



REGULAR COMMON COUNCIL MEETING

MONDAY, JUNE 6, 2022
7:00 PM

Hybrid Meeting

MUNICIPAL BUILDING
COMMON COUNCIL CHAMBER
245 DeKoven Drive

-and-

For Remote Attendance:

Visit <https://middletownct.gov/councilmeeting>

or

WebEx.com

Join a Meeting

Event # 2339 204 8767

Password: Middletown

or

Dial 408-418-9388

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*NOTE: if calling from a phone. please press *3 to activate hand raise function*

REVISED AGENDA

1. **Call to Order**
 - A. Pledge of Allegiance
 - B. Council Clerk Reads the *Call of the Meeting* and Mayor declares call a legal call and meeting a legal meeting
2. **Accept/Amend the Agenda**
3. **Presentation: Pride Month Resolution**
4. **Approval of Minutes**
 - A. Approval of Minutes – Common Council regular meeting, dated May 2, 2022 at 7:00 PM
 - B. Approval of Minutes – Common Council special meeting, FY22-23 Water Rate Public Hearing, May 2, 2022 at 6:45 PM
 - C. Approval of Minutes – Common Council special meeting (Questions to Directors), dated May 2, 2022 at 6:00 PM
5. **Public Hearing on Agenda Items – Opens**
6. **Public Hearing on Agenda Items – Closes**

7. Mayor requests Council Clerk to read appropriation requests and the Certificate of Director of Finance (NONE)

8. Department, Committee, Commission Reports and Grant Confirmation Approval

- A. City Clerk's Certificate
- B. Monthly Reports -- Finance Department: Transfer Report to May 24, 2022
- C. Recreation Department - Acct. No. 3510-32000-59200-0321-x-2022-x; State summer enrichment grant to provide seven (7) weeks of free summer camp to Middletown residents based on need and referral, the equivalent of 60 children attending camp and aftercare for seven (7) weeks: \$63,058
- D. Board of Education – Acct. No. 2450-33000-59405-43480-x-x; miscellaneous grants: \$434,971.15
- E. Board of Education – Acct. No. 2450-33000-52183-x-x; cafeteria/ food services: \$276,448.08
- F. Public Works – Acct. No. 3040-22000-59200-x-x-2022; Federal grant for FBI portion of improvements to be made to Dingwall Horan firing range, including design and construction of noise remediation, lead mitigation, and replacement of existing target systems and accompanying knee wall, bullet trap, and surface area for firing lines; sill also cover multi-purpose building for non-ballistic training: \$1,680,000
- G. Economic & Community Development -- Acct. No. 3605-18500-56100-000-00000-000; Original grant (South Fire District CNR Appropriation to City) in the amount of \$332,273, approved November 12, 2020, reduced by \$36,193.29 to reflect actual amount expended
- H. Office of Equal Opportunity & Diversity Management: FY21-22 3rd Quarter Employment Activity Report and FY21-22 3rd Quarter Affirmative Action Employment Hiring Report
- I. Tax Collector: Suspense Report for Personal Property and Motor Vehicle Bills, dated May 10, 2022

9. Mayor's Reports to the Common Council

- A. American Rescue Plan
- B. Riverfront

10. Payment of all City bills when properly approved

11. Resolutions, Ordinances, etc.

- A. Approving a loan in the amount of \$1,000,000 (One Million Dollars) from Water Fund Acct. No. 5000-60000-30310-0000-00000-0000-000 to the Sewer Fund Acct. No. 2050-00000-30310-0000-00000-0000-000; that the Sewer Department shall repay the loan as revenue to the Sewer Fund Balance becomes available; and that the Sewer Department shall repay the Water Fund loan within one (1) year, but no later than June 30, 2023.
- B. Approving that the unexpended balance of the 2021-2022 Board of Education budget be placed in a non-lapsing account, provided such amount does not exceed two percent (2.0%) of the total budgeted appropriation for execution for such prior fiscal year, pursuant to Connecticut General Statutes Section 10-248a

