



Dissolution Authority

300 Maxim Road, Hartford, Connecticut 06114

Telephone (860) 757-7700

Fax (860) 757-7725

**MIRA DISSOLUTION AUTHORITY**

**February 13, 2024**

A Regular meeting of the Board of Directors of the MIRA Dissolution Authority was held in person and via Zoom on Tuesday, February 13, 2024. Present in person or via audio or video conferencing were:

Appointed Directors:

Chairperson Bert Hunter (via Zoom)  
Matthew Dayton (via Zoom)  
Theodore Bromley (via Zoom)  
Joseph DeNicola (via Zoom)  
William Beccaro (via Zoom)  
Michael Walsh (via Zoom)  
John Fonfara (via Zoom)  
Paul Harrington (via Zoom)  
Carl Fortuna (via Zoom)  
David Steuber (via Zoom)

Appointed Members:

William DiBella (via Zoom)  
Thomas Swarr (via Zoom)  
Sarah McCoy (via Zoom)  
Clarence Corbin (via Zoom)

Present from MIRA Dissolution Authority (“Authority”):

Mark Daley, President & CFO  
Tom Gaffey, Director of Recycling and Enforcement (via Zoom)  
Cheryl Kaminsky, Comptroller (via Zoom)  
Dave Bodendorf, Manager of Engineering, Construction and Power Assets  
Chris Shepard, Environmental Compliance Manager (via Zoom)  
Roger Guzowski, Supply Chain Manager (via Zoom)

Others Present:

Ann Catino, Halloran & Sage  
508-284-4475            860-746-3200  
860-478-2282

This meeting was recorded via ZOOM conferencing and is posted on the Authority’s website at:  
<https://www.ctmira.org/wp-content/uploads/2024/02/2-13-24-Board.mp4>

**1. Call to Order, Chair’s Welcome, - Agenda Item 1**

Chairperson Hunter called the meeting to order at 9:33am.

**2. Public Comment - Agenda Item 2**

Chairperson Hunter asked if any member of the public attending the meeting in person or remotely wished to provide comment. There being none, Chairperson Hunter moved on to the next agenda item.

**3. Review and Approve Minutes of the January 17, 2024 Regular Board Meeting - Agenda Item 3.**

Chairperson Hunter requested a motion to approve the minutes of the January 17, 2024 Regular Board Meeting. Director Walsh indicated that he did not vote on Item 10 of the minutes, as he had left the meeting. Staff indicated the minutes would be corrected to reflect Director Walsh’s comment. The motion to approve the minutes as corrected was made by Director Harrington and seconded by Director Beccaro. The motion was approved by roll call vote as indicated below.

<b>Director</b>	<b>Raised</b>	<b>Second</b>	<b>Aye</b>	<b>Nay</b>	<b>Abstain</b>
1 - Chairperson Hunter			X		
2 - Matthew Dayton			X		
3 – Theodore Bromley			X		
4 - Joseph DeNicola			X		
5 - William Beccaro		X	X		
6 - Rachel Taylor					not in attendance
7 – Michael Walsh			X		
8 – John Fonfara			X		
9 - Paul Harrington	X		X		
10 - Carl Fortuna			X		
11 - David Steuber			X		

**4. Chairman and President’s Report - Agenda Item 4**

Chairperson Hunter mentioned the work that had been done on the South Meadows Redevelopment Considerations Study and that the Authority was continuing to work with the regional COGs to transfer operation and control of MIRA’s operating transfer stations. President Daley indicated that the report required by PA 23-170 had been submitted to the required parties. He also mentioned that a communication had been sent to the remaining CSWS customers regarding the FY2025 Budget and the goal of transferring control of the operating transfer stations to the regional COGs. President Daley indicated that all of this communication has been posted on the Authority’s website and a virtual meeting with remaining CSWS customers is being planned. He stated that he and Chairperson Hunter met with the Northwest COG yesterday regarding taking over the Torrington Transfer Station. MIRA DA is planning to facilitate a meeting between the Northwest COG and the River COG to discuss working together. Director DeNicola suggested the Capitol region COG may be a good resource for the Northwest and River COGs, as the Capitol COG has previously formed a solid waste authority.

