



Stamford Water Pollution Control Authority Board Meeting
Wednesday, November 6, 2013 – 5:30 PM
Stamford Government Center
4th Floor Board of Finance Conference Room
888 Washington Blvd, Stamford, CT
Full Meeting Minutes
(The meeting was videotaped.)

Attendees

Ernie Orgera	Chairman, WPCA Board
Michael Handler	WPCA Board Member
Tim Abbazia (absent)	WPCA Board Member
Cristina Andreana	WPCA Board Member
Daniel Capano	WPCA Board Member
Donald Huppert	WPCA Board Member
Mitchell Kaufman (absent)	WPCA Board Member
Dan Schwartz	WPCA Board Member
William Brink	Executive Director, WPCA
Rhudean Bull	Administration Manager, WPCA
Prakash Chakravarti	Supervising Engineer, WPCA
William Degnan	Plant Supervisor, WPCA
Marie Sabo	Laboratory Director, WPCA
Mark Turndahl	Accountant, WPCA
Daniel McCabe	WPCA Legal Counsel

Call to Order, Pledge and Roll Call

M. Handler called the meeting to order at 5:30 PM with Roll Call and the Pledge of Allegiance. He stated that Chairman Orgera would be arriving later. A quorum was present (5 Board Members).

Public Participation

There was one member of the Public who wished to speak concerning an easement issue at 39 East Cross Road.

Minutes Approval

D. Huppert made a motion to approve the October 2, 2013 Full Board Meeting Minutes; seconded by D. Capano. There was no discussion. **Vote:** 4-0-1; abstention: D. Schwartz.

Sub-Committee Reports

a. Finance Committee

C. Andreana reported that the Committee met on October 30th and that an update on the SWPCA audit was presented by B. Blasnik and B. Decker; there were three "open items" for resolution at that time and would be addressed by the auditors; comments were made about how well the audit went; a draft of the Management Letter may be available for the next Finance Committee Meeting.

M. Handler asked if the auditors attended Finance Committee Meetings and conducted weekly phone calls as originally requested; C. Andreana answered that they came to one meeting and that she followed-up with the weekly calls to address items; she stated that the auditors were pleased with the presence of the

Executive Director, the WPCA Accountant, and the update of procedures, adding that there are still 2 open items on the City-side, not under WPCA control.

M. Handler asked D. Yanik to respond to which he answered that one issue was related to updating financials for which he had pushed back significantly and it is not something he is actively working on. C. Andreana reported that they reviewed the October billing reports and were pleased to note that the billing was done at the end of the 2nd week of the month.

She reported the committee started a discussion and analysis of offering discounts; they discussed the topic of establishing a policy to implement a flat rate for properties located on sewer streets but still remaining on septic systems (to be covered later in Agenda Item 6). C. Andreana announced that the next Finance Committee Meeting would be held on November 20th.

b. Technical Committee

D. Capano reported that the Committee met on October 16th and provided the following information to the Board—a presentation by a vendor on water-proofing; Odor Control—issues of odors at the corner of Magee Avenue and Pumping Station Road were found to be due to stuck dampers in the Solids Processing Building which caused the H₂S to vent right outside; the headworks scrubbers are operating and Staff is winterizing them. He reported there was a meeting on the Sludge Drying operation today but B. Brink added that the meeting was postponed until next week due to the resignation of Rob Montenegro from Synagro. B. Brink reported that a meeting was held with the Union and the Labor Relations Specialist about the settlement pertaining to the operation of the dryer and that the Labor Specialist will report back next week on this issue.

B. Brink reported that RFP 619 for Engineering Services is underway and that 3 firms have been short-listed for task I: AECOM, Arcadis, and Wright-Pierce; the group will meet on Nov. 14th to short-list the firms for Task V.

NOTE: At 5:47, E. Orgera joined the meeting (6 Board Members)

D Capano reported that the mixed liquor piping to secondary clarifiers #1 and #4 was discussed; Staff identified that the piping was not quite right (diagram shown); B. Brink explained the impact of this to the flow distribution to the final/secondary clarifiers and discussed the plan for the WPCA Staff to do the repairs; there was discussion as to whether those involved in the design and installation should be contacted; B. Brink stated that he had contacted both Carlin Constructors, who did not respond, and CH2MHILL who said their files do not show uneven flow and they had nothing to reflect that changes were made.

M. Handler suggested that D. McCabe should get involved to contact them; D. Huppert said he suspected they will say the Executive Director approved the changes; B. Brink said he would work with Attorney McCabe on the letter's technical details. B. Brink stated that the total cost to repair--\$10,000 for the test pits and \$20,000 for the total repair to look at redoing flow distribution.

