

TOWN COUNCIL
TOWN OF SOUTH WINDSOR

Action Minutes

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September 17, 2018

TOWN COUNCIL – REGULAR MEETING
COUNCIL CHAMBERS – SOUTH WINDSOR TOWN HALL

1. Call Meeting to Order

Mayor Anwar called the Regular Meeting to order at 7:00 p.m.

4. Roll Call

Members Present: Mayor M. Saud Anwar
Deputy Mayor Andy Paterna
Councilor Audrey Delnicki
Councilor Jeffrey Glickman
Councilor Mary Justine Hockenberry
Councilor Liz Pendleton
Councilor Janice Snyder

Members Absent: Councilor Lisa Maneeley
Councilor Matthew Riley

Others Present: Matthew B. Galligan, Town Manager

7. Adoption of Minutes of Previous Meetings

BE IT RESOLVED that the South Windsor Town Council hereby approves the Minutes of the following Town Council Meetings: Public Hearing Minutes of September 4, 2018; and Regular Meeting Minutes of September 4, 2018.

Was made by Councilor Delnicki

Seconded by Councilor Snyder

The motion passed on a roll call vote of 6 to 0 with Councilor Hockenberry abstaining.

13. Consent Agenda

Motion to approve Agenda Items 14. A. (*) through 14. D. (*) as the Consent Agenda.

Was made by Councilor Snyder and Councilor Hockenberry

Seconded by Mayor Anwar

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ITEM:

13. Consent Agenda (Continued)

Councilor Snyder made a motion to remove Item 14. B. from the Consent Agenda. Deputy Mayor Paterna seconded the motion; and it was approved, unanimously.

Mayor Anwar called for a vote on the remainder of the Consent Agenda; and it was approved, unanimously.

14. Unfinished Business

***A. Resolution Reappointing Peter DeMallie (U) to the Central Regional Tourism District**

BE IT RESOLVED that the South Windsor Town Council hereby reappoints Peter DeMallie (U) to the Central Regional Tourism District for a term ending September 1, 2021.

(Approved by Consent Agenda)

***C. Resolution Appointing Mary Bey (R) to the Housing Authority**

BE IT RESOLVED that the South Windsor Town Council hereby appoints Mary Bey (R) to the Housing Authority for a term ending November 30, 2020, to fill the unexpired term of Sandy Ramesh.

(Approved by Consent Agenda)

***D. Resolution Appointing Paul Bernstein (D) an Alternate to the Planning & Zoning Commission**

BE IT RESOLVED that the South Windsor Town Council hereby appoints Paul Bernstein (D) an Alternate to the Planning & Zoning Commission for a term ending December 1, 2021, to fill the expired term of Maxine (Teri) Parrott) (R).

(Approved by Consent Agenda)

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ITEM:

14. Unfinished Business (Continued)

B. Resolution Appointing Councilor Audrey Delnicki (R) to the Insurance Control Commission

BE IT RESOLVED that the South Windsor Town Council hereby appoints Councilor Delnicki (R) to the Insurance Control Commission for a term ending November 11, 2019, to fill the unexpired term of Carolyn Mirek.

Was made by Councilor Snyder

Seconded by Mayor Anwar

The motion passed on a roll call vote of 6 to 0 with Councilor Delnicki abstaining.

Deputy Mayor Paterna made a motion to suspend the rules in order to go to Item 15. B. through 18. Councilor Snyder seconded the motion; and it was approved, unanimously.

15. New Business

B. Resolution Accepting the Resignation of Paul Mozzicato (R) from the Patriotic Commission

BE IT RESOLVED that the South Windsor Town Council hereby accepts with regret, the resignation of Paul Mozzicato (R) from the Patriotic Commission, said resignation to be effective immediately; and

BE IT FURTHER RESOLVED that the South Windsor Town Council extends its thanks to Paul Mozzicato for the time he has dedicated to serving his community by his membership on the Patriotic Commission.

Was made by Councilor Delnicki

Seconded by Councilor Snyder

Councilor Snyder and Mayor Anwar thanked Paul for his service to the Town.

Mayor Anwar called for a vote on the motion; it was approved, unanimously.

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ITEM:

15. New Business (Continued)

C. Resolution Approving and Authorizing Town Manager, Matthew B. Galligan to Mail Out Explanatory

WHEREAS, Town Attorney Borea had approved explanatory text for questions #3 and #4 on the referendum being held on November 6, 2018; and

WHEREAS, the Town Council was given the explanatory text to review

NOW, THEREFORE, BE IT RESOLVED that the South Windsor Town Council hereby approves the explanatory text and authorizes Town Manager, Matthew B. Galligan to have the explanatory text for referendum questions #3 and #4 mailed out to all South Windsor residents.

Was made by Councilor Snyder
Seconded by Mayor Anwar

Answering questions from the Council, Mr. Galligan stated that the explanatory text could be mailed out in a couple of weeks. There is no requirement for when the explanatory text needs to be sent out prior to the election; it only has to be before the election is held in November.

Mayor Anwar called for a vote on the motion; it was approved, unanimously.

16 Passage of Ordinance

A. Resolution Approving the Establishment of a Senior Tax Stabilization Ordinance

BE IT RESOLVED that the South Windsor Town Council hereby approves the establishment of a Senior Tax Stabilization Ordinance, as shown in attached **Exhibit A**.

