



**REGULAR COMMON COUNCIL MEETING  
MONDAY, JUNE 7, 2021**

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

**-and-**

**For Remote Attendance:**

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

or

**WebEx.com**

**Join a Meeting**

**Event # 129 728 1487**

**Password: Middletown**

or

**Dial 408-418-9388**

**Access Code: 129 728 1487**

*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. Presentation by Charter Revision Commission, Including Transmittal of Proposed Charter Document, as submitted to Middletown City & Town Clerk:**
  - Charter Revision Commission Chair Robert Blanchard and
  - Legal Counsel, Atty. Steven Mednick, Esq.
- 4. Resolution: Honoring the Mercy High School Math Team**
- 5. Approval of Minutes – FY 21-22 Budget Public Hearing of April 22, 2021**
- 6. Approval of Minutes – FY21-22 Water Billing Schedule, Water Usage, and Meter Charges of May 3, 2021**

7. Approval of Minutes -- Regular Meeting of May 3, 2021
8. Public Hearing on Agenda Items – Opens
9. Public Hearing on Agenda Items -- Closes
10. Mayor requests Council Clerk to read appropriation requests and the Certificate of Director of Finance
  - A. Water & Sewer: \$55,000 -- Acct No. 5000-60000-54200-0000-00000-0000-000, appropriation of funds from the Water Fund Balance for electricity costs due to utility company increases and adjusting to pump station usage.
  - B. Water & Sewer: \$15,000 -- Acct No. 5000-60000-51340-0000-00000-0000-000, appropriation of funds from the Water Fund Balance for overtime due to excessive amount of water main breaks during the winter.
  - C. Fire Department: \$400,000 – Acct. No: Various (51110, 51340, & 51971); appropriation to cover remainder of fiscal year 2020-2021 salary, overtime, and fill-ins
  - D. Health Department: \$4,000 – Acct No. 1000-26500-592000-0726-00000-0000-000; appropriation for relocation costs for displaced Middletown residents pursuant to Connecticut Uniform Relocation Act (Sec. 8-266 CGS)
11. Old Business
  - A. Approving that the City hereby terminates the June 3, 2019 Property Tax Payment Agreement with Middletown Power, LLC and NRG Middletown Repowering LLC pursuant to Section 2(c) of that agreement; and that the City invites the owner of the Middletown facility to discuss options for a new Property Tax Payment Agreement with the City of Middletown. (NOTE: Resolution No. 26-21 – TABLED on May 3, 2021 for action on or before January 2022)
  - B. **ORDINANCE:** Approving that Chapter 31 (“Departments”), Article VI (“Department of Planning Conservation and Development”), and Section 31-31 of the *Code of Ordinances of the City of Middletown* be revised, and the Department of Planning, Conservation and Development be eliminated. (NOTE: 1<sup>st</sup> vote May 3, 2021; 2<sup>nd</sup> vote required within 90 days of 1<sup>st</sup> vote)
  - C. **ORDINANCE:** Approving that Chapter 31 (“Departments”), Article IX (“Parking Department”), Sections 31-35 to Section 31-38, inclusive, of the *Code of Ordinances of the City of Middletown* be revised, and the Parking Department be eliminated and merged into the Department of Economic and Community Development. (NOTE: 1<sup>st</sup> vote May 3, 2021; 2<sup>nd</sup> vote required within 90 days of 1<sup>st</sup> vote)
  - D. **ORDINANCE:** Approving that Chapter 31 (“Departments”), Article XIV, Sections 31-49 to 31-51 be added to the *Code of Ordinances of the City of Middletown* to create the Department of Land Use. (NOTE: 1<sup>st</sup> vote May 3, 2021; 2<sup>nd</sup> vote required within 90 days of 1<sup>st</sup> vote)
  - E. **ORDINANCE:** Approving that Chapter 31 (“Departments”), Article XIII, Sections 31-46 to 31-48 be added to the *Code of Ordinances of the City of Middletown* to create the Department of Economic and Community Development; and that the Parking Department be added to said Department. (NOTE: 1<sup>st</sup> vote May 3, 2021; 2<sup>nd</sup> vote required within 90 days of 1<sup>st</sup> vote)
  - F. Approving that the job description of Human Resources Specialist, Maximus Salary Grade10, (\$25.73 - \$38.07), 40 hours, Defined Non-Bargaining, is hereby approved into the Maximus

