



Town of Ridgefield
Special Board of Selectpersons Meeting Minutes
UNAPPROVED

September 10, 2025 at 8:30 AM

Please note – these minutes are not verbatim.

Present: Sean Connelly, Maureen Kozlark, Rudy Marconi, Geoffrey Morris

Absent: Barbara Manners

Rudy Marconi called the meeting to order at 8:30 AM.

1. Motion to waive the reading of the bond resolution, motion made by Geoffrey Morris, seconded by Sean Connelly. Motion passed 4-0.
2. Motion to approve the bond resolution as presented by bond counsel, motion made by Sean Connelly, seconded by Maureen Korzlak. Motion passed 4-0.
3. Motion to adjourn meeting at 8:45am, motion made by Maureen Korzlak, seconded by Connelly.

(See attached full resolution)

RESOLUTION FOR BOARD OF SELECTPERSONS
(Approval, and Motion Setting Referendum and Approving Ballot Question)
September 3, 2025

RESOLVED:

That the resolution entitled "Resolution Appropriating \$77,400,000 For Costs Related To Design, Construction And Equipping Of A New Public Safety Building; And Authorizing The Issuance Of \$77,400,000 Bonds Of The Town To Meet Said Appropriation And Pending The Issuance Thereof The Making Of Temporary Borrowings For Such Purpose", a copy of which is attached hereto, be approved and referred to the Board of Finance for its consideration. The amount of bonds issued shall be reduced by the amount of grants or other funds, if any, received by the Town for the Project and not separately appropriated to pay additional costs of the Project.

* * * * *

MOTION, made by Selectperson _____, and seconded by Selectperson _____, that, contingent upon the approval and recommendation of the resolution by the Board of Finance and the Board of Selectpersons, that:

A Referendum shall be held on Tuesday, November 4, 2025 for a vote on the following question:

"Shall the resolution entitled "Resolution Appropriating \$77,400,000 For Costs Related To Design, Construction And Equipping Of A New Public Safety Building; And Authorizing The Issuance Of \$77,400,000 Bonds Of The Town To Meet Said Appropriation And Pending The Issuance Thereof The Making Of Temporary Borrowings For Such Purpose" be approved?"

The form of the ballot label on the voting machine is approved and shall read as follows:

"Shall the resolution appropriating \$77,400,000 for construction and equipping of a new Public Safety building and authorizing the issuance of \$77,400,000 bonds of the Town to meet said appropriation, be approved?
YES/NO"

The vote will be by optical scan voting machine. Those in favor of the resolution referred to in the question shall fill in the oval under the word "YES" under such question. Those not in favor of the resolution referred to in the question shall fill in the oval under the word "NO" under such question. Absentee ballots will be available at the office of the Town Clerk as provided by law.

In accordance with Section 7-6 of the General Statutes of Connecticut, Revision of 1958, as amended, only an elector of the Town or a citizen of the United States of the age of eighteen years or more who, jointly or severally, was liable to the Town for taxes assessed against him based on an assessment of not less than \$1,000 on the last completed grandlist of the Town or who would have

been so liable if not entitled to an exemption as a blind person or as a veteran or as a parent or surviving spouse of a veteran will be entitled to vote. Absentee ballots shall be available as provided by law at the Town Clerk's office during business hours.

RESOLUTION APPROPRIATING \$77,400,000 FOR COSTS RELATED TO DESIGN, CONSTRUCTION AND EQUIPPING OF A NEW PUBLIC SAFETY BUILDING; AND AUTHORIZING THE ISSUANCE OF \$77,400,000 BONDS OF THE TOWN TO MEET SAID APPROPRIATION AND PENDING THE ISSUANCE THEREOF THE MAKING OF TEMPORARY BORROWINGS FOR SUCH PURPOSE

RESOLVED:

Section 1. That the sum of \$77,400,000 is hereby appropriated by the Town of Ridgefield, Connecticut (the "Town") for the costs related to the design, construction and equipping of a new Public Safety building (the "Project"). The appropriation may be spent for design, acquisition, architect fees, consultant fees, engineering fees, construction, demolition and removal of materials, site work, lighting, heating and cooling, appurtenances, equipment, materials, furniture and fixtures, installation of fixtures and equipment, inspection fees and costs, landscaping and other property improvements, parking lot and driveways, legal fees, contingency, net temporary interest and other financing costs, and any other costs related to the project. The Board of Selectpersons, or a building committee designated by it, shall determine the scope and particulars of the project, and may reduce or modify the project scope; and the entire appropriation may be expended on the project as so reduced or modified.