## **5. South Meadows Transition Committee Report – Agenda Item 5**

Chairperson Hunter asked Director Beccaro to provide a report. Director Beccaro indicated the RFP for the South Meadows Redevelopment Considerations Study was “live” and asked President Daley to provide an update on the RFP process. President Daley mentioned that Mr. Guzowski had provided detail of the extension outreach and advertising to the committee last week. He indicated two mandatory site tours on February 7, 2024 were well attended with almost 50 people attending the mandatory tours in total. He stated follow-up tours to provide access to the areas subject to the hazardous building materials survey will be scheduled with interested parties as necessary. The sign-in sheets for the tours have been published in an addendum on the website so that all potential proposers know who else attended. Another addendum will be published to provide updates on the verification report and the closure plan. Staff will be answering proposer questions as they are received to provide proposers the maximum amount of time to review the answers. Mr. Daley indicated staff will be drafting a response to the closure plan comments received from DEEP and provide the draft to Chairperson Hunter and Director Beccaro with the intention of submitting the comments to DEEP by February 24, 2024. Director Beccaro offered to involve any other interested Directors in the review and comment on the response to DEEP. President Daley indicated input from other Directors and Members is welcome, but the response must be submitted to DEEP shortly.

## **6. Finance Committee Report - Agenda Item 6**

Chairperson Hunter indicated that it is typical for the next fiscal year budget recommendations to be voted on at this meeting, but there was not a recommendation from the Finance Committee at this time. He stated that special meetings of the Finance Committee and the Board will be required before the end of February in order to meet the MIRA DA notification timeline requirement for its customers. Chairperson Hunter asked Director Harrington for a report. Director Harrington provided more detail on the discussion at last week’s Finance Committee meeting. He mentioned the two issues being worked through are 1) use of the tip fee stabilization fund, and 2) disposition of funds generated from the sale of any real property. He stated the Committee wanted input from the entire Board prior to making a recommendation.

Director Harrington then asked President Daley if there was anything he wanted to add. President Daley indicated that an item was added at the Finance Committee to approve a selection committee for review of auditor proposals and a recommendation of award. Director Beccaro asked when the appraisals would be available for review. President Daley stated most of the appraisals were complete and he expected all of the appraisals to be available within a week or so.

## **7. Executive Session to discuss i) the sale of real estate owned by the Authority in Hartford, Watertown, Ellington and Shelton and any pending consummation, termination or abandonment of all transactions or proceedings concerning any such sale and ii) preliminary draft feasibility estimates and evaluations relative to public supply contracts associated with operation of the Connecticut Solid Waste System. Agenda Item 7**

Chairperson Hunter made a motion to go into executive session and read the purpose of the executive session into the record. The motion was seconded by Director Beccaro. Chairperson Hunter asked President Daley who would be present in executive session. President Daley confirmed all Directors and Members, himself, and Attorney Catino would be included in the entire executive session, and that Mr. Guzowski and Mr. Bodendorf would be present only for the discussion concerning the sale of real estate. Chairperson Hunter then requested a vote to move into executive session. The motion passed as indicated below.

<b>Director</b>	<b>Raised</b>	<b>Second</b>	<b>Aye</b>	<b>Nay</b>	<b>Abstain</b>
1 - Chairperson Hunter	X		X		
2 - Matthew Dayton			X		
3 - Theodore Bromley			X		
4 - Joseph DeNicola			X		
5 - William Beccaro		X	X		
6 - Rachel Taylor					not present
7 - Michael Walsh			X		
8 - John Fonfara			X		
9 - Paul Harrington			X		
10 - Carl Fortuna			X		
11 - Dave Steuber			X		

Executive Session began at 10:00 am. Messrs. Guzowski and Bodendorf left executive session at 10:22am. Executive session ended at 12:03pm with no action taken. Chairperson Hunter Adjourned the meeting at 12:03pm.