

MIRA Dissolution Authority Finance Committee  
 July 10, 2024  
 Meeting Minutes

A Regular Meeting of the Finance Committee of the MIRA Dissolution Authority was held on July 10, 2024. Present in person or via video or audio conferencing were:

Committee Present: Paul Harrington (Committee Chairperson)  
 Bill Beccaro (via Zoom)  
 Matt Dayton  
 Dave Steuber (via Zoom )  
 Bert Hunter (ex Officio – Board of Directors Chairperson – arrived in person 9:39am, via Zoom until then.)

Other Directors Present: none

Other Members Present: none

Authority Staff Present; Roger Guzowski, Supply Chain Manager  
 Cheryl Kaminsky, Comptroller  
 Chris Shepard, Environmental Compliance Manager (via Zoom)  
 Dave Bodendorf, Manager of Engineering, Construction and Power Assets  
 Ann Catino (General Counsel - Halloran Sage)

Note: The meeting was recorded and can be viewed at [www.ctmira.org/board-documents/mira-dissolution-authority-board-documents/mira-dissolution-authority-finance-meetings](http://www.ctmira.org/board-documents/mira-dissolution-authority-board-documents/mira-dissolution-authority-finance-meetings)

Committee Chairperson Harrington called the meeting to order at 9:32a.m. Following a roll call, Committee Chair Harrington invited members of the public to address the Committee. As there was no public comment, he proceeded with the agenda.

**1. REVIEW AND APPROVIE MINUTES OF JUNE 5, 2024 MEETING**

At the start of the meeting Chairperson Harrington requested a motion to approve the minutes of the June 5, 2024 Finance Committee. The motion was raised by Director Dayton and Seconded by Committee Chair Harrington. The minutes were approved by roll call:

	Raised	Second	Yea	Nay	Abstain
Paul Harrington, Committee Chair		X	X		
Bill Beccaro					Not yet Arrived
Matt Dayton	X		X		
Dave Steuber			X		

**2. REVIEW AND APPROVE DRAFT RESOLUTION RATIFYING INSURANCE PROCUREMENT**

Committee Chair Harrington led the discussion and reminded the committee that at the last meeting we did not have all the numbers so this resolution would be to ratify the emergency purchase that was Authorized by the Board in June.

Director Beccaro arrived via Zoom during this discussion.

Roger Guzowski reminded the Committee that last meeting we had Brown and Brown provide a status update at that time. This was a challenging renewal because of organizational changes and because Liberty elected not to renew coverages they had provided last year. At the time of the June meeting, Brown and Brown was still in the process of marketing some last coverages. Mr. Guzowski reminded the committee that at that time there were two options, one was to have a special meeting at the very end of June and the other was to have the President bind coverage via an emergency procurement which the Board would ratify at the July meeting. Mr. Guzowski reminded the Committee that in June both the Committee and Board elected the emergency purchase route and this resolution is to ratify that emergency purchase. Mr. Guzowski noted that premiums are a 6.7% reduction from last year and 15% below what we budgeted for FY25. Mr. Guzowski noted that coverage with Liberty was replaced with CIRMA, reviewed the status of the other coverage renewals and noted a couple exclusions accompany the new coverage.

The motion to recommend that the full Board ratify this emergency procurement was raised by Director Dayton, Seconded by Director Beccaro and approved by roll call vote. Mr. Guzowski noted that this item would require 8 affirmative votes at the full board:

	Raised	Second	Yea	Nay	Abstain
Paul Harrington, Committee Chair			X		
Bill Beccaro		X	X		
Matt Dayton	X		X		
Dave Steuber			X		

**3. REVIEW AND APPROVE DRAFT RESOLUTION AWARDDING TEMPORARY SERVICES AGREEMENTS**

Roger Guzowski explained to the Committee that in accordance with our Procurement Policy, we underwent a request for qualifications to establish on-call agreements with service providers in the event that we need temporary staffing. Mr. Guzowski noted that most recently the Authority has two temps working limited hours, an accounting temp after our revenue accountant left to accept another position outside the Authority and the other is a former NAES employee

who has controls experience and assists with technical aspects of the South Meadows site when necessary. Mr. Guzowski indicated that the prior such contracts expired June 30<sup>th</sup> and this resolution was to establish new contracts with a small stable of firms who could provide temporary staff on an on-call basis. Mr. Guzowski indicated that the term of the Agreement extended through June 30, 2026 but that the agreements could be terminated on 30 day notice. Mr. Guzowski noted that this vote would be to recommend to the full board that they approve on-call as-needed contracts with three firms as specified in the resolution.

Committee Chair Harrington requested a motion to recommend this resolution to the full Board. That motion was raised by Director Beccaro, Seconded by Director Dayton and approved by roll call vote.