D. Capano reported that he worked with Greg Knapp (Knapp Engineering) on the pump station. The next Committee Meeting will be November 19th

Discussion and Vote: Stamford Housing Authority Request Regarding Connection Fee Adjustment

D. McCabe provided a letter to the Board from the Housing Authority seeking a change to the formula currently in use for the calculation of sewer connection fee for new developments that replace existing residential units or alternate sites. And also requesting a change in policy as to how units are counted, suggesting it be done by bedrooms, not bathrooms. Attorney McCabe requested that the Board review the letter and put the topic back on the agenda for the next monthly meeting due to the number of issues raised. Chairman Orgera asked R. Bull if similar changes had been made for anyone else to which she replied that this was an absolutely unique situation. She also added that the Housing Authority is asking that we hold-off on placing liens on the properties. During discussion, the following points were made:

- ✓ B. Brink: a credit for bathrooms removed belongs to the new property owner, credits stay with the property, not an owner

- ✓ D. McCabe: when asked for his recommendation, stated that he felt this is too controversial and has too many issues associated with the request and recommended that the Board deny it
- ✓ R. Bull: informed the Board that Mr. Gottlieb requested that he be allowed to present his case to the Board
- ✓ M. Handler: suggests that Mr. Gottlieb pay as charged while this is being resolved

D. Huppert motioned that this discussion and vote be put on hold until the next Board Meeting to allow for Mr. Gottlieb's presentation, seconded by C. Andreana. There was no additional discussion. **Vote:** 6-0-0.

Establish Policy to Implement Flat Rate (Residential Average or \$224.40) for Properties Located on Sewered Streets but Remaining on Septic

R. Bull stated that this was discussed at the Finance Committee Meeting; she showed an "unmatched report" indicating that there are 1957 properties billed by the Aquarion Water Company but not by the SWPCA. If billed at the \$224 residential average two-times/year, this could translate into over \$850,000 of revenue.

M. Handler motioned to charge the residential average to the properties identified, seconded by D. Capano.

During discussion, the following points were made:

- ✓ M. Handler: thought might need to be given to reducing the user charge rate due to this new revenue
- ✓ D. Huppert: the list appears to have properties listed which have not had their sewer projects completed
- ✓ R. Bull: State Statute has wording to allow us to charge properties for not connecting to sewers
- ✓ P. Chakravarti: the same issue was discussed in the past and B. Rosenberg advised that the WPCA can impose a penalty for not connecting but we cannot bill a user charge; the penalty can be equal to the residential average however
- ✓ C. Andreana: questioned whether a legal opinion should be obtained again; D. McCabe will research in accordance with State Statute and provide a legal opinion.

M. Handler reluctantly withdrew his motion.

D. Huppert mentioned that C. Andreana / Finance Committee should write the policy on this issue.

Billing Update

a. Receivables & Arrears

CompUtil monthly report handed out. Total work order for the month of October –1,369; the October cycle billing by residential, commercial, industrial, government and well accounts and the customized revenue account payover from 10/1 – 10/31.

b. October 2013 Cycle Billing Collection To Date

M. Turndahl reported that \$10,782,540 was billed with the October cycle billing; of the amount billed \$7,596,388 or 70.45% collected to date. He discussed the Aging A/R by fiscal year billed as well as the billing collection rates and arrears.

c. July Financials

M. Turndahl reported that July financials are not yet completed but reported on the June financials, which included the following payment sources: cashier / walk-in, lock box, EFT and the sewer usage and sewer assessment _ collection. He also updated the Board on the June preliminary draft and unaudited financials.

d. October Accounts Receivable

M. Turndahl reported on the October receivable balance as of 10/31/13--\$10,782,520; principal only to be \$9,559,808; account balances over 120 days that is past due: \$3,222,999.

e. A&W Collections Report & Update

T. Banas reported that as of 11/1/13, 1124 accounts have been referred to A &W to date; Ackerly & Ward decided to forego taking on any additional accounts this month due to the October billing; A& W continue to experience a large uptake in payments, taking in almost \$1.5 million since January 1, 2013 and \$39,292.91 for the month of October. He reported that there were 103 foreclosures started, 45 are paid in full, 19 in payment plans, 4 stayed due to bankruptcy filings and 35 active

foreclosures. R. Bull added an item discussed at the Finance Committee Meeting stating that prior to accounts being turned-over to Ackerly & Ward, CompUtil should make attempts to reach-out with phone calls and document attempt in the CUBES system and that this item will be included in the new RFP being prepared for billing services.

Discussion & Vote: Darien Interlocal Agreement

B. Brink led discussion on the topic stating that a meeting was held on September 18th with Attorney Fox, Darren Oustafine, Bob Steeger, and Dan McCabe and that Darien backed-off of their position to receive credits for their share of Regional Lab revenue and credits. He reported that Darien objected to sharing the related property damage and legal costs for Wallach's Point but agreed their share of sewer line repair; they agreed to interest on outstanding amounts due for FY12 and FY13. He concluded stating that Darien Sewer Commission to meet the next Tuesday and that in the meeting with R. Bull & Darien, they agreed to pay all outstanding invoiced amounts (~\$265,000) and Wallach's Point (\$157,000) on 13th.

M. Handler made a motion to approve the Darien Interlocal Agreement, seconded by D. Huppert. There was no additional discussion. **Vote:** 6-0-0.

Executive Director's Top Issues Report

B. Brink presented a handout of the top issues and discussed each briefly. The report is attached as part of these minutes.

D. Huppert made a motion to take Agenda Item 11 out of order, seconded by C. Andreana. There was no discussion. **Vote:** 6-0-0.

