

Administration and Finance Sub-Committee
Town Hall Meeting Room
7:00 PM
June 16, 2014

I. Call to order

Chairman DeVivo called the Town Council Administration & Finance Sub-Committee meeting to order at 7:01 P.M.

Members Present: Tom DeVivo, Joe Underwood, Tony Fantoli, Mark Doyle and Christel Donahue

II. Citizens & Delegations

Jeff Viens, Columbia resident, referred to a list of CT Towns with housing code fees and noted he had called each Town to verify the fees, confirm who the fees apply to and who administers the fees. He shared his findings with the Committee.

Heather Meehan, Meehan & Daughters Real Estate, continued speaking about the findings that Mr. Viens was reporting on. She also noted that nobody from WALA was asked to be involved in the process although they represent over 1300 units in Town. She did note they had been given a list of questions but doesn't feel it gets into the important issues.

Pam Viens, Columbia resident, advised the Committee to read Section 6-4c & b of the draft ordinance and believes there are some discrepancies. She is also concerned that the Fee Ordinance, Bight Ordinance and Housing Code Ordinance intertwine and explained why. Ms. Viens also noted Carabetta does not agree with the Housing Code. She also spoke in support of the Housing Authority in receiving the small cities grant.

John Walker, Windham property owner, congratulated Tom DeVivo for apologizing for comments he had made that were reported in The Chronicle. He also spoke against the housing code fees and does not like the way the questions were asked in the survey monkey.

Kevin Donohue, Windham Center and past Chair of the Administration & Finance Committee spoke in support of the Housing Code Ordinance and he believes it is in line with State Codes. Mr. Donohue also believes property values are rising and the ordinance will benefit the Town.

Kathy Dubay, Investors Management and Real Estate Broker, 1125 Main Street, Willimantic, questioned the number of multi-family houses that have been inspected and asked if the fees charged supported the housing code office. She also believes there is no consistency in the Code however she noted she was certainly in favor of safety for residents.

Ray Aramini, Columbia, stated he was not in favor of more fees however he has to side with Mr. Donohue. He stated if more fees mean better housing he is in agreement with it.

III. Approval of Minutes of May 19th meeting and June 7 meeting

Underwood MOVED, Fantoli seconded, to approve the May 19th and June 7th meeting minutes. All were in favor except Doyle who abstained. MOTION PASSED.

IV. Discussion and possible action concerning housing code, moving to full Town council

Doyle MOVED, Fantoli seconded, to send the Housing Code Ordinance to the full Town Council for their review. All were in favor except Underwood who abstained. MOTION PASSED.

V. Discussion and possible action to recommend use of small cities grant for public housing

Fantoli MOVED, Underwood seconded, to recommend to the full Town Council that the use of the small cities grant be used for public housing in 2015. All were in favor. MOTION PASSED UNANIMOUSLY.

VI. Discussion and possible action for Town Manager review

Discussion took place on the timeline and format used for the Town Manager's review. The Committee also discussed how the review had been done previously. No Action was taken.

VII. Discussion and possible action concerning ordinance review

Doyle MOVED, Underwood seconded, to ask the Town Manager to recommend the best method for how to proceed with updating the Code of Ordinances. All were in favor. MOTION PASSED UNANIMOUSLY.

VIII. Review of Month/Year to date Town Budget

Tom Pesce provided a report of the Town General Government and Willimantic Service District budget through April 30, 2014 and gave a brief overview of its contents. He explained how to read the report and noted revenues should be favorable for both the Town and Willimantic Service District. Mr. Pesce stated he will continue to provide monthly reports to the Committee.

MOTION: Underwood MOVED, Doyle seconded, to add a second Citizens and Delegations to the agenda. All were in favor. MOTION PASSED UNANIMOUSLY.

Citizens and Delegations

Jeff Viens stated he was glad the Committee was going over the budget. He also shared his concerns regarding the permit fees and questioned why landlords were being billed yearly if the ordinance says the permit is good for two years.

IX. Adjournment

Underwood MOVED, Doyle seconded, to adjourn the Town Council Administration & Finance Sub-Committee meeting at 8:33 P.M. All were in favor. MOTION PASSED UNANIMOUSLY.

Submitted by

Barbara J. McKinney
Clerk of the Council