



Town of Burlington

SPECIAL TOWN MEETING TUESDAY, OCTOBER 27, 2015

The Special Town Meeting of electors and citizens qualified to vote in Town Meetings in the Town of Burlington, CT was called to order at 6:39 pm by First Selectman, Theodore C. Shafer, Selectmen Powell and Salsedo were present.

Ten (10) individuals were present.

Nominations for moderator of the meeting were opened. Carl Salsedo/Roger Powell nominated Theodore C. Shafer. No further nominations were received. A motion to close nominations was made and passed.
[Powell/Salsedo]

Theodore C. Shafer was appointed moderator for this meeting.

Mary-Jane Ugalde, Town Clerk read the call of the meeting.

ITEM #1: Acceptance of Tax Liens – Angela's Way.

Resolution Regarding Assignment of Tax Liens

WHEREAS, In accordance with Connecticut General Statutes Section 12-195h, any municipality, by resolution of its legislative body, may assign, for consideration, any and all liens filed by the tax collector to secure unpaid taxes on real property; and

WHEREAS, 5254 Angelas Way LLC, wishes to purchase certain tax liens for properties located at 57 Angela's Way and 61 Angela's Way filed by the Tax Collector of the Town of Burlington, and more particularly listed on Schedule A to this Resolution; and

WHEREAS, 5254 Angelas Way LLC will purchase such tax liens at one hundred percent (100%) of the amount secured by the liens including any interest, fees and charges that have accrued at the time of the assignment; and

NOW, THEREFORE BE IT RESOLVED, that the Burlington Town Meeting is duly assembled this 27th day of October, 2015 and the assignment of the tax liens listed on Schedule A to this Resolution to 5254 Angelas Way LLC is approved, and further that Theodore C. Shafer as its First Selectman is authorized to execute the Assignment of Real Property Tax Liens on behalf of the Town of Burlington.



Town of Burlington

First Selectman Shafer asked for a motion to accept Item 1; Acceptance of Tax Liens-Angela's Way. A motion to accept Item 1 was made by Carl Salsedo and seconded by Roger Powell.

Mr. Shafer gave a brief overview of the Angela's Way development; the settlement the town has made with the new developer 5254 Angelas Way LLC and the back taxes due on the two properties known as 57 & 61 Angela's Way. The total amount due for both properties is \$65,253.29. 5252 Angela's Way LLC will purchase these tax liens at 100% including all interest and fees. The developer will then complete work on Section 8 of Angela's Way.

The moderator opened Item #1 to questions:

Robert LaMothe, 89 Stone Road asked about the work and sections that remain to be completed. Selectman Shafer remarked that 5254 Angela's Way LLC have been to Planning & Zoning for approvals for Section 8. The monies collected for back taxes would be used for the paving of Sections 5 & 7.

Donna Mullen, 65 Canton Road asked about the legal action being taken with the original developer and if the town was seeking restitution for the full amount of back taxes. Shafer remarked any amount awarded would go to the general fund and hopefully would be used to offset the litigation fees.

Barbara Dahle, 100 Spielman Highway asked if the legal fees from over the years in this matter would be offset by any award by the court. Shafer was hopeful the judge would make a decision in favor of the Town of Burlington that would defray the legal costs.

Robert LaMothe, 89 Stone Road asked if the original developer had gone bankrupt. Shafer noted one developer (Fred Ouelette) did go bankrupt. Adam Demeusy has not pursued bankruptcy yet and the town has a pending case going after his personal assets.

Upon no further questions, Mr. Shafer called for a vote on the motion for Item #1. Item #1 passed unanimously by voice vote.

A motion was made and seconded to adjourn the meeting by Powell and Salsedo.

The Special Town Budget Meeting was adjourned at 6:55 pm.

Respectfully submitted,

Mary-Jane Ugalde
Town Clerk