

**CITY OF NORWALK
REDEVELOPMENT AGENCY
SPECIAL MEETING
JULY 30, 2018**

ATTENDANCE: Felix R. Serrano, Chairman; Commissioners Lisa Cooper, Tom Devine, William Speirs, and David Westmoreland

STAFF: Timothy T. Sheehan, Executive Director

OTHERS: Nancy Chapman, Nancy on Norwalk; Justin Papp, The Hour

CALL TO ORDER

Chairman Serrano called the Special Meeting to order at 5:30 PM

ROLL CALL

Chairman Serrano noted that a quorum was present.

Chairman Serrano said, as the Commissioners are aware, their current special counsel informed them that they have a conflict with the JHM Group, which is a potential developer of the POKO project, therefor necessitating them to search for a new counsel and avoid having to do it at some point if he does become the developer, so the two items on the agenda are (A) authorization for the formation of a Special Counsel Selection Sub-Committee, and (B) approval of the slate of three commissioners to serve on that Selection Sub-Committee.

Mr. Sheehan said the first meeting of the sub-committee will be this Wednesday, August 1st, sometime between the hours of 10:30 and 3:00 o'clock. Corporation Counsel will brief the sub-committee on the urgency associated with the August 28th hearing date and give a status as to where things are in the process as far as the litigation is concerned and some of the milestones that will be coming up. He had reviewed with Mario Cappola, Corporation Counsel, a list of firms that he suggests the sub-committee consider which he will share with the sub-committee prior to the meeting, and Attorney Cappola said he didn't see any conflicts from the city side and thought all the firms that were represented have the capability to effectively represent the Agency. Obviously if the members of the sub-committee have other firms that they want to have considered, they can add them to the list. The process would be to do a background review of the firm, contact the firm to review possible conflicts, and then hopefully get down to one or two firms that the sub-committee can interview, and then go through their selection process as to which firm they want to advance in a recommendation to the full Commission. He has made himself available to do all the staff work associated with coordinating the process and asking the questions of the firms and soliciting bids. He was not involved in the last go around, but he thinks given that the members of the sub-committee have other jobs to do, that is probably the most effective way to do it, unless the committee wants to do it some other way.

Mr. Westmoreland said it is a luxury for him to be on a commission that actually has staff where the commissioners don't have to do all the work, and he thinks that is a great way to go.

- ** MR. WESTMORELAND MOVED TO APPROVE THE FORMATION OF A SUB-COMMITTEE TO COORDINATE THE PROCESS OF SELECTING SPECIAL COUNSEL TO REPRESENT THE NORWALK REDEVELOPMENT AGENCY IN BOTH LITIGATION AND REAL ESTATE NEGOTIATION MATTERS PERTAINING TO THE WALL STREET PLACE PROJECT, ITS RELATED OWNERS AND DEVELOPERS, THE PENDING LITIGATION AGAINST ILSR & WALL ST OPPORTUNITY FUND, LLC AND THE LAND DISPOSITION AND DEVELOPMENT AGREEMENT BY AND AMONG THE CITY OF NORWALK, THE NORWALK REDEVELOPMENT AGENCY AND POKO- IWSR DEVELOPERS, LLC DATED NOVEMBER 14, 2007.**
- ** MR. DEVINE SECONDED.**
- ** THE MOTION PASSED UNANIMOUSLY.**

Mr. Sheehan said the latest they want to have the work completed by is the next Agency meeting on August 14th, but the hope would be that they could get it done before then and move up the Agency meeting as a special meeting. Chairman Serrano said the understanding would be that they would only have one meeting in August. He asked for three volunteers to serve on the Special Counsel Selection Sub-Committee.

David Westmorland, Tom Devine and William Speirs volunteered to serve on the committee. Mr. Speirs said he will be out of town the week of August 12th and asked if an accommodation could be made whereby he could call in. He could also respond to emails anytime. Mr. Sheehan said if it would allow him to be more flexible, he could certainly call in. The hope is that they can get going quickly and get up to a special meeting before their normally scheduled meeting on August 14th.

- ** MS. COOPER MOVED TO APPROVE COMMISSIONERS TOM DEVINE, DAVID WESTMORELAND, AND WILLIAM SPEIRS WHO HAVE VOLUNTEERED TO SERVE ON THE SPECIAL COUNSEL SELECTION SUB-COMMITTEE.**
- ** MR. DEVINE SECONDED.**
- ** THE MOTION PASSED UNANIMOUSLY.**

After discussion, it was determined that the sub-committee would meet at 12:00 noon on August 1st, 2018.

Chairman Serrano said he appreciates those commissioners that volunteered.

ADJOURNMENT

Upon motion of Ms. Cooper and second or Mr. Speirs, the Norwalk Redevelopment Agency meeting was adjourned at 5:42 P.M.