

ANTI-BLIGHT COMMITTEE

Meeting Minutes

December 10, 2014

Members

Thomas Mills - present
Robert Figueroa - present
Franklin Melzer, Esq. - present
Carl Franzetti - absent
Patricia Parry - absent

Staff

Paul Zeiss - present
Carrie Dinella - present

Special Counsel

Vincent Freccia, Esq. - present

Guests: Chris Dellaselva, Assistant Corporation Counsel – City of Stamford
Ted Jankowski, Director of Public Safety – City of Stamford
Barry Michelson – Zoning Board Member

1. Call to Order

Mr. Mills called the meeting to order at 6:10 p.m.

Mr. Mills then announced to the Committee that he would be stepping down as the Zoning Board member of the Anti-Blight Committee and that Mr. Barry Michelson would be his delegate. He thanked the Committee for all of their help and assistance over the years and is proud of the work they have accomplished as a Committee.

Mr. Melzer made a motion to take the Agenda out of order. Mr. Figueroa seconded. Motion passed 3-0.

7. Director of Public Safety, Health and Welfare, Ted Jankowski: presentation on surveillance cameras re: illegal dumping.

Director Jankowski informed the Committee that the City of Stamford Camera Review Committee has instituted a surveillance pilot program to prevent illegal dumping. There are eight (8) locations approved for use of surveillance apparatus. Under the City Ordinance, the Director of Administration is given the authority to use Anti-Blight funds for the enforcement and prevention of blight issues. While not necessary for the Anti-Blight Committee to approve, Mr. Jankowski appeared before the Committee to apprise of these developments. He will present periodic status updates to the Committee. All present Committee members are in favor and thanked Mr. Jankowski for his presentation.

6. Stamford Law Department: Chris Dellaselva, Esquire, presentation on pending litigation.

Attorney Dellaselva requested that the Committee go into Executive Session in order to discuss a legal strategy for pending litigation. Committee went into Executive Session at 6:45 p.m.

Executive Session ended at 7:15 p.m. The Committee approved the legal strategy recommended by Attorney Dellaselva.

Mr. Melzer moved to resume order of the Agenda. Mr. Figueroa seconded that motion. Motion passed 3-0.

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2. Approval of Minutes

Draft minutes from the October 9, 2014 Committee's meeting were reviewed. Mr. Melzer moved to approve the Minutes. Motion seconded by Mr. Figueroa. Motion passed 3-0.

3. Old Business: Presented by ABO Paul Zeiss

- a. 23 Dryden Street – No further complaints. Property is in good shape.
- b. 53 Westover Rd. – Property owners continuing rehab. Property is in good shape.
- c. 1353 High Ridge Road, Request to close – Settlement funds received. Mr. Melzer moved to close the matter and remove property from the list. Mr. Figueroa seconded. Motion passed 3-0.
- d. 146 Culloden Rd. – Property owner was making progress on property, but has stopped the work. Mr. Melzer moved to send a deadline letter to the property owner. Mr. Figueroa seconded. Motion passed 3-0.
- e. 431 Haviland Rd. – Property owner was making progress on property, but has stopped the work. Mr. Melzer moved to send a deadline letter to the property owner. Mr. Figueroa seconded. Motion passed 3-0.
- f. 197 East Main St., Request to close – Matter settled with the City. Funds received. Mr. Melzer moved to close matter and remove from list. Mr. Figueroa seconded. Motion passed 3-0.

4. Collection and Enforcement

Attorney Freccia reviewed, and gave a status of, the list of certified properties.

5. New Business

ABO Zeiss made a presentation to the Committee of current properties with blight violations. Property owners, occupants and lien-holders were mailed the requisite Notice of Level 1 Hearing and did not attend.

- a. 68 Spruce St. – Inaccurate address on Notice requires re-notice of level 1 hearing.
- b. 15 Meadowpark Ave. West – Mr. Melzer moved to certify the property as blighted. Mr. Figueroa seconded. Motion passed 3-0.
- c. 15 Liberty St. – Mr. Melzer moved to certify the property as blighted. Mr. Figueroa seconded the motion. Motion passed 3-0.
- d. 9 Ayers Dr. – Mr. Melzer moved to certify the property as blighted. Mr. Figueroa seconded the motion. Motion passed 3-0.

There being no further business, Mr. Figueroa moved to adjourn. Mr. Melzer seconded the motion. Motion passed 3-0. Meeting adjourned at 7:48 p.m.

Respectfully submitted,

Anti-Blight Committee