Classification Plan. The classification of this job description and salary for this position shall be effective upon adoption. (NOTE: Sent back to Committee on May 3, 2021)

- 12. Department, Committee, Commission Reports and Grant Confirmation Approval**
  - A. City Clerk's Certificate
  - B. Monthly Reports -- Finance Department: Transfer Report to May 25, 2021
  - C. Grant: Town Clerk -- Acct. 2390-04000-51220 -- Historic Document Preservation - \$20,000
  - D. Grant: Board of Education – Food Services – Acct. 2450-33000-52183-x-x – Cafeteria/ Food Services: \$48,999.84
  - E. Grant: Board of Education – Acct. 2450-33000-59405 – x- 03025 –x-x: miscellaneous grants: \$455,333.10
  - F. Grant: Mayor's Office – Acct 2045-01000-59200-0000-00000-2021-000 – American Rescue Plan Act, Department of Treasury Coronavirus State & Local fiscal recovery funds: \$6,373,240
  - G. Grant: Health Department -- Acct. 3043-31000-59200-x-00364-2021 – supplementary grant for the City to partner with Middlesex Health and the Ministerial Health Alliance to increase access to Covid-19 vaccine
  - H. Tax Office/Finance Department – Suspense Report FY20-21
  - I. Technology Services -- Emergency Purchase: to purchase and install hybrid meeting technology in Municipal Building Conference Room 208
  - J. Planning, Conservation & Development – Emergency Purchase: plumbing repairs at Remington Rand, 180 Johnson Street: \$3,495
- 13. Report to the Common Council: Mayor Florsheim**
  - A. Arrigoni Bridge Project
  - B. 21<sup>st</sup> Century Bond, Including Update on Expenditures
- 14. Covid-19 & Vaccination Update: Health Department, Acting Director Kevin Elak**
- 15. Payment of all City bills when properly approved**
- 16. Resolutions, Ordinances, etc.**
  - A. Approving that the Tentative Agreement between the City of Middletown, Connecticut and Local 6457, United Public Service Employees Union as negotiated, including all associated costs, covering the period of July 1, 2020 through June 30, 2025, is hereby approved, ratified, and adopted; and that the Mayor of the City of Middletown is hereby authorized to sign said Agreement on behalf of the City of Middletown.
  - B. Approving that the new job description for Educational Software Engineer, Maximus Salary Grade 17, (\$38.71 - \$57.28), 40 hours, UPSEU, is hereby approved into the Maximus Classification Plan.

- This new position with associated job description and salary shall be effective upon adoption.
- C. Approving that the new job description for Educational Infrastructure Engineer, Maximus Salary Grade 17, (\$38.71 - \$57.28), 40 hours, UPSEU, is hereby approved into the Maximus Classification Plan. This new position with associated job description and salary shall be effective upon adoption.
- D. Approving job descriptions, with no change in salary, associated with creation of Department of Economic & Community Development:
1. Parking Enforcement Coordinator – Approving the position of Parking Enforcement Coordinator, Maximus Salary Grade 5 (\$17.17 - \$25.42), 20 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 July 1, 2021.
  2. Parking Enforcement Coordinator/ Clerk -- Approving the position of Parking Enforcement Coordinator/ Clerk, Maximus Salary Grade 6 (\$18.97 - \$28.08), 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 July 1, 2021.
  3. Meter Monitor, Collections & Repair – Approving the position of Meter Monitor, Collections & Repair, Maximus Salary Grade 6 (\$18.97 - \$28.08), 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 July 1, 2021.
  4. Parking Operations Manager – Approving the position of Parking Operations Manager, Maximus Salary, Grade 12 (\$29.86 - \$44.20), 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 July 1, 2021.
  5. Economic Development Specialist – Approving the position of Economic and Community Development, Maximus Salary Grade 10 (\$26.09 - \$38.59), 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 July 1, 2021.
  6. Community Development Specialist -- Approving the position of Community Development Specialist, Maximus Salary Grade 13 (\$31.50 - \$46.60), 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 July 1, 2021.
- E. Approving of job reclassifications associated with creation of Land Use Department and Department of Economic & Community Development:
1. Zoning/Blight Enforcement Officer – Approving that that the job description of Zoning/Wetlands Enforcement Officer be reclassified to Zoning/Blight Enforcement Officer, Maximus Salary Grade 11, (\$27.90 - \$41.26), 40 hours, UPSEU, and into the Maximus Classification Plan. The reclassification of this job description and salary for this position shall be effective July 1, 2021.
  2. Director of Economic & Community Development – Approving the job description of Director of Planning, Conservation & Development be reclassified to Director of Economic and Community Development, Maximus Salary Grade 20, (\$44.11 - \$65.28), 40 hours, UPSEU Local 6457, and into the Maximus Classification Plan. The reclassification of this job description and salary for this position shall be effective July, 1, 2021.