(Resolution Continued on Next Page)

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ITEM:

16 Passage of Ordinance (Continued)

Was made by Deputy Mayor Paterna
Seconded by Mayor Anwar

Deputy Mayor Paterna made a motion to amend the Ordinance as follows:

- Draft Ordinance should be labeled Exhibit A.
- Under Administration (1) (a), \$250.00 should be changed to \$195.00.
- Under Administration (1) (b) – identified by the Tax Assessor should be changed to identified by the Human Services Department through a signed affidavit of residency.

Councilor Glickman seconded the amendments; and they were approved, unanimously.

Answering questions from the Council, Mr. Galligan explained that individuals that apply and are approved for this benefit would receive a reduction in their tax bills. Under the old program, there were 200 people who qualified for that benefit, and it is felt there may be 50 to 60 more than that who will qualify for this benefit. If 200 people receive this benefit, it will amount to \$48,000.

Deputy Mayor Paterna explained to the Council that the identification of homeowners was changed from the Tax Assessor to the Human Services Department because the Human Services Department does all of the initial screening and then they submit it to the Tax Assessor.

Mayor Anwar called for a vote on the amended resolution; it was approved, unanimously.

19. Executive Session

At 10:17 p.m. Deputy Mayor Paterna made a motion to go into Executive Session to discuss a draft agreements which would result in disclosure of public records or information which is exempt from disclosure at this time pursuant to Connecticut General Statutes §1-210(b)(1). Councilor Snyder seconded the motion; and it was approved, unanimously.

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ITEM:

19. Executive Session (Continued)


The following individuals went into Executive Session: Mayor Anwar, Deputy Mayor Paterna, Councilor Delnicki, Councilor Glickman, Councilor Hockenberry, Councilor Pendleton, Councilor Snyder, and Assistant Town Manager Vanessa Perry, and Town Manager Matthew B. Galligan.

At 10:45 p.m. Councilor Snyder made a motion to adjourn the Executive Session. Councilor Pendleton seconded the motion; and it was approved, unanimously.

20. Adjournment

At 10:45 p.m. Councilor Snyder made a motion to adjourn the Regular Meeting. Mayor Anwar seconded the motion; and it was approved, unanimously.

Respectfully submitted,



Deborah W. Reid
Clerk of the Council

Senior Tax Stabilization Ordinance

Program Established:

- (1) The Town of South Windsor hereby establishes a **Local Option B**, as an additional program for municipal ***tax relief for homeowners age 65 or over, or permanently or totally disabled***, pursuant to C.G.S. § 12-129n.

Eligibility:

- (1) Municipal *tax relief* shall apply only to real property owned and occupied as a principal residence by residents of the town who meet the following qualifications:
 - a. They are 65 years of age and over, or their spouses, living with them, are 65 years of age or over, or 62 years of age or over, and, the surviving spouse of the taxpayer qualified under this section at the time of their death, or with respect to real property on which such residents or their spouses are liable for taxes under C.G.S. § 12-170v;
 - b. Applicant must live in their primary residence in South Windsor for at least **seven months** of each year.
 - c. If an applicant is under age 65 (as of Dec 31 of the calendar year prior to application), they can be eligible if they receive permanent total disability benefits under Social Security.
 - d. Residents, or their spouse, described in this ordinance, shall have been taxpayers of the town for **FIVE years** immediately preceding their receipt of ***tax relief benefits*** under this section.
 - e. The income eligibility requirements are: **\$50,000 for unmarried individuals and \$65,000 for married individuals**.
 - f. This program shall **not** provide assistance for industrial/commercial properties, nor the portion of properties considered excess acreage parcels that may qualify for other state or local *tax relief* programs.

Benefits:

- (1) Eligible applicants will be granted a reduction in their municipal real estate tax liability in **an amount set annually by the Town Council, as a flat rate.** The applicant's municipal real estate tax liability, as calculated by adding together the relief from all state and local programs, **may not exceed 75 percent of their total municipal real estate tax liability for that year.**

Administration:

- (1) This program shall be administered in the form and manner prescribed by the assessor for the town under the following conditions:
 - a. Those who meet all the requirements of subsection (b-Eligibility) above, shall be entitled to a reduction in their municipal real estate tax liability in **an amount set annually by the town council, as a flat rate. For the first year of the program, based on the October 2019, Grand List, the benefit amount under this section shall be \$195.00.**
 - b. This benefit described here, shall apply only to homeowners who have lived in South Windsor **for a period of five years as identified by the Human Services Department through a signed affidavit of residency.**
 - c. The participants **are not required to repay the tax relief benefit** at any time.
 - d. The Tax Relief/**Local Option B--CANNOT be transferred** to any other family member or occupant of the 'real property'.
 - e. The residence in South Windsor must be the primary residence of the participant and the homeowner **must verify they are NOT receiving tax relief in any other state.**
 - f. The **applicant must own the property** for which tax relief is sought; **Or, she/he must hold a tenancy for life use,** for a term of years in such property and this tenancy makes her/him liable for the payment of property taxes under C.G.S.-Section 12-48. The life use, or life tenancy, must be recorded on the town land records for the applicant to be eligible.
 - g. **Applications for property owners must be made to the South Windsor Tax Assessor between Feb. 1 and May 15 of the calendar year following the October 1st Grand List being published.**