Update and Discussion: Capital Projects

a. Pump Station: Dyke Lane

P. Chakravarti led the discussion stating that the review is still in progress and that Stantec has yet to present their written report. He stated that one issue to mitigate concerns the National Fire Protection Agency (NFPA); will be ready to advertise for the generators in the spring.

b. Sewer Projects: Carriage Drive, Perna Lane, Wedgemere, Sewer Evaluation Program

P. Chakravarti reported that the Carriage Drive project is going very well and that all construction have been completed on West Hill Road; Carriage Drive will be completed by this weekend, then work will begin on Carriage Drive South afterwards restoration work will begin. He stated the project is slated for completed by mid-July; that the project is ahead of schedule and; that a supplemental appropriation request will be placed on the Planning Board agenda in the amount of \$400,000.

He reported that Perna Lane is going well; that there is not much progress to report except that the State has not signed off on the drawings as of yet, therefore, design is not complete.

He mentioned the same for the Wedgemere project; that not much progress has occurred.

For the Sewer Evaluation Program he reported that ~70,000 linear feet of pipes have been completed and no major issues were found; that the sewer infrastructure appears to be in reasonably good shape.

In response to a question from E. Orgera related to Hurricane Barrier work being done on the west side, P. Chakravarti reported that brush was being cleared away as per the Army Corps of Engineers

Discussion & Vote: Proposed FY 2013 Connection Charge Program

Review of FY 2013 Connection Charge Program Discussion

P. Chakravarti provided a handout and stated that there are 113 properties being charged a total of \$2,416,795, payable over 15 years, which amounts to \$161,119.70/yr of revenue. He added that he had received approximately 30 phone calls from residents and had addressed most of their issues.

Vote to Adjourn for the 7:00 PM Public Hearing.

At 6:51 PM, M. Handler made a motion to adjourn the Board Meeting, seconded by D. Capano. There was no discussion. **Vote:** 6-0-0.

At 7:00 PM, E. Orgera opened the Public Hearing on the FY 2013 Connection Charge Program.

Ten (10) residents requested to have their comments heard.

Following the comments, C. Andreana advised the Board that she had spoken to the Executive Director of the Stamford Board of Realtors and that she was willing to place an article about the WPCA and the Connection Charge Program into their newsletter.

At 7:28 PM, E. Orgera declared the Public Hearing closed.

Vote to Reconvene after Public Hearing

At 7:28 PM, M. Handler motioned to reconvene the Board Meeting, seconded by C. Andreana. There was no discussion. **Vote:** 6-0-0.

Approval of 2013 Connection Charge Program

P. Chakravarti presented to the Board the Proposed Resolution for the 2013 Connection Charge Program.

D. Capano made a motion to approve the 2013 Connection Charge Program, seconded by D. Huppert.

Discussion: D. Schwartz asked if time should be allowed for Attorney McCabe to review the letter delivered by an attorney for one of the property owner during the Public Hearing. D. McCabe said he would need time to do research. P. Chakravarti suggested the Board approve the Program contingent upon any changes that needs to be made. The Chairman called for the vote contingent upon changes /corrections that arise.

Vote: 6-0-0.

At 7:33 PM, D. Huppert motioned to enter into Executive Session to discuss the legal strategies of the Safavieh litigation and the Nanos litigation, seconded by C. Andreana. There was no discussion. **Vote:** 6-0-0.

At 8:06 PM, M. Handler made a motion to exit Executive Session. D. Huppert seconded. **Vote:** 6-0-0.

New Business

D. Huppert thanked M. Handler and E. Orgera for their service to the Board.

E. Orgera and M. Handler each shared some personal comments and thanked the Board Members and the WPCA Staff. M. Handler stated much has been accomplished, including the credit rating, setting the appropriate User rate, designated the mandated Reserve Fund, etc... It was noted that this will be their last Board meeting. The Board thanked Attorney McCabe for his guidance.

M. Handler motioned to adjourn the meeting at 8:12 PM, seconded by D. Huppert. There was no discussion.

Vote: 6-0-0.

Stamford WPCA Top Issues (11-6-13)