3. Director of Land Use – Approving that the job description of City Planner, UPSEU, Maximus Grade 15 (\$35.08 – 51.94) be reclassified to Director of Land Use, Maximus Salary Grade 19, (\$42.31 - \$62.62), 40 hours, UPSEU, and into the Maximus Classification Plan. The reclassification of this job description and salary for this position shall be effective July 1, 2021.
  4. Program Budget Analyst - Approving that the job description of PCD Secretary II be reclassified to Program/ Budget Analyst, Maximus Salary Grade 9, (\$24.42 - \$36.11), 35 hours, AFSMCE Local 466, and into the Maximus Classification Plan. The reclassification of this job description and salary for this position shall be effective July 1, 2021.
  5. Administrative Secretary III – Approving that the position of Administrative Secretary II located within the Planning, Conservation & Development Department be reclassified to Administrative Secretary III located within the Department of Economic & Community Development, Maximus Salary Grade 8, (\$22.59 - \$33.46), 35 hours, AFSMCE Local 466, and is hereby approved into the Maximus Classification Plan. The reclassification of this job description and salary for this position shall be effective July 1, 2021.
- F. Approving new job description associated with creation of Land Use Department:
1. Environmental Planner – Approving the new job description for Environmental Planner, Maximus Salary Grade 13, (\$31.50 - \$46.60), 40 hours, UPSEU, into the Maximus Classification Plan. This new position with associated job description and salary shall be effective July 1, 2021.
  2. Assistant Planner -- Approving the new job description for Assistant Planner, Maximus Salary Grade 10, (\$26.09 - \$38.59), 40 hours, UPSEU, into the Maximus Classification Plan. This new position with associated job description and salary shall be effective July 1, 2021.
  3. Land Use Administrative Assistant – Approving the new job description for Land Use Administrative Assistant, Maximus Salary Grade 8, (\$22.59 - \$33.46), 40 hours, AFSCME Local 466, into the Maximus Classification Plan. This new position with associated job description and salary shall be effective July 1, 2021.
- G. Approving elimination of job descriptions due to creation of separate Land Use Department and Department of Economic & Community Development, and elimination of Parking Authority:
1. Director of Parking – Approving removal of job description for Director of Parking, Maximus Salary Grade 15, (\$35.08 - \$51.94), 40 hours, UPSEU, effective July 1, 2021.
  2. Environmental Resource Specialist – Approving removal of job description for Environmental Resources Specialist, dated June 2006, Maximus Salary Grade 15, (\$35.08 - \$51.94), 40 hours, UPSEU, effective July 1, 2021.
  3. Planning/Environmental; Specialist -- Approving removal of job description for Planning & Environmental Specialist, Maximus Salary Grade 10, (\$26.24 - \$38.83), 40 hours, AFSCME Local 466, effective July 1, 2021.
- H. 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.

4018	City Pub Parking Imp, Const and Infrast.	\$	-0-
4274	BI Sewer System Pump Station	\$	-0-
4457	BI Sidewalks, Curbing & Driveway Aprons	\$	-0-
4580	Road Improvements 2005	\$	-0-

