

Town of Montville
Town Council
Regular Meeting Minutes
April 14, 2025, 7:00 p.m.
Montville Town Hall – Town Council Chambers

1. Call to Order
Chairperson May called the meeting to order at 7:00 p.m.
2. Pledge of Allegiance followed by a moment of silence in honor of our military
3. Roll Call
Present were Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Absent were Councilors Lathrop and Southard. Also present was Mayor Leonard Bunnell, Sr.
4. Special Recognitions/Presentations – *none*
5. Alterations to the Agenda
Motion made by Councilor Sabilia, seconded by Councilor Caron, to remove the following items from the Agenda:

16(k) **THE TOWN OF MONTVILLE HEREBY RESOLVES** to approve the Nepotism policy, as approved and recommended by the Town Administration Rules/Procedure Committee. (Councilor Jaskiewicz)

Discussion: Councilor Sabilia stated that the Policy requires further review by the Town Attorney. Councilor Jaskiewicz also proposed removing items 16(i), regarding the WPCA Senior Operator Class III position description, and 16(j), regarding the 2019 Delinquent Tax Collection and Foreclosure, stating that the Town Administration/Rules & Procedures Standing Committee has not yet reviewed the items. Councilor Sabilia noted that a request was received to maintain items 16(i) and (j) for discussion and approval during this evening's meeting; both the WPCA Administrator and Tax Collector are present. Mayor Bunnell stated that both items are revisions. The WPCA Senior Operator Class III position description includes a change in the supervisory duties and responsibilities, which the current Foreman has been performing for several months; the position description has been reviewed by Human Resources. The Councilors agreed to remove item 16(k) and maintain items 16(i) and (j) on the Agenda. Voice vote, 5-0, all in favor. Motion carried.
6. To Consider and Act on a Motion to Approve:
 - a. The Regular Meeting Minutes of March 10, 2025
 - b. The Special Meeting Minutes of March 20, 2025
 - c. The Public Hearing Minutes of April 7, 2025

Motion made by Councilor Caron, seconded by Councilor Jaskiewicz, to approve the March 10, 2025, Regular Meeting Minutes; March 20, 2025, Special Meeting Minutes, and; April 7, 2025, Public Hearing Minutes. Discussion: None. Voice vote, 5-0, all in favor. Motion carried.
7. Executive Session
 - a. To Consider and Act on a Motion to enter into Executive Session for the purpose of interviewing candidates for the Housing Authority and Inland Wetlands Commission. Discussions to include members of the Town Council and Mayor Leonard Bunnell, Sr. Motion made by Councilor Caron, seconded by Councilor Jaskiewicz. Discussion: The following candidates were interviewed: Eric Majewski, Inland Wetlands Commission, and Karen Perkins, Housing Authority. Voice vote, 5-0, all in favor. Invited parties exited Town Council Chambers for Executive Session at 7:04 p.m. Chairman May resumed the meeting at 7:22 p.m. No votes were taken during Executive Session.

- b. To Consider and Act on a Motion to enter into Executive Session for the purpose of discussing the sale and/or purchase of real estate in the town of Montville Discussions to include members of the Town Council, Mayor Leonard Bunnell, Sr. and Attorney Mike Satti.

Motion made by Councilor Caron, seconded by Councilor Sabilia. Discussion: None. Voice vote, 5-0, all in favor. Invited parties exited Town Council Chambers for Executive Session at 7:23 p.m. Chairman May resumed the meeting at 7:56 p.m. No votes were taken during Executive Session.

8. Remarks from the public relating to matters on the agenda with a three-minute limit – *none*
9. Communications – *none*
10. Report from the Town Attorney on Matters Referred – *none*
11. Remarks from the Mayor and/or Administrative Department Heads to include Matters Referred

Mayor Bunnell introduced Kyle Haubert, P.E., Principal, CLA Engineers, Inc., who presented the Public Works Department Report in lieu of the Public Works Director.