No.	Issue	Action Description	Impact	Status	
Schedule					
1	Odor Control	Place odor control scrubbers on line. Retain odor control consultant to evaluate odor control and provide guidance in optimizing operation of odor control scrubbers.	Minimize odors	All chemical odor control scrubbers are on line. Carbon scrubber for dryer RTO bypass on line with temporary ductwork. Performed air balance in sludge dewatering building on 10/28.	Waiting for air balance report. Found many louvers and dampers in sludge dewatering building to be inoperable for adjustment. Opened fire damper to provide ventilation and odor control for sludge blend tank and filtrate wet well.
2	Sludge Drying and disposal	New service contract for Sludge Dryer Operation and Beneficial Use of Dried Sludge	Operations	Executed 6 month contract extension (to 3/30/14) to allow for negotiation of new 5 year contract with selected vendor (Synagro).	Met with union on 11/6 to negotiate operation of dryer by Synagro (non- union personnel). Next meeting with Synagro on 11/13/13.
3	Internal Controls Over Financial Reporting	Address Auditor's comments on internal control deficiencies.	Financial	Responded to Auditor's data requests for FY 2013 Audit. Preparing Management's Discussion and Analysis	Reviewing collection procedures for delinquent Sewer Assessment and Connection Charges. Implement procedures by 12/31/13.
4	Darien Agreement	Agreement expired 11/30/10. Execute new agreement	Financial	Darien Sewer Commission has approved proposed agreement. Darien to pay past due amounts on 11/13.	Proposed agreement to be voted on by SWPCA Board on 11/6
5	WPCF evaluations and improvements	Engineering evaluations required in response to USEPA Admin Order. Study, design, and construct WPCF improvements to replace aged equipment and increase operations and energy efficiency.	Regulatory and Operations	Received qualifications for Wastewater Engineering Services. Short listed 3 firms for interviews for Task 1 week of 11/18/13	Select Consulting Engineers to evaluate Plant Headworks (Task 1) by 12/1/13. and Flow Split to Final Clarifiers (Task 2) by 12/15/13
6	Sewer Connection Charge	Review Sewer Connection Charge Rate per Sewer Unit	Financial	SWPCA Board approved proposed connection charge rate increase.	Schedule public hearing on proposed connection charge rate increase for SWPCA Board December meeting
7	Separate storm water and flood protection from SWPCA budget	Charge city for SWPCA costs related to Stormwater Pump Stations and Hurricane Barrier	Financial and Regulatory	Will track road and storm sewer related costs in Carriage Drive for	Implementing CMMS to track labor costs for maintaining storm water pumping

				reimbursement by City. Tracking labor costs for storm water pumping stations and hurricane barrier.	stations and hurricane barrier.
8	Personnel Safety	Implemented new hard hat policy. Wearing of hard hats required at all times except when in office areas, control rooms, plant laboratory, arriving and leaving plant site. Comply with requirements for arc flash protection.	Operations	New hard hat policy effective 9/1. Policy remains in place while being grieved by labor union. Perform arc flash assessments.	Meet with labor union to resolve hard hat grievance. Retain a consultant to develop a compliance program for arc flash protection by 12/31/13.
9	Stamford Housing Authority	Collect outstanding connection charges.	Financial	Referred to Dan McCabe	Dan McCabe to present legal memorandum at SWPCA Board Meeting on 11/6
10	Computerized Maintenance Management System (CMMS)	Implement CMMS for SWPCA operations (WPCF, collection sewers and pumping stations).	Operations	Implementing CMMS using ICOM3 for sewers and pump stations.	Select CMMS for WPCF by 12/31/13



**Proposed Resolution
2013 Connection Charge Program**

WHEREAS: During the period from March 1, 2012 to February 28, 2013 various construction throughout the City of Stamford, Connecticut, has resulted in the connection of new units to existing sanitary sewers, and

WHEREAS: The City of Stamford is empowered by § 7-255 of the Connecticut General Statutes, to establish charges for connection with a sewerage system, and

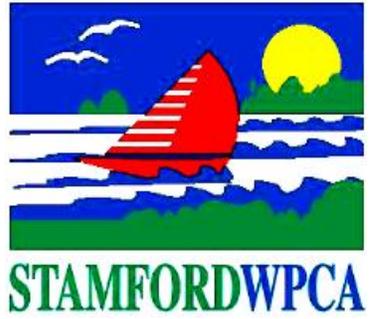
WHEREAS: This authority has published a proposed connection charge assessment, and

WHEREAS: This authority has held a public hearing where those affected were allowed to be heard.

NOW THEREFORE, BE IT RESOLVED: The Water Pollution Control Authority of the City of Stamford, Connecticut, hereby determines the amount of the connection charges to be levied against property owners throughout the City of Stamford. Said determination is attached to and made a permanent part of these minutes. The assessments will be filed with the Town and City Clerk of the City of Stamford on November 20, 2013, and any appeals from such filing must take place within twenty-one (21) days after such filing.

BE IT FURTHER RESOLVED: The charge may be paid in fifteen (15) equal annual installments. The first installment shall be due on December 1, 2013 and must be paid by January 30, 2014. Each subsequent installment shall be due on the first day of November each year up to and including November 1, 2027. No interest shall be charged on the unpaid balance so long as each installment is paid within thirty days after the same shall become due. Delinquent installments, if not paid within thirty days after the same shall become due, shall be subject to an interest charge which shall be collected in a manner provided by the General Statutes for delinquent property taxes.

BE IT FURTHER RESOLVED: That for each parcel for which installments are payable, a "Certificate of Notice of Installment Payment of Connection Charge," signed by the Tax Collector shall be filed with the Town and City Clerk for recording on the land records. Prepayment of the connection charges shall be permitted.