	Raised	Second	Yea	Nay	Abstain
Paul Harrington, Committee Chair			X		
Bill Beccaro	X		X		
Matt Dayton		X	X		
Dave Steuber			X		

**4. REVIEW AND APPROVE DRAFT RESOLUTION AUTHORIZING AND FUNDING A STRUCTURAL INSPECTION AND MAINTENANCE PLAN FOR THE SOUTH MEADOWS SITE**

Roger Guzowski indicated that the structural inspection and maintenance plan to be authorized and funded by this resolution is one of the seven additional planning efforts identified at the June 2024 South Meadows Transition Committee meeting as needed to provide effective management of the South Meadows Site while its potential future use is being identified and implemented. Mr. Guzowski noted that the the draft resolution and attachments outline the process to engage one of our on call engineering firms to conduct the inspection and prepare the plan. Mr. Guzowski noted that the cost of the inspection plan is \$59,000 which per the resolution will be funded through the South Meadows Transition Contingency Reserve. Mr Guzowski informed the Committee that the vote by the full board will require 2/3 of the Directors present and eligible to vote since it is an expenditure under an already approved contract over \$50,000.

The six other additional planning efforts include Water Management, Engineered Control Inspections and Maintenance, Fire, Safety and Security, Routine Grounds and Facility Maintenance, Site Energy, Connections to Regional Transmission Infrastructure and Other Utilities are not part of this RFS and will be performed by a combination of staff and contracted engineers.

Committee Chair Harrington requested a motion to recommend this resolution to the full Board. That motion was raised by Director Beccaro, Seconded by Director Dayton and approved by roll call vote.

	Raised	Second	Yea	Nay	Abstain
Paul Harrington, Committee Chair			X		
Bill Beccaro	X		X		
Matt Dayton		X	X		
Dave Steuber			X		

**5. RESCHEDULING OCTOBER FINANCE COMMITTEE MEETING**

Committee Chair Harrington indicated that he had a family conflict on the morning of the regularly scheduled October 9, 2024 Finance Committee meeting and requested that the meeting be rescheduled to later that day or another day that week. After a brief discussion regarding availability, the Committee unanimously agreed to reschedule that meeting to 9:30am Tuesday October 8, 2024.

**6. INFORMATIONAL REPORTS**

Roger Guzowski shared a brief summary of the informational reports. He indicated that we are reporting for the period ending May 31, 2024. The CSWS generated \$711,000 in operating revenue which was 2.8% above budget for the month. YTD revenues are 3.1% under budget. CSWS expenses were \$868,000 which was 15.4% under budget. YTD expenses are 10.1% under budget. The CSWS operating loss stands at \$3.16 million for the year which is 23% under budget.

For the Property Division, Mr. Guzowski indicated that revenues were 11% above budget in May and they are 57% above budget year to date. Property Division expenses were 21.3% under budget for the month and are 27.6% under budget for the year. The Property Division’s operating loss stands at \$857,000 for the year which is 68% under budget.

Mr Guzowski noted we ended the month with \$51.96 million in total reserves which is down \$430,000 from last month. The cash flow narrative points out that receipts for the month of May are distributed in support of the July 2024 budget which is the start of FY 2025. All transfers and distributions are now reset in accordance with the adopted 2025 budgets.

There were no questions or comments from the Committee regarding the Authority Contract and Procurement informational reports.

**7. EXECUTIVE SESSION**

Committee Chair Harrington requested a motion to go into executive session to discuss the sale of real estate owned by the Authority in Hartford, Watertown, Ellington and Shelton, the offers received, and the potential terms for any pending agreement, and the consummation, termination or abandonment of all transactions or proceedings concerning any such sale.

As noted by Attorney Catino, Committee Chair Harrington clarified that the Executive Session was necessary at this time because disclosure of the offers and who is making the offers could adversely impact purchase price because the offers are non-binding and should be kept confidential.

Committee Chair Harrington noted that all Directors and Members present as well as Attorney Catino and Mr. Guzowski will join the Executive Session.

	Raised	Second	Yea	Nay	Abstain
Paul Harrington, Committee Chair	X		X		
Bill Beccaro		X	X		
Matt Dayton			X		
Dave Steuber					Dropped off call

Note: Due to technical difficulties Director Steuber briefly dropped off the call just before the vote to enter executive session but rejoined prior to entering Executive Session.

Executive Session began at 9:56am and concluded at 10:45am.

## 8. **ADJOURNMENT.**

At 10:45am, the Committee came out of executive session. Committee Chair Harrington indicated that no action was taken in the executive session, that no action will be taken any further and adjourned the meeting.