Preston Redevelopment Agency
Regular Meeting
Wednesday, January 8, 2020
Preston Town Hall 7:00 pm

1. Call to Order/Roll Call/Quorum
Chairman Nugent called the meeting to order at 7:00 pm.

Sean Nugent (SN)
James Bell (JB)
Joseph Biber (JBi) - excused
Sandra Allyn-Gauthier (SG)
Merrill Gerber (MG)
Bill Legler (BL) – excused
Also Present
Robert Congdon

2. Acceptance of the Regular Meeting Minutes of December 11, 2019
A motion was made by JB and seconded by MG to accept the Regular Meeting Minutes of December 11, 2019 as presented.
All in favor. Motion carries.

3. Communications
JB
Shipman & Goodwin – personal communication
SG
Shipman & Goodwin – personal communication
SN
Shipman & Goodwin – email, telephone, personal communication
Tighe & Bond – email
Counselors of Real Estate – email
Representative France – email, telephone, radio
Tracy Rosiene – email
Mohegan Tribe - card
Preston Senior Center – thank you card
CABE – email

4. Administration
- Samantha Dekoven, CRE requested S. Nugent speak at their conference; he declined
- Holiday card from Attorney Andrew Davis, Shipman & Goodwin
- Representative France asked S. Nugent to join him on a radio show to discuss the Riverwalk property
- Pipeline article due January 20\textsuperscript{th}. the PRA will not contribute this month.
- Card from the Mohegan Tribal Council.
- The PRA sent a basket of cookies and a tin of popcorn to the Preston Senior Center.
- Mileage rate for 2020 is 57.5
5. 1st Selectperson - SG
- Town Meeting on January 9th at 8:00 pm re: Accounting Software purchase.
- BoS meetings are now scheduled begin at 7:00 pm.
- 1st Selectwoman SG met with Shipman & Goodwin regarding the PRA and Hospital property and would like to schedule another meeting with them and Selectmen K. Zachem and G. Grabarek.

6. Task Group activity
a) Funding
   - Waiting on the Bond Commission
b) Finance
   Expenditure:
   November total - $3719.00
   YTD - $32,954.00
c) Site Operations/Site Clean Up
   - Meeting with Shipman & Goodwin to give back-ground on the property to 1st Selectwoman Allyn-Gauthier.
   - CT Transfer Act required 3 possible areas for further investigation.
     - northern cove
     - outfall into the river
     - under the pier
   Draft letters to DEEP have been crafted indicating reasons that the areas don’t need to be addressed.

7. New Business
a) Shipman & Goodwin 2020 proposed fee increase

A motion was made by JB and seconded by MG to approve Shipman & Goodwin’s rate increase from $280.00 to $295.00.
All in favor. Motion carries.

A motion was made by JB and seconded by MG to amend the agenda by adding formalization of Robert Congdon’s role with the PRA under New Business
All in favor. Motion carries.

b) Formalization of Robert Congdon’s role

A motion was made by JB and seconded by MG that Robert Congdon, former 1st Selectman with his background and history with the Preston Redevelopment Agency (PRA) and the Norwich Hospital property be added as a strategic advisor on the PRA.
All in favor. Motion carries.
8. Public Comment
None

9. Executive Session pursuant to CGS Section 1-200(6) and 1-201(b)(10)- written communications from Shipman &Goodwin LLP privileged by the attorney-client relationship regarding Town/PRA rights and obligations under the Property Disposition and Development Agreement (PDDA)
The PRA did not go into Executive Session.

10. Adjournment
A motion was made by MG and seconded by JB to adjourn the meeting at 7:29 pm. All in favor. Motion carries.

Respectfully submitted,

Roberta Charpentier
recorder