**CITY OF STAMFORD
WATER POLLUTION CONTROL AUTHORITY**

**2013
CONNECTION CHARGE
PROGRAM**

BOOK OF CHARGES

Nov 6, 2013

1.	STAMFORD EXIT 9 III LLC ET AL 20 MARSHALL STREET STE 106 NORWALK, CT 06854-2281	1 BLACHLEY ROAD	132	W 009	A	\$315,918.72
2.	STAMFORD BOARD OF EDUCATION ROGERS INTERNATIONAL SCHOOL 888 WASHINGTON BOULEVARD STAMFORD, CT 06901-2930	202 BLACHLEY ROAD	132	W 010Z	B1	\$70,186.60
3.	ZHANG RUI KANG ET AL & LEE SOL SUR CL 1 BROAD STREET #8A STAMFORD, CT 06901	1 BROAD STREET #8A	237	S 001	8A	\$6,300.00
4.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER ST 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH23C	237	S 001	PH23C	\$6,300.00
5.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER ST 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH24C	237	S 001	PH24C	\$6,300.00
6.	TAGUE JANET H ET AL & TAGUE HAROLD M SUR CL 1 BROAD STREET #PH26A STAMFORD, CT 06901-2338	1 BROAD STREET #PH26A	237	S 001	PH26A	\$6,300.00
7.	OPENWATER 2011 TRUST & GLASERBROOK LUCILE M TRUSTEE 1 BROAD STREET # PH26C STAMFORD, CT 06901-2331	1 BROAD STREET #PH26C	237	S 001	PH26C	\$6,300.00
8.	STANAGE NICKIE LEE ET AL & STANAGE SARAH JEAN SUR CL 1 BROAD STREET #PH28A STAMFORD, CT 06901	1 BROAD STREET #PH28A	237	S 001	PH28A	\$6,300.00
9.	BIRNBAUM SETH MICHAEL 1 BROAD STREET #PH28C STAMFORD, CT 06901-2338	1 BROAD STREET #PH28C	237	S 001	PH28C	\$6,300.00
10.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH28D	237	S 001	PH28D	\$4,500.00
11.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH28E	237	S 001	PH28E	\$4,500.00
12.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH28F	237	S 001	PH28F	\$4,500.00
13.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH29A	237	S 001	PH29A	\$6,300.00
14.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER ST 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH29C	237	S 001	PH29C	\$6,300.00
15.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH29D	237	S 001	PH29D	\$4,500.00
16.	TORMONDSSEN JOHN R ET AL & BARBARA A SUR CL 1 BROAD STREET PH29EF STAMFORD, CT 06901	1 BROAD STREET #PH29E	237	S 001	PH29E	\$4,500.00
17.	TORMONDSSEN JOHN R ET AL & BARBARA A SUR CL 1 BROAD STREET PH29EF STAMFORD, CT 06901	1 BROAD STREET #PH29F	237	S 001	PH29F	\$4,500.00
18.	FLANAGAN WILLIAM H 1 BROAD STREET #PH30A STAMFORD, CT 06901	1 BROAD STREET #PH30A	237	S 001	PH30A	\$6,300.00
19.	KOUTSAKIS ALEXANDROS K ET AL & KOUTSAKIS DILMA C SUR CL 1 BROAD STREET PH30C STAMFORD, CT 06901	1 BROAD STREET #PH30C	237	S 001	PH30C	\$6,300.00
20.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH30D	237	S 001	PH30D	\$4,500.00
21.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH30E	237	S 001	PH30E	\$4,500.00
22.	SWANTON ELISE I 1 BROAD STREET # PH30F STAMFORD, CT 06901-2331	1 BROAD STREET #PH30F	237	S 001	PH30F	\$4,500.00

23.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH31A	237	S 001	PH31A	\$6,300.00
24.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH31B	237	S 001	PH31B	\$4,500.00
25.	BARBAGLIO PAOLO GIORGIO 1 BROAD STREET PH31C STAMFORD, CT 06901	1 BROAD STREET #PH31C	237	S 001	PH31C	\$6,300.00
26.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH31E	237	S 001	PH31E	\$4,500.00
27.	LEIDEL PETER A 1 BROAD STREET #PH32A STAMFORD, CT 06901-2331	1 BROAD STREET #PH32A	237	S 001	PH32A	\$6,300.00
28.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH32B	237	S 001	PH32B	\$4,500.00
29.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER ST 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH32C	237	S 001	PH32C	\$6,300.00
30.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH32D	237	S 001	PH32D	\$4,500.00
31.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH32E	237	S 001	PH32E	\$4,500.00
32.	CK STAMFORD LLC 165 DAVENPORT FARM LANE WEST STAMFORD, CT 06903	1 BROAD STREET #PH32F	237	S 001	PH32F	\$4,500.00
33.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH33A	237	S 001	PH33A	\$6,300.00
34.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH33B	237	S 001	PH33B	\$4,500.00
35.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER ST 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH33C	237	S 001	PH33C	\$6,300.00
36.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH33D	237	S 001	PH33D	\$4,500.00
37.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PH33E	237	S 001	PH33E	\$4,500.00
38.	33 BROAD STREET ASSOCIATES II LLC 222 SUMMER STREET 2ND FL STAMFORD, CT 06901	1 BROAD STREET #PHD6	237	S 001	PHD6	\$6,300.00
39.	CAPONE CHRISTOPHER J ET AL & LISA SUR CL 5 COLUMBUS PLACE UT A STAMFORD, CT 06907	5 COLUMBUS PLACE #UT A	350	E 001	UT A	\$2,795.83
40.	TROPSA JON E 4398 DUNKELD ROAD RENO, NV 89519-0947	5 COLUMBUS PLACE #UT B	350	E 001	UT B	\$2,795.83
41.	POIRIER PHILLIP A 5 COLUMBUS PLACE UT C STAMFORD, CT 06907	5 COLUMBUS PLACE #UT C	350	E 001	UT C	\$2,795.83
42.	HPC-SIX LLC & C/O BUILDING AND LAND TECHNOLOGY CORP 100 WASHINGTON BLVD STE 200 STAMFORD, CT 06902-9302	201 COMMONS PARK SOUTH #C6	25	S 003Z	C6	\$743,400.00
43.	HOUSING AUTHORITY CITY OF STAMFORD 22 CLINTON AVENUE STAMFORD, CT 06901	0 CONNECTICUT AVENUE	283	N 001	A & B & 1	\$180,439.20
44.	B AND B DEVELOPMENT LLC 125 MICHAEL ROAD STAMFORD, CT 06905	539 COVE ROAD # A	131	S 088	A	\$4,500.00
45.	E & G GROUP LLC 314 TRAVERS AVENUE MAMMARONECK, NY 10543-1432	13 DORA STREET	138	E 003	128A	\$5,400.00