- C. Approving that Resolution No: 23-22, which was approved on March 7, 2022, and which awarded \$47,950 from the FY21/22 Art Support Services Grant funds to various art projects, be amended to reflect that grant recipient Joe Fonda has declined a \$1,000 award; and that those funds remain in the Office of Arts & Culture’s grant budget line 1000-26500-59200-0722-xxx until the end of this fiscal year (FY21/22).
- D. Approving that, as requested by the Land Use Department, the \$140,344 of the Agricultural Grants (FY23) be allocated as follows for project support:

Organization	Amount
Five Star Performance Horses LLC, Erin Cecchini	\$21,000
Higgins Farms Inc., Leonard Higgins	\$22,000
Manes & Motions Therapeutic Riding, Dee Goodrich	\$22,000
Phresh Farms, Mya Tillman / Robert Sanborn	\$3,344
Forest City Farms, Gabe Russo	\$22,000
Hilldale Farm, Barbara Schukoske	\$6,000
River Ridge Farm and Market, Dakota Rudloff Eastment	\$22,000
Ox Yoke Farm II, Linda Liberia	\$22,000
Total	\$140,344

and that any organization receiving an Agricultural Grant shall receive such funds in the form of a reimbursement upon verification of compliance with the scope of the project and of expense receipts provided by the organization.

- E. Approving that the Mayor is authorized to execute all necessary documents to acquire the 1.59 acre property located at Military Road, (Map 11, Lot 0662) as open space; and to do any and all other acts to effectuate the foregoing, following review and approval as to content and form by the Office of the General Counsel.
- F. Approving that the following funds be closed and any monies remaining be transferred to Debt Service and any cash needs be transferred from Debt Service.

4013	BI Public Parking Improvements	\$ -0-
4027	Military Museum	\$ -0-
4619	BI Force Main & Pump Station W/Mattabassett	\$ -0-
4622	BI Mattabassett Region Force Main/Pump	\$ -0-

- G. Approving that, since the proposed transfer/sale to Middletown Youth Soccer of two (2) parcels known, respectively, as 395 Country Club Road and Country Club Road (07-0498) was not referred to, and/or otherwise brought to the attention of, the Economic Development Committee as prescribed in the *Code of Ordinances of the City of Middletown* at Chapter 232 (“Public Property”) Article II (“Sale of Public Property”), so that the Economic Development Committee could exercise its fiduciary responsibility, Resolution 48-22, which authorized the sale of these parcels to Middletown Youth Soccer for \$1, as approved by the Common Council on May 2, 2022, is hereby rescinded.
- H. Approving that the Mayor is authorized to sign and submit an application to the State of Connecticut for a grant in the amount of \$45,000.00 in Local Capital Projects Improvement Program funds, for the cost of install, repairs and renovations of 180 Johnson Street Loading Docks; and that a new line item be created in the Capital Improvement Plan entitled “180 Johnson Street Loading Dock Repair” in the amount of \$45,000.00.
- I. Approving that the mayor is authorized to sign and submit an application to the State of Connecticut for a grant in the amount of \$17,000.00 in Local Capital Projects Improvement Program funds, for the cost to install a Mitsubishi Hyper Heat Ductless in the Middletown Police Information Technology

Department; and that a new line item be created in the Capital Improvement Plan entitled "MPD Hyper Heat Mini-Split Install" in the amount of \$17,000.00.

