



**REGULAR COMMON COUNCIL MEETING
TUESDAY, SEPTEMBER 7, 2021
7:00 PM**

Hybrid Meeting

**MUNICIPAL BUILDING
COMMON COUNCIL CHAMBER
(limited public seating)**

-and-

For Remote Attendance:

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

or

WebEx.com

Join a Meeting

Event # 179 851 3031

Password: Middletown

or

Dial 408-418-9388

Access Code: 179 851 3031

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

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. Approval of Minutes**
 - A. Regular Meeting of August 2, 2021 at 7:00 PM
 - B. Special Meeting of August 12, 2021 at 6:00 PM (Charter Document – Final Transmission)
 - C. Special Meeting of August 19, 2021 at 6:00 PM (Approval of Charter Referendum Ballot Questions)
- 4. Public Hearing on Agenda Items – Opens**
- 5. Public Hearing on Agenda Items – Closes**

6. Appointment of Fire Chief

- A. Interview/Questions to candidate, John Woron
- B. Approving the appointment of John Jay Woron to the position of Fire Chief, Salary Grade 20, Step 6 (\$70.76), 40 hours, Defined Executive Non-Bargaining; and that this appointment shall take effect upon adoption.

7. Mayor requests Council Clerk to read appropriation requests and the Certificate of Director of Finance

- A. Water Department: \$34,670.20 – Water Fund Balance, various account; to zero out negative balances from FY 2021 budget for salaries (\$8,724.52), overtime (\$9,732.26), Medicare (\$4,190.80), natural gas (\$1,248.85), and electricity (\$10,773.77)
- B. Police Department: \$356,082.47 -- Acct. No. 1000-118000-651358-0180; to cover negative balance for private duty overtime for FY 2021

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

- A. City Clerk's Certificate
- B. Monthly Reports -- Finance Department: Transfer Report to August 23, 2021
- C. Grant: Mayor's Office/ Superintendent of School/ School Readiness Council -- Acct. No. 3730-33000-43242-x-03740-2022; to maintain and/or increase number of accredited slots for pre-school; to provide for more full-day, full-year childcare to allow parent to maintain employment; and (3) establish shared services for early care and education programs among the State, its agencies, the community, and families: \$175,579.92
- D. Finance Department -- Acct. No. 3560-00000-57030-0000-00000-0000-000; Local Capital Improvement Projects grant funds; as specified in LoCIP grant guidelines, City must apply for projects in advance; once approved, City funds must be expended first and OPM will provide reimbursement upon proper submittal of invoices and payments for each project : \$309,470
- E. Cafeteria/ Food Services Board of Education: Acct No. 2450-33000-52183-x-x; through August 17, 2021: \$164,690.69
- F. Board of Education -- Acct, No, 2450-33000-43480-x-x-; miscellaneous grants: \$2,023,703.44
- G. Youth Services Bureau – Acct. No. 3614-06000-43242-x-x-2022; State funding distributed by Department of Children & Families to assist with general programming, including Diversion and Youth development efforts and programming: \$28,034
- H. Youth Services Bureau – Acct. No. 3613-06000-59200-x-x-2022; State funding to enhance programming and service aimed at enhancing and expanding Diversion Services: \$12,891
- I. Youth Services Bureau – Acct. No.—3616-06000-59200-x-x-2022; support from State Judicial Branch to coordinate Juvenile Justice Collaborative for Middletown District Court: \$21,667
- J. Youth Services Bureau – Acct. No 3615-06000-59200-43242-x-x-2022; State grant to support the Middletown Youth Diversion Team (also known as Juvenile Review Board) with staffing, programming, and services provisions: \$31,000

- K. Health Department – Acct. No. 3043-31000-59200-x-00367-2022; continued funding to support necessary expenses associated with enhanced detection, response, surveillance, and prevention of COVID-19: \$160,926
- L. Land Use Department – Acct. No. 3850-14000-59200; assists the City with purchase of 83 acres of land off South Main Street, property known as Majestic Oaks/Wilson Property, for purpose of open space preservation and passive recreation: \$372,000
- M. Public Works – Acct No. 3633-22000-59200-x-x-2021; Federal grant from Federal Bureau of Investigation to aid in the design and construction of noise mitigation, lead mitigation, and replacement of the existing turning target system and accompanying knee wall, bullet trap, surface area for firing lines, and open utility area/sniper range: \$1,500,000
- N. Office of Equal Opportunity and Diversity Management: 2020-2021 Employment Activity Report: 4th Quarter Report and 2020-2021 Affirmative Action Year-End Hiring Report

9. Report to the Common Council: Mayor Florsheim

- A. Arrigoni Bridge Project
- B. 21st Century Bond, Including Update on Expenditures

10. Covid-19 & Vaccination Update: Health Department, Acting Director Kevin Elak

11. Payment of all City bills when properly approved

12. Resolutions, Ordinances, etc.

- A. Approving that, given the change in circumstances, including, but not limited to, availability of vaccines, the ability to wear masks, and the institution of a hybrid meeting platform pursuant to the Connecticut General Statutes, as revised, the Common Council, upon due consideration of these circumstances and various other health, safety, and technology considerations, hereby rescinds the waiver of its *Rules of Procedures* as set forth in Resolution No. 19-20 and, effective upon adoption of this resolution, amends its *Rules of Procedure* to: (1) restore the Common Council special meeting called “Questions to Directors Workshop” immediately prior to its regular meeting; (2) rather than only televising meetings, the Common Council may livestreamed its meetings, using a combination of television and electronic platform(s) such as the City website, WebEx and/or Facebook; and (3) receive public comment on agenda items, when scheduled, in-person at meetings, via its electronic meeting platform (WebEx), and/or via email submitted prior to a Common Council meeting at *Council@MiddletownCT.gov* or submitted directly to a Councilmember and/or its staff.
- B. Approving the following distribution of Educational Incentive Challenge Grant funds:

ORGANIZATION	PROJECT	AMOUNT
Cross Street Training & Academic Center, Inc.	Afterschool Tutorial Program	\$5,975
Oddfellows Playhouse	Expansion of After-School Classes and Oddbridge	\$7,975
YMCA	Kid’s Korner	\$8,300
TOTAL APPROPRIATION		\$22,250

And that the citizens of Middletown are urged to ensure that every child has access to a safe, engaging place where students extend their learning day through enrichment and academic activities by supporting programming outside the school day.