46.	KELLY BRIAN ET AL & KELLY TERESA SUR CL 26 DORA STREET # B STAMFORD, CT 06902-5415	26 DORA STREET #B	138	W 004	B	\$6,300.00
47.	JAIN ANAND K ET AL & JAIN PUJA SUR CL 171 EMERY DRIVE EAST STAMFORD, CT 06902-2035	171 EMERY DRIVE EAST	361	S 015A	30	\$4,287.50
48.	ORCHARD K & G ASSOCIATES LLLC 193 HOPE STREET STAMFORD, CT 06906	275 GREENWICH AVENUE	24	W 040	11	\$13,500.00
49.	RAUCHER HERMAN 77 HAVEMEYER LANE # 31 STAMFORD, CT 06902-2157	77 HAVEMEYER LANE #UT31	283	E 021	UT31	\$1,152.00
50.	KAPLAN LAWRENCE ET AL & HELAIN KAPLAN SUR CL 77 HAVEMEYER LANE # 320 STAMFORD, CT 06902-2164	77 HAVEMEYER LANE #320	283	E 021	320	\$1,152.00
51.	LEWEN BARRY ET AL & LEWEN SUSAN SUR CL 77 HAVEMEYER LANE # 39 STAMFORD, CT 06902-2159	77 HAVEMEYER LANE #UT39	238	E 021	UT39	\$4,752.00
52.	EVANGELISTA DOMUNICK 77 HAVEMEYER LANE UT 401 STAMFORD, CT 06902	77 HAVEMEYER LANE #401	283	E 021	401	\$252.00
53.	MENELL ROBERT ET AL & DIANE MENELL SUR CL 77 HAVEMEYER LANE # 402 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #402	283	E 021	402	\$1,152.00
54.	VALENTINE DOMINICK ET AL & ELEANA VALENTINE SUR CL 77 HAVEMEYER LANE # 403 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #403	283	E 021	403	\$1,152.00
55.	BARRESI ELLEN J 77 HAVEMEYER LANE # 404 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #404	283	E 021	404	\$252.00
56.	TERRANOVA ROCHELLE M 77 HAVEMEYER LANE 405 STAMFORD, CT 06902	77 HAVEMEYER LANE #405	283	E 021	405	\$252.00
57.	GRIFFIN KATHLEEN A 77 HAVEMEYER LANE 406 STAMFORD, CT 06902	77 HAVEMEYER LANE #406	283	E 021	406	\$252.00
58.	GIBIAN GERALD Z ET AL & GIBIAN ROSALIE SUR CL 77 HAVEMEYER LANE # 407 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #407	283	E 021	407	\$1,152.00
59.	KOSIK STANLEY R ET AL & DIANE M KOSIK SUR CL 77 HAVEMEYER LANE UT 408 STAMFORD, CT 06902	77 HAVEMEYER LANE #408	283	E 021	408	\$1,152.00
60.	NORTHCUTT BRANDY LYNN 77 HAVEMEYER LANE# 409 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #409	283	E 021	409	\$252.00
61.	NUGENT JEAN L 77 HAVEMEYER LANE UT 41 STAMFORD, CT 06902	77 HAVEMEYER LANE #UT41	284	E 021	UT41	\$1,152.00
62.	FERRAZ DETOLEDO JOSE EDUARDO HURLEY 77 HAVEMEYER LANE # 410 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #410	283	E 021	410	\$252.00
63.	JUSTUS DOLORES J 77 HAVEMEYER LANE # 411 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #411	283	E 021	411	\$252.00
64.	PULISE CLAUDIA 77 HAVEMEYER LANE UT 412 STAMFORD, CT 06902	77 HAVEMEYER LANE #412	283	E 021	412	\$252.00
65.	BLUMENTHAL LAURA A 77 HAVEMEYER LANE 413 STAMFORD, CT 06902	77 HAVEMEYER LANE #413	283	E 021	413	\$252.00
66.	MCNAMARA THE PATRICK J & QUALIFIED PERSONAL RESIDENCE TRUST 77 HAVEMEYER LANE 414 STAMFORD, CT 06902	77 HAVEMEYER LANE #414	283	E 021	414	\$252.00