CLA Engineers Haubert thanked the Town Council for extending their contract, stating that he is pleased to continue working with the Town. He discussed the following projects:

Maple Avenue: They have been discussing the next phase of the Maple Avenue Paving Project, which will run from approximately 109 Maple Avenue to the Public Works Facility. Plans for the remaining road will ensue following the completion of the Animal Control Facility and Bridge Street Bridge Deck project. As a result of the trench work and cut-throughs conducted on the road over the years, very little of the original road remains, and settlement along the trench lines and the crown loss has occurred. After reviewing the repair options, they agreed to re-grade and re-pave the road, which will also address the crowning and drainage issues. A video inspection of the culverts revealed that, while there are few issues with the newer system, the older metal pipes are at the end of life. They are exploring the possibility of either lining the culverts with a structural liner, entirely replacing the culverts, or a combination of the two options. Currently, they are surveying and designing the project and anticipate sending the project out to bid this summer with construction to begin in the fall.

In response to Councilor Caron who wished to confirm that CLA Engineers would be handling the future oversight of all digging and paving projects, CLA Engineers Haubert stated that CLA is equipped to oversee projects, including construction inspections and compaction testing, as directed. CLA Engineers will also review and work with the Public Works Director to revise the Town's current Road Standards with respect to permits, restoration details, required inspections, and reimbursements for inspection costs. The Road Standards are available on the Town website.

Road Improvement Program: A list of 10 to 15 roads has been compiled for proposed work over the next five (5) years. This year's list includes Derry Hill, Gutterman, Oxoboxo Dam, Old Colchester, and Butlertown Roads, in addition to Maple Avenue and the Bridge Street Bridge Deck, which is currently out to bid. Totalling approximately 5.5 miles of paving, each will require drainage work and an estimated budget of \$4.3 million. They expect to put the project(s) out for a competitive bid in the late spring/early summer for a late summer/early fall construction. The Public Works Department will conduct portions of the work to help offset the costs.

Fishing Pier – The final funding for the project is pending. If allocated, the Contract will be initiated and signed with Suchocki & Son, Inc., Old Lyme, who was the lowest bidder, and work will begin after Memorial Day.

Camp Oakdale & Desjardins Basketball Courts – The Contractor is waiting for warmer and drier weather to lay the epoxy coating, which requires a consistent temperature between 50 to 60 degrees.

Camp Oakdale Maintenance Garage – The report has been filed with CT DEEP (Connecticut Department of Energy and Environmental Protection) and published. The MS4 Sampling Program and Transfer Station Sampling Program will be reviewed to, possibly, consolidate the bids.

MS4 Annual Report – The report has been filed with CT DEEP (Connecticut Department of Energy and Environmental Protection) and published. The MS4 Sampling Program and Transfer Station Sampling Program will be reviewed for possible consolidation of the bids.

Sand & Salt – The Sand & Salt Budget is over budget due to the number of storms and salt shortage. The Salt Shed is currently full.

Municipal-owned Speed Limit Signs – The CT DOT (Connecticut Department of Transportation) is developing plans to replace the municipally-owned speed limit signs on rural roads with retro-reflective signage, per the federal guidelines. A list of the roads is pending.

Public Works Garage Drainage – The drainage repairs at the Garage are near completion and new floor drains have been installed.

Tree Removal – A bucket truck has been rented for tree removal. Approximately eight to ten trees are being removed per day.

Street Sweeping – The Road Sweeping Program will soon begin.

Catch Basin & Curb Repairs – The Public Works Crew is preparing to repair the catch basins and curbs damaged over the winter.

Litter – The Public Works Crew continues to pick up the litter along the town roads.

Grass Cutting – The Public Works Department will begin its spring maintenance, including cutting the grass along the edges of the town roads and recreational fields. Both soccer and lacrosse are utilizing the fields at this time.

Camp Oakdale Bathrooms – The bathrooms at Camp Oakdale will soon be painted and opened for the season.

Senior Center Boiler – A redundant system of (2) boilers will be installed at the Senior Center by All-Tech Plumbing & Heating.

Public Safety Building A/C – All-Tech Plumbing & Heating is also in the process of acquiring the coils for the air-conditioning system at the Public Safety Building.

Finance Director Julie Chapman reported that the Proposed FY2025/26 Budget will be finalized this week. The Department is preparing the official statement for the Bond Rating and go out to bond this spring for previously approved projects. The Department is also working on the Audit. The Treasurer has been absorbing the accounts payable duties as the individual has moved on to another opportunity; the position has been posted. The Tyler Technologies Content Manager Core Module, which is on this evening's agenda (Item 16(e)), will allow them to scan documents into the financial system, linking them to their associated item and modernizing and streamlining the requisition and purchase order process. Following the establishment of the Module, they will begin modernizing the payroll system.