- J. Approving a Memorandum of Agreement between the City of Middletown and the Federal Bureau of Investigation, regarding sharing renovation costs and use of the Dingwall-Horan Joint Firearms Training Facility; and authorizing the Mayor to sign said document, subject to review and approval by the Office of General Counsel as to form and content.
- K. Approving that the job description of Assessment Aide/Technician II, Maximus Salary Grade 8, (\$22.59 - \$33.46), 40 hours, AFSCME Local #466, with the corresponding job description revisions and no change in salary. The revisions of this job description and salary for this position shall be effective upon adoption.
- L. Approving the job description of Deputy Director of Public Works, Maximus Salary Grade 18, (\$42.74 - \$63.28), 40 hours, UPSEU, with the corresponding job description revisions and salary increase to Salary Grade 19, (\$44.67 - \$66.11), 40 hours, UPSEU. The revisions of this job description and salary for this position shall be effective upon adoption.
- M. Approving the job description of Director of Public Works, Maximus Salary Grade 21, (\$49.74 - \$73.60), 40 hours, Non-Bargaining, with the corresponding job description revisions and no change in salary. The revisions of this job description and salary for this position shall be effective upon adoption.
- N. Approving the job description of Director of Health/Vital Statistics, Maximus Salary Grade 17, (\$41.92 - \$62.07), 40 hours, Executive Non-Bargaining, with the corresponding job description revisions and no change in salary. The revisions of this job description and salary for this position shall be effective upon adoption.
- O. Approving the job description of Director of Economic and Community Development, Maximus Salary Grade 20, (\$46.57 - \$68.92), 40 hours, UPSEU Local 6457, with the corresponding job description revisions and no change in salary. The revisions of this job description and salary for this position shall be effective upon adoption.
- P. Approving that the salary grade of the General Counsel and Director of Finance & Revenue Services, Executive Non-Bargaining, Grade 23, Step 6, be updated to Non-Bargaining Salary Grade 25, Step 6 on July 1, 2022.
- Q. Approving the appointment of Kevin Elak to the position of Director of Health/Vital Statistics, Salary Grade 17 – Step 5 (\$58.03), 40 hours, Defined Executive Non-Bargaining; and that this appointment shall take effect upon adoption.
- R. Approving the appointment of Christopher Holden to the position of Director of Public Works, Salary Grade 21 – Step 5 (\$68.84), 40 hours, Defined Executive Non-Bargaining; and that this appointment shall take effect upon adoption.
- S. Approving the 2022 Community Development Block Grant (CDBG) Entitlement appropriations:

Decrease:

Columbus House/Energy Efficiency	3216-18500-57030-0000-03453-2011-000	371.83
Gilead –Replacement Roof	3214-18500-57030-0000-03734-2015-000	200.00
NEAT-Farmer’s Market.	3211-18500-57030-0000-03422-2018-000	695.46
City of Middletown/Program Admin	3209-18500-57030-0000-03662-2019-000	8,048.96
YMCA-Teen Program	3208-18500-57030-0000-03699-2020-000	227.79
Future’s-Microenterprise Assistance	3208-18500-57030-0000-03753-2020-000	3,530.32

Oddfellows-Roof Replacement	3208-18500-57030-0000-03756-2020-000	380.00
Oddfellows-HVAC Replacement	3208-18500-57030-0000-03757-2020-000	600.00
MXCC-Magic Food Bus	3208-18500-57030-0000-03776-2020-000	648.44
Clean Energy Task Force-Housing Improvements	3208-18500-57030-0000-03492-2020-000	15,000.00
Grace & Mercy Ministries-Homeless Shelter	3207-18500-57030-0000-03453-2021-000	15,000.00
TOTAL		\$ 44,702.80

Increase:

YMCA-HVAC Men’s Residence	3216-18500-57030-0000-03761-2011-000	371.83
YMCA-HVAC Men’s Residence	3214-18500-57030-0000-03761-2015-000	200.00
YMCA-HVAC Men’s Residence	3211-18500-57030-0000-03761-2018-000	695.46
YMCA-HVAC Men’s Residence	3209-18500-57030-0000-03761-2019-000	8,048.96
YMCA-HVAC Men’s Residence	3208-18500-57030-0000-03761-2020-000	20,386.55
YMCA-HVAC Men’s Residence	3207-18500-57030-0000-03761-2021-000	15,000.00
Total		\$ 44,702.80

Women & Family Services	Sexual Assault Crisis Program	10,000.00
Middletown Housing Authority	Maplewood Terrace Paving	100,000.00
YMCA	Fire Protection Equip. Replacement	23,000.00
YMCA	HVAC Men’s Residence	65,396.48
St Vincent dePaul	Amazing Grace Food	15,000.00
City of Middletown	Warming Shelter	17,000.00
Gilead Community Services	Magnolia Home HVAC	10,500.00
Russell Library.	Career Program	1,675.00
Middlesex Community College	Magic School Bus	7,825.00
Oddfellows	Scholarships-Youth Arts Programs	6,000.00
Oddfellows	Projector Installation - Morgan Theater	37,915.00
City of Middletown	Farmers’ Market	10,000.00
Futures, Inc.	Energy Efficiency	21,276.00
Middletown Fire Department.	Active Violence Equipment	34,413.00
City of Middletown	Program Administration	90,000.00
Total		\$450,000.48

YMCA-HVAC Men’s Residence	3960-18500-57030-0000-03761-2022-000	3,420.72
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And that the Mayor, as Chief Executive Officer of the City of Middletown, is hereby authorized to submit a new 2022 Annual Action Plan to access \$498,124 of CDBG entitlement funding, reprogramming of prior years’ unspent dollars and program income; and that a new Consolidated Plan may be approved to reflect Community Development Block Grant programs approved by the Common Council and changing priorities of present and future potential grant recipients.