67.	JS PROPERTY TRUST LLC 77 HAVEMEYER LANE # 416 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #416	283	E 021	416	\$252.00
68.	RUBIN LEE A ET AL & RUBIN WENDY G SUR CL 77 HAVEMEYER LANE # 417 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #417	283	E 021	417	\$252.00
69.	STEWART MELISSA R 77 HAVEMEYER LANE UT 418 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #418	283	E 021	418	\$252.00
70.	BOUNTY SCOTT 77 HAVEMEYER LANE # 419 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #419	283	E 021	419	\$252.00
71.	ANANTHARAMAN ARVIND ET AL & SHALINI KRISHNAMURTHY SUR CL 77 HAVEMEYER LANE UT 42 STAMFORD, CT 06902-2159	77 HAVEMEYER LANE #UT42	283	E 021	UT42	\$1,152.00
72.	FERRARESE MICHAEL ET AL & FERRARESE CAROLEE SUR CL 77 HAVEMEYER LANE # 420 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #420	283	E 021	420	\$1,152.00
73.	HENDLER JEFFREY H ET AL & DOREEN R HENDLER SUR CL 77 HAVEMEYER LANE # 421 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #421	283	E 021	421	\$1,152.00
74.	AFROMOWITZ TERRI 77 HAVEMEYER LANE #422 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #422	283	E 021	422	\$252.00
75.	MORENO MICHAEL P ET AL & JODI MORENO SUR CL 77 HAVEMEYER LANE # 423 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #423	283	E 021	423	\$252.00
76.	HUGHES THOMAS R 77 HAVEMEYER LANE # 424 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #424	283	E 021	424	\$252.00
77.	KANG BRANDON 77 HAVEMEYER LANE # 425 STAMFORD, CT 06902-2177	77 HAVEMEYER LANE #425	283	E 021	425	\$1,152.00
78.	MAEROV ARNOLD S TRUST ET AL & MAEROV PAULINE J TRUST 77 HAVEMEYER LANE # 426 STAMFORD, CT 06902	77 HAVEMEYER LANE #426	283	E 021	426	\$1,152.00
79.	GERSTENER JOETEE REVOCABLE TRUST 77 HAVEMEYER LANE UT 427 STAMFORD, CT 06902	77 HAVEMEYER LANE #427	283	E 021	427	\$252.00
80.	SPENGMANN BRIAN JR 77 HAVEMEYER LANE # 43 STAMFORD, CT 06902-2159	77 HAVEMEYER LANE #UT43	283	E 021	UT43	\$2,952.00
81.	HAGEN KRISTINA M 77 HAVEMEYER LANE # 44 STAMFORD, CT 06902-2159	77 HAVEMEYER LANE #UT44	238	E 021	UT44	\$4,752.00
82.	MOSES CAROL ANN 77 HAVEMEYER LANE UT50 STAMFORD, CT 06902	77 HAVEMEYER LANE #UT50	238	E 021	UT50	\$1,152.00
83.	MANERO OSCAR ET AL & MANERO OFELIA SUR CL 77 HAVEMEYER LANE UT52 STAMFORD, CT 06902-2153	77 HAVEMEYER LANE #UT52	238	E 021	UT52	\$1,152.00
84.	MAHON OWEN D ET AL & ZAIRA E MAHON SUR CL 77 HAVEMEYER LANE UT 53 STAMFORD, CT 06902	77 HAVEMEYER LANE #UT53	238	E 021	UT53	\$2,952.00
85.	CRIFIELD OWEN ET AL & CRIFIELD ASHLEY SUR CL 77 HAVEMEYER LANE # 54 STAMFORD, CT 06902-2159	77 HAVEMEYER LANE #UT54	283	E 021	UT54	\$2,952.00
86.	DINATALE JEAN 77 HAVEMEYER LANE # 55 STAMFORD, CT 06902-2159	77 HAVEMEYER LANE #UT55	283	E 021	UT55	\$2,952.00
87.	MILANO FLORENCE REVOCABLE TRUST 77 HAVEMEYER LANE # 57 STAMFORD, CT 06902-2159	77 HAVEMEYER LANE #UT57	283	E 021	UT57	\$2,952.00