Mayor Bunnell commended the Montville Police Department on attaining the Police Officer Standards and Training Council Tier III Accreditation – a tremendous accomplishment. Tree cutting is being conducted along Route 32 as part of the state's safety improvement project. Due to the variations in the state's right-of-way and the dead trees that were cut with the owners' permission, there are variations in the cutting. He continues to attend as many Board and Commission meetings as possible. The consulting firm, BJH Advisors, was selected for the CIF (Community Investment Fund) Route 32 Development Plan; the project will proceed, pending the CT DECD (Connecticut Department of Economic & Community Development). The Firefighter CBA (Collective Bargaining Agreement) talks have begun. He had the honor of presenting a proclamation to Resident Lillian Baldino, who turned 100. Firefighter Dan Sawyer was selected to fill the 16th Firefighter position. Interviews for the Tax Assessor and Land Use & Development Administrative Assistant positions are taking place. The vacancy left by Tax Assessor Lucy Beit, who is retiring, will be a tremendous loss to the Town. The Department Head Meetings continue to prove to be beneficial. He offered his special appreciation to Resident Dean Terry, who volunteered as the Clerk of the Works for the Animal Control Facility. The Groundbreaking Ceremony for the Animal Control Facility was held on March 29.

12. Reports from Standing Committees

a. Town Administration/Rules of Procedure – *Items on the Agenda*

b. Finance

The Finance Committee will soon begin their review of the Mayor's proposed FY2025/26 Budget.

Motion made by Councilor Caron, seconded by Councilor Sabilia, to appoint Councilor Southard as a temporary member of the Finance Committee.

Discussion: Councilor Southard will serve on the Committee for Councilor Jaskiewicz while he recuperates from his recent surgery. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Motion carried.

c. Public Works/Solid Waste Disposal

Councilor Caron reported that, in addition to CLA Engineers Haubert's report, the Committee is discussing the possibility of increasing the cost of non-burnable and other items. Options discussed included purchasing a scale and reviewing the punch card system. A comparison of other towns' fees will be drafted. Mayor Bunnell added that SCRRRA (Southeastern Connecticut Regional Resource Recovery Authority) was recently awarded a \$4.5 million Grant to implement a food waste composting facility, which would be a long-term remedy to the cost issues.

13. Reports from Special Committees and Liaison Councilors

a. Councilor Caron: Commission on Aging, Non-Profit Organizations, Social Services, Volunteer Firefighters' Relief Fund

Commission on Aging – Senator Cathy Osten attended the Commission's meeting to discuss elderly housing and the licensing of aides. The Senior Center is offering new programs and continues to offer its popular computer classes. An average of 50 to 65 individuals takes advantage of the Center's Dollar Lunches and an estimated 400-500 individuals visit the Senior Center monthly. The Center is in dire need of new carpeting and painting.

Social Services – Federal and State cuts are negatively affecting the services the Town provides, including the Veterans Coffee Hour and USDA food shipments. He plans to solicit additional donations to help supplement their services.

b. Councilor Jaskiewicz: Board of Education, Planning & Zoning Commission

Board of Education – The BOE continued their budget discussions with a 4.49% increase. Chairperson May added that the SY2025/26 tuition rates were set and the Superintendent of Schools and BOE will be recognizing the retiring teachers on June 4.

- c. Councilor Lathrop: Economic Development Commission, Water Pollution Control Authority

Water Pollution Control Authority Administrator Ron McDaniel reported that the three (3) pending items are on this evening's agenda. He also reported on a pipe replacement at Kitemaug and Massapeag Roads due to a forced main break and the waiving of the water and sewer connection fees for the Animal Control Facility.

- d. Councilor Sabilia: Conservation Commission, Public Safety Commission, Youth Services Bureau and Advisory Board

Conservation Commission – The Commission was busy promoting the Bond for the partial funding of the Bond Property purchase by the Avalonia Land Conservancy, which failed during a recent Town Meeting. They are busy planning the Connecticut Trails Day event in June.

Public Safety Commission – He thanked the Police Department, which is busy patrolling and utilizing the speeding and distracted driving grants.