- T. Approving the following program for submission to the Commissioner of the State of Connecticut Department of Revenue Services, on or before July 1, 2022 pursuant to General Statutes 12-228A, "Neighborhood Assistance Act:

<u>Organization</u>	<u>Program Title</u>	<u>Funding Request</u>
Mercy High School	Enhanced Energy Management	\$150,000

- U. ORDINANCE: Approving an amendment to Chapter 272 ("Taxation") of the Code of Ordinances of the City of Middletown, replacing Section 272-9.5, Real Estate Tax Fixing Agreement for Newfield Apartments, in its entirety.
- V. Approving the American Rescue Plan Act Task Force's recommendations to fund the following projects in the following amounts:
- (a) Russell Library
 - Applicant: Russell Library
 - Description: This project will provide the critical infrastructure necessary to create safe, healthy spaces for people of all ages to gather in-person, free of charge, in order to build back trust, connection, and support networks. It will bring the high-traffic lobby and public restrooms up to code and ADA standards. The library will provide beautiful, flexible and healthy areas where people of all ages can once again enjoy one another's company and nurture strong intergenerational relationships. This project will create a space to display Middletown's businesses, artisans and entrepreneurs, thereby fostering a thriving local economic ecosystem. The lobby of the Russell Library will become a bustling "town square."
 - Amount: \$250,000.00
 - (b) Middlesex Chamber of Commerce
 - Applicant: Middlesex Chamber of Commerce
 - Description: The goal of the Side Street to Main Street Business & Leadership Development program is to help participants become more successful by developing the attitudes, skills and qualities necessary for effective business ownership and success, taking them from the side street, to the Main Street, of the business community.
 - Amount: \$181,290.00
 - (c) Gilead Community Services
 - Applicant: Gilead Community Services
 - Description: Gilead is seeking to partner with the City of Middletown to address the growing need to promote mental health awareness and wellness in a community experiencing prolonged isolation and loss from the COVID Pandemic, the ongoing firsthand exposure to a large contingent of homeless and untreated people, and the typical tragedy and ongoing stress that is experienced by many citizens and City employees.
 - Amount: \$299,826.22
 - (d) Northern Middlesex YMCA
 - Applicant: Northern Middlesex YMCA
 - Description: This project includes installing a gas YANMAR VRF and a roof-mounted outdoor ventilation system that will provide heating and cooling in the three preschool classrooms, office area, and kitchen.
 - Amount: \$350,000.00
 - (e) Recreation and Community Services; Arts and Culture; Russell Library
 - Applicant: 545 Main Realty, LLC
 - Description: The Arts and Culture, Recreation and Community Services and Russell Library divisions excel at engaging the community and will play a vital role in this period of recovery. The aim of this project is to create pro-social opportunities that rebuild a sense of community and provide healthy activities.
 - Amount: \$491,400.00

and that the Mayor is authorized to prepare and execute any documents necessary to effectuate this American Rescue Plan Act grant funding, subject to approval as to content and form by the Office of the General Counsel.

W. **Approving** the American Rescue Plan Act Task Force's recommendation and approves the following project in the following amount based on the application submitted to the Task Force:

- **DCF of Middletown, LLC**
 - Applicant: DCF of Middletown, LLC
 - Description: This is a rehabilitation of 418-422, 428, and 584 Main Street, to develop six small businesses that will create roughly 220 full-time equivalent jobs downtown. The three buildings will also create 22 apartments.
 - Amount: **\$2,536,300.00**

and that the Mayor is authorized to prepare and execute any documents necessary to effectuate this American Rescue Plan Act grant funding, subject to approval as to content and form by the Office of the General Counsel.

12. Mayor's Appointments

13. Meeting Adjournment