

Roxanne Maher

From: Kevin Blacker <kjblacker@sbcglobal.net>
Sent: Sunday, December 15, 2024 11:03 PM
To: rdrucker@cohenandwolf.com; alupia@cohenandwolf.com; dball@cohenandwolf.com; jbarbara@cohenandwolf.com
Cc: Naomi Rodriguez; galesferrydistrict@gmail.com; Harry Heller; Fred Allyn, III; Elizabeth Burdick; wcarroll@cohenandwolf.com; Francisco Uranga; Lee Howard; Gregory Stroud; Marc Fitch; Ledyardcalu Info; Cathy Osten; Mike Cherry; anderson.redtop@gmail.com; jengetter@yahoo.com; Roxanne Maher; Treasurer; Greg Smith; Brian Smith; ravena@sswbgg.com; willis@halloransage.com
Subject: Re: These small problems forewarn large ones, for Gales Ferry District

Wilson Carroll apparently representing GF District in preparing response to multiple FOIA requests? See email below.

I thought the district voted to retain him as land use attorney.

\$5,000 retainer. Sitting through, what is it six? seven? 4 sometimes 4 and 1/2 hour meetings. Hour down Hour back from Branford. Not to mention all the time reading, communicating, preparing presentation, closing remarks. 5 grand at \$250/hr, I'd guess is Cohen Wolf rate. 20 hours? No way he doesn't have 50 hours into all this. Probabbly way more. We should be able to see a copy of the check/receipt from where LeeAnne Anderson personally paid him a \$5,000 retainer to match the Districts check.

No way zoning decision doesn't get appealed. Then head to court. Who'll pay for all that? **Is Carroll working in part pro bono? If so, is Cohen Wolf aware of the risk ? Comfortable with it? Cohen Wolf know who Jay Cashman and Harry Heller are? Better find out. Cohen Wolf aware of Halloran Sage letter outlining civil rights violation by former Zoning Chair who presided over these proceedings?** District tax payers deserve to know who the District, or it's President is taking donations from- if pro-bono work is occurring.

Optics of District President retaining the same attorney in personal and professional capacity at same time very, very bad. **Attorney Carroll and/or his superiors at Cohen Wolf should have been able to easily identify the conflict during client intake procedures.** Further potential conflict: Being his hometown. Wanting to help. Treated like a hero. Among an ass kissing angry mob. The kind that give each other standing ovations, but shout down the opposing view. May be clouding his judgement. Wilson Carrol maybe disadvantaging his clients.

Sincerely,
Kevin Blacker



● **Gales Ferry District**

From: galesferrydistrict@gmail.com

To: kjblacker@sbcglobal.net

Cc: wcarroll@cohenandwolf.com



Mr. Blacker,

Your email is acknowledged and will be processed.

Respectfully,

Lee Ann Berry

President,

Gales Ferry District

> [Show original message](#)

Personal Interest Conflicts

[10] The lawyer's own interests should not conflict with the lawyer's representation of a client. For example, if a lawyer's financial interest in a transaction is in serious question, it may be difficult for the lawyer to give detached advice. Similarly, when a lawyer has a financial interest with an opponent of the lawyer's client, or when a lawyer's financial discussions could materially limit the lawyer's ability to represent clients, the lawyer may not allow related business interests to interfere with the lawyer's duty to clients to an enterprise in which the lawyer has a financial interest. See also Rule 1.10 (personal interest conflicts) for specific Rules pertaining to a number of situations involving transactions with clients. See also Rule 1.10 (personal interest conflicts) are not imputed to other lawyers in a law firm.

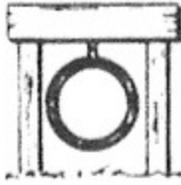
On Sunday, December 15, 2024 at 10:17:41 PM EST, Kevin Blacker <kjblacker@sbcglobal.net> wrote:

Read the By Laws. Then minutes. It appears LeeAnne Anderson broke by laws.

ARTICLE VI— Du

Section 1 — Preside

The President shall
the Board of Directo
Board of Directors.
only to break a tie v
and shall be ex-offic
the three directors.



Gales Ferry Dis

18 Hurlbutt Road / P.O. B

Gales Ferry, Ct 06335-1

GalesFerryDistrict@gmail

Gales Ferry Board Meeting

Thursday August 15, 2024

Topic – Funding request for Land Use Attorney

Attendees:

President Lee Ann Anderson

Vice President/Secretary: Missy Dyson

Board Member: Charlie Duzy

Board Member: Jen Zeronza

Meeting called to order at 7:05. Discussion around to retain a land (retainer fee).

Ms Anderson made a motion to approve the request, Ms. Dyson se opposed. In addition, Treasurer Jerry Brown, and Board Members 1 approved prior to the meeting as they were not able to attend in p

Meeting was adjourned at 7:35.

Who has ever heard of people being allowed to vote in advance? Without attending. I mean if they were on the phone or zoom... But a person approving in advance? That kind of fast and loose action, kind I saw Scott Bates's taking at Port Authority- which is what initially caught my attention.

<https://ledyardct.legistar.com/View.ashx?M=F&ID=13277658&GUID=094C6268-17B8-48D2-AA3D-DE8E6AADE56C>

GF District paid a \$5,000 retainer to Wilson Carroll. If any other money what so ever has been spent on opposing GFI- would have it required vote? Where in budget did this money come from?

Section 5 Directors

The ~~four~~ Directors, with the constitute the Board of Direc District subject to the approv District. Subject to the Gene the District for any money b General Statutes, Title 7 — District at a regular meeting

However, the Board of Direc than \$5,000 in any one fiscal any money be borrowed with Contingencies account has b arise. As capital improvemen

without the app

Look at these discrepancies. One section says 3 directors. A different section says- in hand writing- that there are 4 directors.

ARTICLE V — Terms of Office

The officers of this organization shall be a President, Vice President, Secretary and Treasurer. All officers and Board members shall hold office for one year. The Secretary and Treasurer have one year terms. There shall be three directors.

inconsistent

Section 5 Directors

The Four Directors, with the
constitute the Board of Directors
District subject to the approval
District. Subject to the General
the District for any money
General Statutes, Title 7 —
District at a regular meeting

Then this section says you need 12 members to make a quorum... even though there's only 7 on the board?

Section 6 – Quorum

Not less than twelve members
presiding officer, shall call
or special meeting. In all
adjourn the meeting. All
majority vote of those votes
comprising three or more
Adequate written records