- C. Approving that, pending Connecticut Siting Council approval, the Mayor of the City of Middletown is hereby authorized to execute a lease agreement between the City of Middletown and New Cingular Wireless, PCS LLC, a Delaware limited liability company for the lease of specific ground space at 499 Mile Lane in Middletown, CT for the purpose of erecting a communications tower, subject to approval as to content and form by the Office of the General Counsel.
- D. Approving that the Mayor is authorized to sign all documents necessary to implement the lease with A&R LaMonica Restaurants LLC, for leasing space at 80 Harbor Drive as follows:

Lease Year	Date Range	MONTHLY TOTAL	ANNUAL TOTAL
Year 1	May 1, 2022 - April 30, 2023	\$ 5,000.00	\$ 60,000.00
Year 2	May 1, 2023 - April 30, 2024	\$ 5,000.00	\$ 60,000.00
Year 3	May 1, 2024 - April 30, 2025	\$ 15,046.88	\$ 180,562.50
Year 4	May 1, 2025 - April 30, 2026	\$ 15,375.20	\$ 184,502.34
Year 5	May 1, 2026 - April 30, 2027	\$ 15,711.72	\$ 188,540.68
Year 6	May 1, 2027 - April 30, 2028	\$ 16,056.67	\$ 192,679.98
Year 7	May 1, 2028 - April 30, 2029	\$ 16,410.23	\$ 196,922.76
Year 8	May 1, 2029 - April 30, 2030	\$ 16,772.63	\$ 201,271.61
Year 9	May 1, 2030 - April 30, 2031	\$ 17,144.10	\$ 205,729.18
Year 10	May 1, 2031 - April 30, 2032	\$ 17,524.85	\$ 210,298.20

- E. Approving that the City accept donation of Parcel ID 1895, Map Lot 28-020 (southwest corner of Farm Hill Road and Norfolk Street intersection) at no cost; and authorizing the Mayor to sign all documents necessary for such donation, subject to the approval of the documents by the Office of the General Counsel as to content and form.
- F. Approving that the Mayor is authorized to sign all documents necessary to a contract with Cooper Robertson for the creation of the City's Comprehensive Master Real Estate/Zoning Plan for the City's Riverfront, subject to review and approval by the office of General Counsel as to form and content.
- G. Approving creation of the *80 Harbor Drive Renovation Building Committee*; and that the Mayor appoint at least seven (7) members to such Committee, all of whom shall be electors of the City and include representation as set forth in Section 14-24 of the *Code of Ordinances*.
- H. Approving that the eligibility requirements under the City of Middletown Business Operating Grant Program be amended as follows: *Business must have operated in the City of Middletown for a minimum of 24 (6) months.*

- I. Approving that the Russell Library's FY22 salary lines be adjusted to allow for the hire of a Library Associate, effective October 11, 2021.

Proposed adjustments to Russell Library's FY22 Salary Lines

<i>Line</i>		<i>Current</i>	<i>Proposed</i>	<i>Difference</i>
1000-07000-51110 FT PERM 070-110				
11	LIBRARY COMPUTER TECHNICIAN (2, previous 3)	180,029	138,200	- 41,829
27	LIBRARY ASSOCIATE (4, previous 3)	185,640	227,469	+ 41,829
TOTAL				0

- J. Approving that the City/Town Clerk shall prepare an explanatory text in order to specify the intent and purpose of each proposal or question to be presented in the Referendum of November 2, 2021; that said explanatory text shall not advocate either the approval or disapproval of the proposal or question; and that the City/Town Clerk shall obtain the approval of the General Counsel prior to the dissemination of said explanatory text.
- K. 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.
- L. Approving a bid waiver of the *City of Middletown Code of Ordinances* Section 78-8, defining formal contract procedures, and Section 7-10, governing contacts for professional services, to develop an Energy Services Agreement that meets the City's desired performance standards for efficiency and cost, which will be presented to the Common Council for approval to hire Symbiont Energy, LLC, as facilitated by Agility Financial, LLC, to provide Energy Services to the City of Middletown for the Recreation Center, and to authorize the Mayor to sign a *Letter of Intent* evidencing such intention, as approved as to content and form by the Office of the General Counsel.
- M. Approving that David Boyce is appointed as a regular member of the Board of Assessment Appeals to a term ending November 14, 2023, filling the vacancy created by the resignation of Kathy Adams as a regular member of said Board.
- N. Approving that, that to allow the Board of Assessment Appeals to conduct necessary work with a full three (3) member body, during the absence of Board member John Jillian, who has been called to active military service duty, Jamie Middleton is appointed temporarily to serve as a member of the Board of Assessment Appeals, such appointment to end either upon the return of elected Board member John Jillian or on November 14, 2023, whichever shall first occur.

13. Mayor's Appointments

14. Meeting Adjournment