Youth Service Bureau – Summer Center Registration will begin on May 12 at 8:00 a.m. Six (6) to seven (7) students will attend *YSB Day* on April 29 at the Capital. In partnership with the Montville Police Department, a *Prescription Drug Take Back Day* will be held on Saturday, April 26, from 10:00 a.m. to 2:00 p.m. at the Public Safety Building. Channel 3 will be featuring the Bureau's *You Good Bro?* Mental Health Campaign and a Montville Police patch will soon be for sale to benefit the First Responders. A *Ben & Jerry's Benefit Night* will also be held on May 5 from 6:00 to 9:00 p.m. to benefit CABLE (Connecticut Alliance to Benefit Law Enforcement), which provides training to first responders and mental health clinicians.

- e. Councilor Southard: Farmers Market Committee, Library Committee, Parks & Recreation Commission

Parks & Recreation Commission – The Commission inquired as to whether Commissioners may serve as a member of the public on the Community Center Committee or if the Committee's makeup can be amended due to the lack of applicants. The Commission is working with the Town Engineer on the Camp Oakdale Improvement Plan. The Commissioners have begun their Annual Walk-throughs of the Town's facilities.

The Mayor will consult with the Parks & Recreation Commission Chairperson regarding the proposed amendment to the makeup of the Community Center Committee.

Farmers Market Committee – Farmers Market Opening Day is June 24. The Committee is seeking local businesses and non-profit organizations to set up a table and promote their services on Community Day, which will be held on July 1; the Montville Police Department and Fire Companies will also be hosting a Touch-a-Truck at the event. Information regarding their upcoming events may be found on their website (<https://www.montvillectfarmersmarket.com>) and Facebook page (<https://www.facebook.com/montvillefarmersmarket>).

14. Appointments and Resignations

- a. To Consider and Act on a Motion to accept the resignation of Joseph Berardy from the Inland Wetlands Commission, effective immediately.

Motion made by Councilor Jaskiewicz, seconded by Councilor Caron. Discussion: None. Voice vote, 5-0, all in favor. Motion carried.

- b. To Consider and Act on a Motion to accept the resignation of Sandra Berardy from the Inland Wetlands Commission, effective immediately.
Motion made by Councilor Jaskiewicz, seconded by Councilor Caron. Discussion: None. Voice vote, 5-0, all in favor. Motion carried.
- c. To Consider and Act on a Motion to appoint Rich Kohlbrecher to fill a vacancy on the Economic Development Commission, with a term to expire on June 14, 2026.
Motion made by Councilor Jaskiewicz, seconded by Councilor Sabilia. Discussion: None. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Motion carried.
- d. To Consider and Act on a Motion to appoint Rich Kohlbrecher to fill a vacancy on the Regional Tourism District, with a term to expire on August 12, 2025.
Motion made by Councilor Jaskiewicz, seconded by Councilor Sabilia. Discussion: None. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Motion carried.
- e. To Consider and Act on a Motion to re-appoint Walter Hewitt to the Economic Development Commission, with a term to expire on May 13, 2029.
Motion made by Councilor Jaskiewicz, seconded by Councilor Caron. Discussion: None. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Motion carried.
- f. To Consider and Act on a Motion to accept the resignation of Kari Wall from the Conservation Commission, effective immediately.
Motion made by Councilor Jaskiewicz, seconded by Councilor Caron. Discussion: Chairperson May noted that Ms. Wall was an Alternate Member of the Conservation Commission. Voice vote, 5-0, all in favor. Motion carried.
- g. To Consider and Act on a Motion to waive the waiting period for appointments, Rules 14C of the Town Council Rules of Procedure, for the Housing Authority and Inland Wetlands Commission.
Motion made by Councilor Jaskiewicz, seconded by Councilor Sabilia. Discussion: None. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Motion carried.
- h. To Consider and Act on a Motion to re-appoint or appoint one of the following persons: DeeAnn Morton or Karen Perkins to the Housing Authority with a term to expire on April 30, 2030.
Motion made by Councilor Jaskiewicz, seconded by Councilor Sabilia. Discussion: None. Voting in Favor of DeeAnn Morton: None. Voting in Favor of Karen Perkins: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Karen Perkins was appointed as a Member of the Housing Authority.
- i. To Consider and Act on a Motion to appoint Eric Majewski as a member of the Inland Wetlands Commission, with a term to expire on February 9, 2027.
Motion made by Councilor Jaskiewicz, seconded by Councilor Caron. Discussion: None. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Motion carried.
- j. To Consider and Act on a Motion to accept the resignation of Kelley Orbe from the Farmers Market Committee, effective immediately.
Motion made by Councilor Jaskiewicz, seconded by Councilor Sabilia. Discussion: None. Voice vote, 5-0, all in favor. Motion carried.

