney; Jody Goeler, Superintendent of Schools; Tom Ariola, BOE Finance Director

**PUBLIC INPUT SESSION:** There were 11 speakers and 17 written comments submitted which can be read here: <https://www.hamden.com/DocumentCenter/View/6207/06-21-2022>  
(Written comments can be sent to [LCpublicinput@hamden.com](mailto:LCpublicinput@hamden.com))

**CORRESPONDENCE:** None

**REPORT OF THE PRESIDENT:** Ms. Sweet read the Land Recognition followed by a moment of silence. Mr. farmer spoke on Juneteenth being a celebration of freedom.

**REPORTS OF BOARDS AND DEPARTMENTS:** None

**REPORTS OF COUNCIL LIAISONS:** None

**APPROVAL OF PREVIOUS MINUTES:** Ms. Baez requested a motion for approval of the minutes from May 16, 2022. Moved by Ms. Kiely, seconded by Mr. Farmer and approved unanimously. Ms. Baez then requested a motion for approval of the minutes from May 17, 2022. Moved by Mr. Farmer, seconded by Mr. Osmanu and approved unanimously. Ms. Baez next requested a motion for approval of the minutes from June 6, 2022. Moved by Ms. Sweet, seconded by Ms. Kiely and approved unanimously.

**EXECUTIVE SESSION:** None

**CONSENT CALENDAR:** Ms. Baez pulled #5 from the consent calendar saying it was passed already at a previous meeting. Mr. Farmer asked that items # 3 and 6 be pulled to the regular agenda. Ms. Baez then requested a motion for approval of the consent calendar without items 3, 5 and 6. Moved by Ms. Kiely, seconded by Mr. Farmer and approved unanimously.

1. **Order amending the 2021-2022 Fiscal Year Budget – Town/BOE Medical Insurance account**
2. **Order amending the 2021-2022 Fiscal Year Budget – Accrued Benefits/Retirement**
4. **Order authorizing intradepartmental transfer 2021-2022 FY Budget – \$40,000 to Prof./Tech. (Town Attorney)**

**REGULAR AGENDA:**

**6. Resolution concerning the enhancement and protection of tenant’s rights  
(Pulled from consent)**

-- Moved by Mr. Farmer, seconded by Mr. Osmanu. DISCUSSION: Mr. Farmer thanked the community members for organizing this and bringing their concerns forth. He said this resolution puts them in a position where they can be proactive and that there’s a lot of work to be done and voting for this makes them rethink the wheel and get to the other side assuring that we can have proactive protections. Mr. Osmanu also thanked the tenants for making their voices heard and said let this be an affirmation that we will be looking at housing and protecting our tenants. He then stated ¾ of the housing code has not been updated since 1967. Ms. Baez said the tenants were brave to do this and thanked them for being brave. She also thanked Councilor’s and the attorney’s for this. Ms. Kiely also thanked all the residents and tenants for coming and speaking

on this. She also stated how important it is for our Boards and Commissions to represent the whole Town.

Mr. Farmer said he had a few tweaks for the language per the health department.

Mr. Farmer **moved a motion** to amend this and change Quinnipiac Valley Health District to Director of Health in the 8<sup>th</sup> Whereas and also in #2 under NOW THEREFOR BE IT RESOLVED change Quinnipiac Valley Health District to Director of Health and take out to expand its contract with the town and put in to broaden its housing related inspection and enforcement activities. The amended motion was seconded by Mr. Osmanu and approved with 1 abstention (DeNardis)

A vote was taken on the resolution as amended and approved with 1 abstention (DeNardis)

### **3. Resolution establishing a reserve fund for capital and nonrecurring expenditures (Pulled from consent)**

-- Moved by Mr. O'Brien, seconded by Mr. Alston.

**Mr. O'Brien moved a motion** to amend this with additions in blue and strikeouts in red. The first addition was adding the first WHEREAS to say **“WHEREAS, the Town of Hamden, Connecticut (the “Town”) may sell Town property from time to time;”** and in the second WHEREAS at the end and after (a “CNR Fund”) add the words **“which may be funded from the sale of Town assets and other resources;”** and under NOW THEREFORE, BE IT RESOLVED etc. and under number 1, after the first sentence add a sentence saying **“CNR Fund shall have two accounts, (1) the Town Account and (2) the Board of Education Account, for the purpose of accounting for receipts and disbursements.”** and lastly in the fourth WHEREAS after the word Town remove the words ~~**“of Hamden, Connecticut (the “Town”)**~~. The motion was seconded by Ms. Baez.