- I. Approving that Mayor Benjamin D. Florsheim be authorized to sign and submit an application to the State of Connecticut for a grant in the amount of \$21,500.00 in Local Capital Projects Improvement Program funds, for the cost of installing an Aeration Systems at both Crystal Lake located in Ron McCutcheon Park and Butternut Park; and that a new line item be created in the Capital Improvement Plan entitled "Aeration Install-Crystal Lake-Butternut Park" in the amount of \$21,500.00.
- J. Approving that Mayor Benjamin D. Florsheim be authorized to sign and submit an application to the State of Connecticut for a grant in the amount of \$8,500.00 in Local Capital Projects Improvement Program funds, for the cost implementing an Overhead Paging System at 51 Green Street Arts Center; and that a new line item be created in the Capital Improvement Plan entitled "51 Green St. Paging System Install" in the amount of \$8,500.00.
- K. Approving that Mayor Benjamin D. Florsheim be authorized to sign and submit an application to the State of Connecticut for a grant in the amount of \$95,000.00 in Local Capital Projects Improvement Program funds, for the cost to renovate the Middletown Police Department Men's and Women's Locker Rooms; and that a new line item be created in the Capital Improvement Plan entitled "MPD Locker Room Renovation" in the amount of \$95,000.00.
- L. Approving that the Mayor be authorized to waive all cost relating to the First (1st) Annual Juneteenth "Liberation Day" Festival at the location of Veterans Memorial Park on June 19, 2021; that the Common Council of the City of Middletown proudly accepts the position of Host Community of the First (1st) Annual Juneteenth "Liberation Day" Festival; that the Common Council does request that the Departments of Public Works and Park and Recreation, Police, Fire/EMS, and Health render all such assistance and support as may be required to ensure the public health and safety of the many race participants and observers; and that the City of Middletown shall expend no more than \$3,800 for said event without further councilmanic approval.
- M. Approving that the unexpended balance of the 2020-2021 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.
- N. Approving a bid waiver, in accordance with Section 78-8 of the *Middletown Code of Ordinances*, to allow for Martin Moving to provide School Furniture and Supply Moving Services to the Middletown Board of Education and The Beman Middle School.
- O. Approving that Mayor Benjamin D. Florsheim be authorized to enter into a 20-year Power Purchase Agreement with Verogy to provide design, install and provide ongoing operations and maintenance of solar energy systems at the Water Sewer Headquarters; and that a new line item transferring existing funds from the electric budget be created under Utility Costs entitled "Verogy Water Sewer Solar" in the amount of \$28,680 to pay the expected Power Purchase charges associated with the first full year of operation of the Project.
- P. Approving that he Mayor is authorized to sign all documents necessary to implement the lease with Rocket Hard Seltzer for space at Keating Park, subject to review and approval by the Office of General Counsel as to form and content, as follows:

	ANNUAL TOTAL	MONTHLY TOTAL
Year 1	\$ 29,750.00	\$ 2,479.17
Year 2	\$ 30,642.50	\$ 2,553.54
Year 3	\$ 31,561.78	\$ 2,630.15
Year 4	\$ 32,508.63	\$ 2,709.05
Year 5	\$ 33,483.89	\$ 2,790.32
Year 6	\$ 45,344.76	\$ 3,778.73
Year 7	\$ 46,705.10	\$ 3,892.09
Year 8	\$ 48,106.25	\$ 4,008.85
Year 9	\$ 49,549.44	\$ 4,129.12
Year 10	\$ 51,035.92	\$ 4,252.99

- Q. Approving that the Mayor is authorized to sign all documents necessary to implement the lease with Kilo Coalition for space at Keating Park, subject to review and approval by the office of General Counsel as to form and content, as follows:

Lease Year	Annual Gross Rent	Monthly Gross Rent
Year 1	\$ 6,000.00	\$ 500.00
Year 2	\$ 6,180.00	\$ 515.00
Year 3	\$ 6,365.40	\$ 530.45
Year 4	\$ 6,556.36	\$ 546.36
Year 5	\$ 6,753.05	\$ 562.75

- R. Approving that the following 2021 Community Development Block Grant (CDBG) Entitlement appropriations are hereby approved:

**Decrease:**

APCOM-Energy Efficiency	3213-14000-57030-0000-03742-2016-000	3,153.00
Eddy Shelter-Client Room Fixtures	3212-14000-57030-0000-03425-2017-000	10,600.91
Columbus House-Lead Paint Removal	3211-14000-57030-0000-03457-2018-000	62,212.60
APCOM-Energy Efficiency	3211-14000-57030-0000-03742-2018-000	3,000.00
City of Middletown PW-Tree Replacement	3211-14000-57030-0000-23260-2018-000	295.00
MXCC-Magic Food Bus	3209-14000-57030-0000-03449-2019-000	4,848.49
<b>TOTAL</b>		<b>\$ 84,110.00</b>

**Increase:**

City of Middletown/PW-Splash Pad	3213-14000-57030-0000-xxxxx-2016-000	3,153.00
City of Middletown/PW-Splash Padt	3212-14000-57030-0000-xxxxx-2017-000	10,600.91
City of Middletown /PW-Splash Pad	3211-14000-57030-0000-xxxxx-2018-000	62,507.60