15. Unfinished Business – *none*

16. New Business

- a. **Resolution #2025-29. THE TOWN OF MONTVILLE HEREBY RESOLVES** to refund taxes due to overpayments and corrections in the amount of \$4,702.10 (four thousand seven hundred two dollars and ten cents) as requested by the Tax Collector. (Councilor May)

Motion made by Councilor Jaskiewicz, seconded by Councilor Caron. Discussion: None. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.

- b. **Resolution #2025-30. THE TOWN OF MONTVILLE HEREBY RESOLVES** to waive the sealed bid requirement in Section 708(a) of the Town Charter for the Senior Center Boiler as it is in the best interest of the Town. (Mayor Bunnell)

Motion made by Councilor Jaskiewicz, seconded by Councilor Sabilia. Discussion: Mayor Bunnell stated that a sealed bid process was engaged and, in the effort to expedite the project, neglected to include the item on the previous agenda. The bids received were All-Tech Plumbing & Heating, LLC, \$37,500.00; City Mechanical, Inc., \$39,400.00; New England Mechanical Services, Inc., \$43,266.00. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.

- c. **THE TOWN OF MONTVILLE HEREBY RESOLVES** to consider and act on a motion to introduce and set the date for a public hearing for an ordinance titled “An Ordinance Regarding the Conveyance of Real Property Located at 14 and 22 Bridge Street” on Tuesday, April 24, 2025, at 6:00 p.m. The Public Hearing will be held at Montville Town Hall in the Town Council Chambers. (Mayor Bunnell)

Motion made by Councilor Jaskiewicz, seconded by Councilor Sabilia. Discussion: None. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.

Motion made by Councilor Jaskiewicz, seconded by Councilor Sabilia, to amend the motion as follows:

Resolution #2025-31. THE TOWN OF MONTVILLE HEREBY RESOLVES to consider and act on a motion to introduce and set the date for a public hearing for an ordinance titled “An Ordinance Regarding the Conveyance of Real Property Located at 14 and 22 Bridge Street” on Tuesday, May 6, 2025, at 6:00 p.m. The Public Hearing will be held at Montville Town Hall in the Town Council Chambers. (Mayor Bunnell)

Discussion: None. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.

- d. **Resolution #2025-32. THE TOWN OF MONTVILLE HEREBY RESOLVES** to authorize the appropriation of \$40,000.00 (forty thousand dollars) from the Town of Montville’s LOCIP Entitlement account, to account 36101 – 52156 to complete the Boat Launch and Pier Project. (Councilor May)

Motion made by Councilor Jaskiewicz, seconded by Councilor Sabilia. Discussion: Chairperson May stated that the item was reviewed and approved by the Finance Committee. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.