Section 2. That the Town issue bonds in an amount not to exceed \$77,400,000 to finance the appropriation for the Project, provided such bonds shall be issued maturing not later than the maximum maturity permitted by the General Statutes of Connecticut, Revision of 1958, as amended (the "General Statutes"). Said bonds may be issued in one or more series as determined by the First Selectperson, in consultation with the Board of Selectpersons and the Board of Finance, in the amount necessary to meet the Town's share of the cost of the Project determined after considering the estimated amount of any Federal and State grants-in-aid for the Project, or the actual amount thereof if ascertainable, and the anticipated times of the receipt of the proceeds thereof, provided that the total amount of bonds to be issued shall not be less than an amount which will provide funds sufficient with other funds available for such purpose to pay the principal of and the interest on all temporary borrowings in anticipation of the receipt of the proceeds of said bonds outstanding at the time of the issuance thereof, and to pay for the administrative, financing, legal and other costs of issuance of such bonds. The bonds shall be in the denomination of \$5,000 or a whole multiple thereof, be issued on fully registered form, be executed in the name and on behalf of the Town by the facsimile or manual signature of the First Selectperson, bear the Town seal or a facsimile thereof, be certified by a bank or trust company, which bank or trust company may be designated the registrar and transfer agent, be payable at a bank or trust company, and be approved as to their legality by Pullman & Comley, LLC. The bonds shall be general obligations of the Town and each of the bonds shall recite that every requirement of law relating to its issuance has been duly complied with, that such bond is within every debt and other limit prescribed by law, and that the full faith and credit of the Town are pledged to the payment of the principal thereof and the interest thereon. The aggregate principal amount of the bonds of each series to be issued, the annual installments of principal, redemption provisions, if any, the certifying agent, registrar, transfer agent and paying agent, the date, time of issue and sale and other terms, the details and particulars of such bonds, including the approval of

the rate or rates of interest, shall be determined by the First Selectperson in the best interest of the Town and in accordance with the General Statutes. The amount of the bonds issued shall be reduced by the amount of grants or other funds, if any, received by the Town for the Project and not separately appropriated to pay additional costs of the Project.

Section 3. That the bonds of each series shall be sold by the First Selectperson, in consultation with the Board of Selectpersons and the Board of Finance, in a competitive offering or by negotiation, in his or her discretion. If sold in a competitive offering, the bonds shall be sold at not less than par and accrued interest on the basis of the lowest net or true interest cost to the Town. A notice of sale or a summary thereof describing the bonds and setting forth the terms and conditions of the sale shall be published at least five (5) days in advance of the sale in a recognized publication carrying municipal bond notices and devoted primarily to financial news and the subject of state and municipal bonds. If the bonds are sold by negotiation, the purchase agreement shall be approved and signed by the First Selectperson.

Section 4. That the First Selectperson is authorized to make temporary borrowings in anticipation of the receipt of the proceeds of said bonds. Notes evidencing such borrowings shall be executed in the name and on behalf of the Town by the facsimile or manual signature of the First Selectperson, bear the Town seal or a facsimile thereof, be payable at a bank or trust company designated by the First Selectperson, be approved as to their legality by Pullman & Comley, LLC, and be certified by a bank or trust company designated by the First Selectperson pursuant to Section 7-373 of the General Statutes. The notes shall be issued with maturity dates which comply with the provisions of the General Statutes governing the issuance of such notes. The notes shall be general obligations of the Town and each of the notes shall recite that every requirement of law relating to its issuance has been duly complied with, that such note is within every debt and other limit prescribed by law, and that the full faith and credit of the Town are pledged to the payment of the principal thereof and the interest thereon. The net interest cost on such notes, including renewals thereof, and the expense of preparing, issuing and marketing them, to the extent paid from proceeds of such renewals or said bonds, may be included as a cost of the Project. Upon the sale of the bonds, the proceeds thereof, to the extent required, shall be applied forthwith to the payment of the principal of and the interest on any such notes then outstanding or shall be deposited with a bank or trust company in trust for such purpose.

Section 5. That the Town hereby declares its official intent under Federal Income Tax Regulations Section 1.150-2 that costs for the Project may be paid from temporary advances of available funds and that the Town reasonably expects to reimburse any such advances from the proceeds of borrowings in an aggregate principal amount not in excess of the amount of borrowing authorized above for the Project. The First Selectperson is authorized to amend such declaration of official intent as he or she may deem necessary or advisable and to bind the Town pursuant to such representations and covenants as he or she may deem necessary or advisable in order to maintain the continued exemption from federal income taxation of interest on the bonds, notes or temporary notes authorized by this resolution, if issued on a tax-exempt basis, including covenants to pay rebates of investment earnings to the United States in future years.

Section 6. That the First Selectperson is hereby authorized, on behalf of the Town, to make representations and enter into written agreements for the benefit of holders of the aforesaid

bonds, notes or temporary notes to provide secondary market disclosure information, which agreements may include such terms as they deem advisable or appropriate in order to comply with applicable laws or rules pertaining to the sale or purchase of such bonds, notes or temporary notes.

Section 7. That the First Selectperson is hereby authorized, on behalf of the Town, to enter into any other agreements, instruments, documents and certificates, including tax and investment agreements, for the consummation of the transactions contemplated by this resolution. The First Selectperson is hereby authorized, on behalf of the Town, to apply for and accept any and all Federal and State loans or grants-in-aid for the Project, to expend said funds in accordance with the terms hereof, and in connection therewith to contract in the name of the Town with engineers, contractors and others.

Section 8. That the First Selectperson, Town Treasurer, Controller, and other proper officers and officials of the Town are authorized to take all other action which is necessary or desirable to complete the Project and to issue bonds, notes or temporary notes and obtain other funding to finance the aforesaid appropriation, including but not limited to applying for and accepting grants and funds that may be available for the Project.