City of Middletown /PW-Splash Pad	3209-14000-57030-0000-xxxxx-2019-000	4,848.49
<b>Total</b>		<b>\$ 84,110.00</b>

Russell Library	Career Program	10,000.00
St Vincent dePaul	Amazing Grace Food	15,000.00
Columbus House	Homeless Shelter	25,000.00
Gilead Community Svcs	Liberty House Generator	22,750.00
City of Middletown Public Works	Splash Pad	110,953.00
Middlesex Community College	Magic School Bus Phase V	9,192.00
Oddfellows	Scholarships-Youth Arts Programs	6,000.00
Oddfellows	Hoffman Studio Floor Replacement	19,964.00
City of Middletown	Farmers' Market	8,000.00
Futures, Inc.	Roof Safety Project	39,191.00
Northern Middlesex YMCA	HVAC in Men's Residence	113,520.00
Middletown United Fathers, Inc.	Fence Installation & Tractor for Community Garden	15,380.00
City of Middletown	Program Administration	93,000.00
<b>Total</b>		<b>\$487,950.00</b>

City of Middletown/PW Splash Pad	3960-14000-57030-0000-xxxxx-2021-000	\$4,937.00
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And that the Mayor, as Chief Executive Officer of the City of Middletown, is hereby authorized to submit a new *2021 Annual Action Plan* to access \$576,997 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.

- S. Approving the allocation of the CARES ACT CDBG Funding to the following Middletown Small Business: Mad Murphey's Ventures, LLLC -- \$5,000.00; Step to Beauty, Inc. -- \$5,000.00; and that the Mayor is hereby authorized to execute all contractual paperwork necessary to facilitate the allocation of these Grants, subject to review and approval by the Office of General Counsel as to form and content.
- T. Approving that the following program be submitted to the Commissioner of the State of Connecticut Department of Revenue Services, on or before July 1, 2021, pursuant to General Statutes 12-228A, "Neighborhood Assistance Act:

Organization	Program Title	Funding Request
Mercy High School Corp.	Enhanced Energy Management	\$150,000

- U. **ORDINANCE:** Approving that Chapter 223 ("Planning and Zoning"), Article III ("Land Use Application Fees") and IV ("Regulation of Sexually Oriented Businesses") Sections 223-7, 223-12, and 223-15 of the *Code of Ordinances of the City of Middletown* be amended, replacing "Director of Planning" with the "Director of Land Use."



- V. **ORDINANCE:** Approving that Chapter 232 (“Public Property”), Article II (“Sale of Public Property”), Section 232-7 (“Economic Development Committee procedures prior to negotiation”) of the *Code of Ordinances of the City of Middletown* be amended, replacing “Office of Planning, Conservation & Development” with “Department of Land Use” and “Department of Economic & Community Development.”
- W. **ORDINANCE:** Approving that Chapter 285 (“Vehicles and Traffic”), Article I (“General Regulations”), Sections 281-1 to 285-25 of the *Code of Ordinances of the City of Middletown* be amended, replacing “Parking Department” with “Parking Division” and other minor title changes.
- X. **ORDINANCE:** Approving that Chapter 9 (“Authorities”), Article II (“Code Enforcement Authority”), Section 9-2 (“Membership”) and Section 9-3 (“Purpose and Duties”) of the *Code of Ordinance of the City of Middletown* be amended, replacing “Director of Planning, Conservation & Development” with “Director of Land Use.”
- Y. **ORDINANCE:** Approving that Chapter 14 (“Boards, Committees & Commission”), be amended to add NEW Article XX (“Parking Advisory Committee”), Sections 14-65 to 14-66 to the *Code of Ordinances of the City of Middletown*, moved from Sections 31-37 to 31-38 of the *Code of Ordinances of the City of Middletown*.
- Z. **ORDINANCE:** Approving that Chapter 47 (“Funds”), Article XVI (“Parking Fund”) Section 47-38 (“Establishment; purpose; deposits and expenditures”) of the *Code of Ordinance of the City of Middletown* be amended, replacing “Parking Department” with “Department of Economic and Community Development.”
- AA. **ORDINANCE:** Approving that Chapter 272 (“Taxation”, Article I 9”Tax Abatements, Exemptions, Deferrals and Incentive Programs”), Section 272-9 (“Tax and business incentive program”), be amended, replacing “Planning, Conservation & Development Department” with “Department of Economic & Community Development.”

**17. Mayor’s Appointments**

**18. Meeting Adjournment**