88.	SCP 2009-C34-006 LLC OCCUPANCY EXP 343-01 WOONSOCKET, RI 02895	66 HIGH RIDGE ROAD	268	W 001A	A	\$42,390.72
89.	STAMFORD BOARD OF EDUCATION ACADEMY OF INFORMATION TECHNOLOGY AND ENGINEERING 888 WASHINGTON BLVD STAMFORD, CT 06901-2930	411 HIGH RIDGE ROAD	324	E 033	A	\$131,150.00
90.	1157 HOPE STREET LLC 100 JEANNE COURT STAMFORD, CT 06903-5132	1157 HOPE STREET #2	347	E 315	2	\$3,600.00
91.	BORDIA ASHISH ET AL & MONICA P JAIN SUR CL 55 LITTLE HILL DRIVE STAMFORD, CT 06905	55 LITTLE HILL DRIVE	324	E 003	19	\$3,600.00
92.	MARSHALL COMMONS LIMITED PARTNERSHIP 76 PROGRESS DRIVE SUITE 140 STAMFORD, CT 06902	178-220 LUDLOW STREET	86	N 015	A	\$132,300.00
93.	NIKOLOPOULOS STEVEN ET AL & PARIDIS VIRGINIA SUR CL 159 MINIVALE ROAD STAMFORD, CT 06907	159 MINIVALE ROAD	380	E 017	28	\$3,600.00
94.	KING LOW HEYWOOD THOMAS SCHOOL INC 1450 NEWFIELD AVENUE STAMFORD, CT 06905-1501	1450 NEWFIELD AVENUE	383	W 085	A	\$7,200.00
95.	TAMBURRO ANTONIO ET AL & TAMBURRO JILL SUR CL 112 NICHOLS AVENUE STAMFORD, CT 06905	112 NICHOLS AVENUE	359	S 019	7A	\$4,500.00
96.	RMS BEDFORD LLC 75 CAMP AVENUE STAMFORD, CT 06907-1805	30 OAK STREET #A	220	W 183	A	\$9,424.80
97.	WU LIN 48 PLEASANT STREET #3 STAMFORD, CT 06901-2117	48 PLEASANT STREET #3	392	W 002	3	\$4,500.00
98.	SMIRNOV KIRILL 48 PLEASANT STREET #4 STAMFORD, CT 06901-2117	48 PLEASANT STREET #4	392	W 002	4	\$4,500.00
99.	SZYDLO AMY M 48 PLEASANT STREET #5 STAMFORD, CT 06901-2117	48 PLEASANT STREET #5	392	W 002	5	\$4,500.00
100.	BONFIGLI ANDREA 10 RANSON STREET # B STAMFORD, CT 06902-6132	10 RANSON STREET # B	131	S 088	B	\$4,500.00
101.	LAROCCA ANTHONY J 4 HOPKINS LANE ARMONK, NY 10504	88 ROOSEVELT AVENUE	28	E 019	32	\$3,600.00
102.	STAMFORD BOARD OF EDUCATION WESTHILL HIGH SCHOOL 888 WASHINGTON BLVD STAMFORD, CT 06901-2930	125 ROXBURY ROAD	375	E 004	A	\$109,800.00
103.	CHADLI SAMAH 204 WARDWELL STREET # 2 STAMFORD, CT 06902-5247	204 WARDWELL STREET #2	128	E 042	2	\$6,300.00
104.	ALFANO CRISTINA M ET AL & ALFANO LOUIS F SUR CL 204 WARDWELL STREET # 4 STAMFORD, CT 06902-5247	204 WARDWELL STREET #4	128	E 042	4	\$6,300.00
105.	1340 WASHINGTON ASSOCIATES LLC 75 CAMP AVENUE STAMFORD, CT 06907-1805	1340 WASHINGTON BOULEVARD	263	W 053	A	\$319,082.40
106.	LUONG PAUL ET AL & KHANG LUONG 2396 WASHINGTON BLVD # 1 STAMFORD, CT 06905-4425	2396 WASHINGTON BOULEVARD	251	W 093	1	\$2,700.00
107.	MAJUMDAR ANTARA ET AL & SUSRUTA MAJUMDAR SUR CL 2396 WASHINGTON BLVD # 2 STAMFORD, CT 06905-4428	2396 WASHINGTON BOULEVARD	251	W 093	2	\$2,700.00
108.	LYNCH ROBERT E 75 WATERBURY AVENUE STAMFORD, CT 06902-3512	75 WATERBURY AVENUE	138	W 019	A 1	\$1,800.00

109.	PARSONS DAVID 230 WEST HILL ROAD STAMFORD, CT 06902-1712	230 WEST HILL ROAD	368	W 012	A	\$5,400.00
110.	PERRY NEQWAUNIA M 251 WEST MAIN STREET UNIT E STAMFORD, CT 06902	251 WEST MAIN STREET #E	291	N 025	E	\$2,700.00
111.	MOORE RODNEY T JR ET AL & CHRISTINA N MARTINEZ SUR CL 251 WEST MAIN STREET UT F STAMFORD, CT 06902	251 WEST MAIN STREET #F	291	N 025	F	\$2,700.00
112.	GUEVERA FLOR D 251 WEST MAIN STREET UT G STAMFORD, CT 06902	251 WEST MAIN STREET #G	291	N 025	G	\$2,700.00
113.	MENDOZA GARCIA CARLOS A ET AL & LILY C ALVAREZ ANGELES 251 WEST MAIN STREET STAMFORD, CT 06902	251 WEST MAIN STREET #H	291	N 025	H	\$3,600.00