- e. **Resolution #2025-33. THE TOWN OF MONTVILLE HEREBY RESOLVES** to authorize the transfer of \$12,303 (twelve thousand three hundred three dollars) from account 10480-52164, Contingency to account 10440 – 52036 to implement the Tyler Technologies Content Manager Core module. (Councilor May)
- Motion made by Councilor Jaskiewicz, seconded by Councilor Caron. Discussion: None. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.
- f. **Resolution #2025-34. THE TOWN OF MONTVILLE HEREBY RESOLVES** to adopt the fiscal year 2025-2026 Town of Montville Water Pollution Control Authority proposed water budget in the amount of \$1,760,440.00 (one million seven hundred sixty thousand four hundred forty dollars). (Councilor May)
- Motion made by Councilor Jaskiewicz, seconded by Councilor Caron. Discussion: WPCA Administrator McDaniel stated that the proposed Resolution is to adopt the proposed budget, which reflects an operating loss of \$759,000.00 for the next fiscal year. The Fee Schedule, which includes the proposed fee increase, will be introduced at the Public Hearing and subsequently voted upon by the Town Council. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.
- g. **Resolution #2025-35. THE TOWN OF MONTVILLE HEREBY RESOLVES** to consider and act on a motion to set the date of Tuesday, May 6, 2025, at 6:30 p.m. regarding the proposed revisions to the existing water rate schedule. The Public Hearing will be held at Montville Town Hall in the Town Council Chambers. (Councilor May)
- Motion made by Councilor Caron, seconded by Councilor Jaskiewicz. Discussion: While the increase will help offset the WPCA's operating loss, the rate increase is also due to the rate increase by the City of Groton. The increase will affect approximately 470 households. The water rate will continue to be lower than surrounding towns and has not increased in over 11 (eleven) years. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.
- h. **Resolution #2025-36. THE TOWN OF MONTVILLE HEREBY RESOLVES** to amend the 2011 the position description for the WPCA Senior Operator Class III Position, as approved and recommended by the Town Administration Rules/Procedure Committee. (Councilor Jaskiewicz)
- Motion made by Councilor Sabilia, seconded by Councilor Caron. Discussion: Councilor Jaskiewicz apologized for the inability of the Town Administration/Rules & Procedure to meet to discuss the position description due to a lack of quorum due to illnesses. WPCA Administrator McDaniel stated that the revision allows an individual to act as the Supervisor in the absence of the Superintendent. The position will involve an in-house promotion for the individual who has been performing the duties for several months. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.
- i. **Resolution #2025-37. THE TOWN OF MONTVILLE HEREBY RESOLVES** to amend the 2019-19 Delinquent Tax Collection and Foreclosure Policy, as approved and recommended by the Town Administration Rules/Procedure Committee. (Councilor Jaskiewicz)
- Motion made by Councilor Jaskiewicz, seconded by Councilor Sabilia. Discussion: Tax Collector David Greaves stated that the current ordinance creates challenges, including its alignment with the collection calendar and criteria for enforcement actions. Under

the revised Policy, taxpayers will have opportunities and ample notice(s) to bring their account(s) up-to-date before sending the item to a tax sale. He explained the tax sale process, stating that it significantly reduces the Town's liability in comparison to a foreclosure. Tax sales may also involve motor vehicles, personal property, water and sewer charges, and liens. The Policy has not been reviewed by the Town Attorney. Mayor Bunnell stated that the amendment provides taxpayers with ample opportunities to bring their accounts up to date. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.

- j. **THE TOWN OF MONTVILLE HEREBY RESOLVES** to approve the Nepotism policy, as approved and recommended by the Town Administration Rules/Procedure Committee. (Councilor Jaskiewicz)

The item was removed from the Agenda.

- k. **Resolution #2025-38. THE TOWN OF MONTVILLE HEREBY RESOLVES** to approve and adopt the revised 2025-12 Resolution entitled "Resolution Authorizing the Execution of a Lease-Purchase Agreement to Acquire Equipment" (M-37) a copy of which Resolution is attached hereto as Exhibit A; and to waive the reading of the entire resolution and to incorporate its full text into the minutes of the meeting. (Mayor Bunnell)

Motion made by Councilor Sabilia, seconded by Councilor Caron. Discussion:

Chairperson May stated that the Resolution, which was previously voted upon, includes a clarification in its language. Roll Call vote, 4-1. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, and May. Voting in Opposition: Councilor Yuchniuk. Resolution passed.

- l. **Resolution #2025-39. THE TOWN OF MONTVILLE HEREBY RESOLVES** to authorize the Mayor to enter into an agreement with the Mohegan Tribe of Indians of Connecticut. (Councilor May)

Motion made by Councilor Jaskiewicz, seconded by Councilor Caron. Discussion:

None. Roll Call vote, 5-0, all in favor. Voting in Favor: Councilors Caron, Jaskiewicz, Sabilia, Yuchniuk, and May. Voting in Opposition: None. Resolution passed.

- 17. Remarks from the Public with a three-minute limit – *none*

- 18. Remarks from the Councilors and the Mayor
Councilor Sabilia wished everyone a Happy Easter.

Mayor Bunnell thanked the Department Heads for attending this evening's meeting, including the WPCA Administrator. He also expressed his regrets as he will not be present to complete the budget process.

Chairperson May thanked everyone for attending this evening's meeting. He was also pleased with and thanked the 960+ residents who attended and voted on the proposed bond for the Bond Property and commended the Town Clerk and Registrar of Voters for an outstanding job preparing and organizing the Town Meeting.