Mr. Farmer asked what time to time meant. Mr. Panico said the thought was that there may be assets that get sold in the future and it might not just be one particular thing, but it may be in the future, and you would use this fund for other purposes as well. Mr. Farmer said he doesn't know if they're going to keep this as a practice moving forward, but once they do this and see how they feel about it maybe they can come back to it and hopes they're not wetting themselves to this being the process but let's give it a try.

A vote was taken on the amendment and approved unanimously.

Mr. O'Brien said we don't need to borrow for capital investments it can be paid for with cash not borrowed and he loves the idea that they're setting up these accounts right now and it's being funded by the sale of Wintergreen and in the future if we do have a surplus at the end of the year

that money can go into these accounts and we can actually stop borrowing and be in a better position and start paying for things like paving with cash instead of borrowing and living off of our credit card like we had for decades. He said he is very much in favor of this type of account and thinking in the future.

Mr. Farmer said they need a plan, they need to create plans, and they need to think about long term goals. He said there's lots of discussion to be had and he's looking forward to partnering with everybody to do that.

A vote was taken on the resolution as amended and it passed with 1 abstention (Osmanu)

#### 1. Order amending the 2021-2022 Fiscal Year Budget – Town Wide Savings

-- Moved by Mr. Farmer, seconded by Mr. Alston. DISCUSSION: Mr. Eatman explained how this credit was put in the budget and has to be filled and all savings to date have been used to fill other gaps so they're asking to use \$750,000 from the fund balance. Mr. O'Brien explained how historically a lot of these deficits were swept in an Omnibus end of year transfer. He said he appreciates the honesty on bad budgeting practices and the effort to be more honest and transparent. Mr. Farmer asked if it's the last time they'll see it. Mr. Eatman said yes. Ms. DeNardis said she will reluctantly vote for this but wants to be assured this is the last time it'll happen. Mr. Eatman said he cannot speak to what future Mayor's or Councils will do. Ms. Wetmore asked if this would create a surplus at the end of the year. Mr. Eatman said no. Ms. Baez thanked everyone for correcting an old problem.

A vote was taken and the item passed with 1 abstention (Wetmore)

#### 2. Second amendment to order authorizing the acceptance and expenditure of funds from the Office of Justice, Department of Justice "BJA FY 20 Coronavirus Emergency Supplemental Funding Program"

-- Moved by Mr. Farmer, seconded by Ms. Kiely. DISCUSSION: Mr. Farmer said moving forward for all department grants if they're used for silly things he'll vote against getting free money. Ms. Kiely thanked everyone for their hard work on going back to the drawing board. She then said they should try to find and use grants for overtime saying it's a lot and it's needed. Ms. Baez spoke on the few times this came before them and said she appreciates the different players who brought this forth after a lot of changes.

A vote was taken and the item passed with 2 opposed (Farmer) (Osmanu) and 1 abstention (Irvin)

3. Order authorizing the sale of property at 670 Wintergreen Avenue, Hamden  
– Wintergreen School

-- Moved by Mr. O'Brien, seconded by Mr. Farmer. DISCUSSION: Ms. Kiely said this is a difficult topic but doesn't think the vote is difficult because it's good for the Town. She said she thinks that it has been budgeted and thinks that if they had this information sooner there might have been a different outcome. She said Hamden is one Town, one population of students, and you know it's not a lot of times has been said, to tie the sale of wintergreen or the movement of students to the ability for other schools to get renovations or that somehow selling wintergreen means that other schools can stay open and she just want to make sure that they're really careful not to pit different groups of students or families or neighborhoods against each other when they have these conversations. She said it's important to make sure they're doing their jobs as Councilor members and in their relationship with the BOE have these conversations, not just with each other, not just with department heads, but with the public and figure out a way to actually have two way dialogue before it comes time for a vote.

Mr. O'Brien said Ms. Kiely said a lot of what he was going to say and he wants to be clear that future discussions will be had as to how to reinvest these funds saying there is no plan.

Mr. Farmer said he won't be supporting this tonight because they don't have a plan and he wants a plan and he wants a plan to understand the goals and expectations. He said they need to know this stuff ahead of time for discussion and dialogue and he'll vote no for anything like this without discussion, dialogue, or a plan.

A vote was taken and the item passed with 3 opposed (Farmer) (Osmanu) (Wetmore)

**PUBLIC INPUT:** Ms. Baez asked for public input one last time and there were no speakers.

**UNFINISHED BUSINESS:** None

**NEW BUSINESS:** None

There being no further business Ms. Baez adjourned the meeting at 9:08 P.M.

Respectfully submitted,

Kim Renta  
Clerk of the Council