



Legislative & Rules Committee – Board of Representatives

Eileen Heaphy, Chair

Committee Report

Date: Monday, July 21, 2014
Time: 7:00 p.m.
Place: Democratic Caucus Room, 4th Floor Government Center, 888 Washington Boulevard, Stamford, CT

The Legislative & Rules Committee met as indicated above. In attendance were Chair Heaphy and Committee Member Reps. Day, Mitchell, Ryan, Silver and Zelinsky. Absent or excused were Committee Member Reps. Coleman, Doyle and Okun. Also present were President Skigen; Rep. DeLuca; Jane Freeman, Cacace, Tusch & Santagata; Megan Shutes, Rippowam Corp./COC; and Michael Toma, Law Department.

Chair Heaphy opened the meeting at 7:09 p.m.

Item No.	Description	Committee Action
1. LR29.018	ORDINANCE for public hearing & final adoption; approving a tax abatement agreement between the City, 22 Clinton LLC and Housing Authority of the City of Stamford 05/15/14 – Submitted by Mayor Martin 06/16/14 – No Action Taken 06/30/14 – Approved by Committee 6-0-0 07/07/14 – Approved for publication on Consent Agenda	Approved 5-0-1
2. LR29.019	ORDINANCE for public hearing & final adoption; approving a tax abatement agreement between the City, 18 Quintard LLC and Housing Authority of the City of Stamford 05/15/14 – Submitted by Mayor Martin 06/16/14 – No Action Taken 06/30/14 – Approved by Committee 6-0-0 07/07/14 – Approved for publication on Consent Agenda	Approved 5-0-1

Chair Heaphy opened the public hearings on Item Nos 1 and 2. There were no members of the public wishing to speak and the public hearings were closed.

¹ Video Time Stamp 00:00:41

In response to questions from the Committee, Ms. Shute stated that

- All units at 22 Clinton are 1-bedroom units
- All units have annual housekeeping and quality control inspections which seek to verify the number of individuals living in a unit
- Currently 22 Clinton is all low income housing, but as the project ages, 50% will be project-voucher low income and 50% will be moderate income. This will happen as a result of attrition. The income qualification would be under 60% of AMI for the local area
- Right now everyone in the building is eligible for Section 8 vouchers.
- At 18 Quintard Terrace, of the 60 units, 11 are studio units, there is one 2 bedroom unit occupied by a pair of sisters and the rest are 1 bedroom units.
- The proposed rent for these units would be \$1100/month, which is the minimum that can be charged to maintain the building without the vouchers.
- They need to make sure that this building remains affordable to individuals at the 60% AMI and do not anticipate increasing the rents.

This is just a technical change to the agreements to add Housing Authority d/b/a COC as a signatory to the agreement.

A motion to approve Item No. 1 was made, seconded and approved by a vote of 5-0-1 (Reps. Heaphy, Day, Ryan, Silver and Zelinsky in favor, Rep. Mitchell abstaining.)

A motion to approve Item No. 2 was made, seconded and approved by a vote of 5-0-1 (Reps. Heaphy, Day, Ryan, Silver and Zelinsky in favor, Rep. Mitchell abstaining.)

- ²3. [LR29.022](#) REVIEW; Purchasing Ordinance (Code Chapter 23, Article II) **Held in Committee 6-0-0**
06/04/14 – Submitted by Reps. Fedeli, Day, Coppola and Fountain
06/16/14 – No Action Taken

A motion to hold Item No. 3 was made, seconded and approved by unanimous vote (Reps. Heaphy, Day, Mitchell, Ryan, Silver and Zelinsky in favor.)

- ³4. LR29.023 REVIEW; Planning Board's latest triennial list of City-owned and City-leased properties (Code §9-4) **Held in Committee 6-0-0**
06/04/14 – Submitted by Reps. Reeder and Ryan
06/16/14 – No Action Taken

A motion to hold Item No. 4 was made, seconded and approved by unanimous vote (Reps. Heaphy, Day, Mitchell, Ryan, Silver and Zelinsky in favor.)

- ⁴5. [LR29.026](#) RESOLUTION & public hearing; Approving a Lease Addendum between the City of Stamford and the Neighborhood Preservation Foundation, Incorporated concerning the "Lease for Housing for

² Video Time Stamp 00:14:22

³ Video Time Stamp 00:15:20

⁴ Video Time Stamp 00:16:30

- Whether the Board could require someone to identify themselves, although this might present a FOIA issue
- Libel of public officials has a higher standard of proof than libel of regular individuals
- Corporation Counsel needs to come up with a policy that protects the City
- The two extremes would protect the City the most by eliminating all discretion - either a hard and fast policy that all communications get to all members and get posted or a policy that no communications will be distributed and any communications to members must be addressed to them individually
- Whether communications should be posted on the website at all – Mike Toma stated that there is no need to do so
- That Corporation Counsel should develop a policy based on the discussion, and get back to the committee with any legal ramifications of not posting any communications

Chair Heaphy adjourned the meeting at 8:39 p.m.

Respectfully submitted,

Eileen Heaphy, Chair

This meeting is on [video](#).