- 19. Adjournment

Motion made by Councilor Sabilia, seconded by Councilor Caron. to adjourn the meeting at 9:23 p.m. Discussion: None. Voice vote, 5-0, all in favor. Meeting adjourned.

AN AUDIO RECORD OF THE MEETING CAN BE FOUND ON THE TOWN'S WEBSITE LOCATED UNDER RESOURCES – MEETING RECORDINGS

ATTACHMENT A

**TOWN OF MONTVILLE, CONNECTICUT
TOWN COUNCIL**

**RESOLUTION AUTHORIZING THE EXECUTION OF A LEASE
PURCHASE AGREEMENT TO ACQUIRE EQUIPMENT**

WHEREAS, the Town of Montville, Connecticut (the “Town”), desires to enter into a lease purchase financing for the acquisition of a US Fire Medium Duty Rescue Truck Pumper from Community Leasing Partners, a Division of Community First National Bank (the “Lessor”) pursuant to a proposal from the Lessor dated February 26, 2025 in the amount of \$611,654.00 (the “Equipment”); and

WHEREAS, the Town desires to acquire the Equipment and enter into a lease purchase agreement with the Lessor to finance the acquisition of such Equipment.

NOW THEREFORE, BE IT RESOLVED,

1. That (i) the Mayor and the Director of Finance are hereby authorized to receive and review a proposal or proposals for the lease purchase financing of the Equipment, and make an award to the Lessor as the Mayor and the Director of Finance determine to be in the best interests of the Town, and (ii) the Mayor is hereby authorized to enter into a lease purchase agreement (the “Lease”) by and between the Town and the Lessor for the lease of the Equipment for a period of no more than ten (10) years, in such form and having such terms and details as determined by the Mayor and the Director of Finance, subject to the following limitations. The amount to be financed under the Lease shall be no greater than \$611,654.00 and payable in installments of principal and interest, the frequency of which to be determined by the Mayor and Director of Finance. At the conclusion of the term of the Lease, provided all the payments required under the Lease, including payments of rent, have been made, the Lessor’s interest in the Equipment shall terminate. Payments in respect of the Lease shall be subject to annual appropriations of the Town. The Lease shall include a “non-appropriation of funds” clause allowing for termination in the event that sufficient funds are not appropriated to make payments of rent and other amounts each fiscal year.

2. That the Mayor and the Director of Finance are hereby authorized to make such representations and covenants and to execute and deliver such contracts, financing statements, affidavits, agreements and documents, including but not limited to, an escrow agreement and a tax regulatory agreement, as are determined by the Mayor and the Director of Finance to be necessary or desirable to evidence and secure the Town’s obligations pursuant to the Lease, to ensure the interest paid on the Lease is exempt from taxation under the Internal Revenue Code of 1986, as amended (the “Code”), and to finance the purchase of the Equipment, and that the execution of such contracts, financing statements, affidavits, agreements and documents shall be conclusive evidence of such determination.

3. That the Mayor or the Director of Finance is hereby authorized to appoint a bank or trust company to act as escrow agent in connection with the foregoing lease purchase transaction and to do or cause to be done any and all other acts and things necessary or proper to further the purposes of this resolution and the terms and obligations in respect of the Lease.

4. The Town hereby expresses its official intent pursuant to Section 1.150-2 of the Federal Income Tax Regulations, Title 26 (the “Regulations”), to reimburse expenditures paid up to sixty days prior to and any time after the date of passage of this Resolution in an amount not to exceed \$611,654.00 for the Equipment with the proceeds of the Lease. The Lease shall be issued to reimburse such expenditures not later than 18 months after the later of the date of the

expenditure or the substantial completion of the purchase of the Equipment, or such later date the Regulations may authorize. The Town hereby certifies that the intention to reimburse as expressed herein is based upon its reasonable expectations as of this date. The Director of Finance or her designee is authorized to pay project expenses in accordance herewith pending the execution of the Lease.

5. Nothing contained in this Resolution, the Lease nor any other instrument shall be construed with respect to the Town as incurring a pecuniary liability or charge upon the full faith and credit of the Town or against its taxing power, nor shall the breach of any agreement contained in this Resolution, the Lease or any other instrument or document executed in connection therewith impose any pecuniary liability upon the Town or any charge upon its full faith and credit or against its taxing power, except to the extent that the payments payable under the Lease are special limited obligations of the Town as provided in the Lease.