

July 9, 2014

**REGULAR MEETING OF THE COMMON COUNCIL
JULY 9, 2014**

Mayor Erin E. Stewart called the Regular Meeting of the Common Council to order at 8:04 p.m. on Wednesday the 9th day of July 2014 in the Common Council Chambers, City Hall.

Thirteen members were present at roll call: Ald. Trueworthy, Magnuszewski, Black, Platosz, Sanchez, Carlozzi, DeFronzo, Salvio, Pabon, Smedley, Salerno, Naples, and Bielinski.

Two members were absent: Ald. Giantonio, and Ald. Collins who has issues at home.

The pledge to the flag was led by Atty. Michael Carrier.

The invocation was given by City Clerk, Mark H. Bernacki: O God, our Heavenly Father, summer brings many of us back to our younger days – the school year ends, no more structure, no restrictions, no early mornings, no homework. Summer is the time for fun; to be with family and friends, maybe trips to the beach, visiting relatives, swimming, picnics, baseball, long walks, bike riding, and maybe camp. Lord please protect our children and keep them safe. Allow us all to enjoy the summer and the bounty of Your crops. We ask this in Thy name. Amen

Ald. Bielinski moved to accept and adopt the minutes of the Regular Meeting of April 23, 2014, seconded by Ald. Trueworthy. So voted.

Ald. Bielinski moved to amend the Agenda by adding 32793(G1), 32737-1(J1), 32737-2(J2), 32738-1(J3), 32738-2(J4), 32781-1(J5), 32730-1(J6), 32781-2(2A), 32730-2(2B), and 32802(10). Motion seconded by Ald. Trueworthy. Roll call vote – all members present voted in favor.

PETITIONS

- 32803 ALD. BLACK FOR ADDRESSING AN ISSUE WITH TRASH AND DEBRIS AT PROPERTY LOCATED ON THE CORNER OF DUDLEY STREET AND ALLEN STREET. REFERRED TO THE DEPT. OF PUBLIC WORKS, DEPT. OF LICENSES, PERMITS & INSPECTIONS AND HEALTH DEPT.**
- 32804 ALD. SALERNO FOR CONDUCTING A TRAFFIC STUDY AROUND THE AREA OF NORTHRIDGE CONDOMINIUMS ON NORTH MOUNTAIN ROAD. REFERRED TO THE BOARD OF POLICE COMMISSIONERS.**
- 32805 ALD. COLLINS AND BIELINSKI FOR MAKING KELSEY STREET A NOT TRUCK ZONE. REFERRED TO THE BOARD OF POLICE COMMISSIONERS.**

Ald. Bielinski moved to accept and adopt the Consent Agenda, seconded by Ald. Trueworthy. Roll call vote – all members present voted in favor. Approved July 11, 2014 by Erin E. Stewart, Mayor.

CONSENT AGENDA

CITY CLERK

32788 RE: CLAIMS FOR INJURIES AND/OR PROPERTY DAMAGE

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

CLAIMANTS NAME

- Aponte, Maximino
- Bajuk, Beata
- Wilkinson, John

Mark H. Bernacki
City Clerk

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PURCHASING DEPARTMENT

32790 RE: UNIFORM RENTAL FOR PUBLIC WORKS DEPT. UTILITIES DIVISION AND STANLEY GOLF COURSE

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

Public Bid No. 3772 was solicited and received in accordance with the Purchasing Ordinances of the City of New Britain for the Rental of Uniforms for the Public Works Department, Utilities Division and the Stanley Golf Course. Funding is available for the Rental of Uniforms in the Public Works Department's, Uniform and Clothing Accounts, 001315006-5127, Street/Fleets, and 001419005-5127, Equipment Maintenance, Utilities Division 9303500204-5127, Water Maintenance Expense and the Stanley Golf Course, 001419005-5127.

Invitations to bid were solicited and the bid was duly advertised in the New Britain Herald Newspaper, the City and State of Connecticut's Department of Administration Services websites and mailed to eighteen (18) Uniform Companies. The Purchasing Agent did not receive any letters from Uniform Companies on the mailing list indicating they could not respond to the bid request. The responses received are on file in the Town Clerk's Office.

The bids were reviewed for conformance to specifications by the Public Works Department, Utilities Division and the Stanley Golf Course Administration along with the Purchasing Agent. Therefore the Director of the Public Works Department is recommending that the bid be awarded to White Way Cleaners of Wallingford, CT. which was the overall lowest bidder and met all bid specifications.

RESOLVED: That the Purchasing Agent is hereby authorized to enter into a contract and issue standing purchases order to White Way Cleaners of Wallingford, CT. for the Rental of Uniforms for the Public Works Department, Utilities Division and the Stanley Golf Course for a period of three (3) years beginning August 1, 2014 to July 31, 2017 per the attached pricing, terms and specifications of Public Bid No. 3772.

Jack Pieper
Purchasing Agent

32791 RE: COOPERATIVE PURCHASING - ROAD SALT FOR THE PUBLIC WORKS DEPT. - 2014-15 WINTER SEASON

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

In accordance with City Code of Ordinances, Chapter 2, Article VIII, Division 1, Section 2-538 (a), a purchase order was requested for Road Salt by the Public Works Department for the 2014-2015 Winter Season under the Capital Region Council of Governments (CRCOG) cooperative pricing.

<u>Supplier</u>	<u>Needed Supplies</u>	<u>Quantity</u>	<u>Price</u>
Cargill Deicing Technologies Bridgeport, CT.	Road Salt for 2014-2015 Winter Season	3,000 Tons	\$79.84
		Total Costs	\$239,520.00

The City is a member of CRCOG and was included again this year in their bid for Road Salt needed during the 2014-2015 Winter Season. CRCOG is a Purchasing Cooperative serving seventy-two (72) Municipalities, Boards of Education and Government Agencies within the State of Connecticut. This enabled CRCOG to get a very competitive price from Cargill Deicing Technologies for the Road Salt again this year for the City. Cargill Deicing Technologies has been supplying Road Salt to the City through CRCOG's cooperative pricing since 2008. The Public Works Department has been happy with the road salt provided by Cargill Deicing Technologies. Funding is available for this purchase within the Public Works Department's Ice and Snow Control, account number, 001315007-5659, Streets/Snow Removal, Operating Materials and Supplies.

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RESOLVED: That the Purchasing Agent is hereby authorized to issue a standing purchase order for \$239,520.00 to Cargill Deicing Technologies of Bridgeport, CT for the purchase of 3,000 tons of Road Salt for the 2014-2015 Winter utilizing CRCOG's Cooperative Purchasing Pricing.

Jack Pieper
Purchasing Agent

32792 RE: EMERGENCY PURCHASE ORDER - PIPE REPAIRS AT A.W. STANLEY POOL

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

In accordance with City Code of Ordinances, Chapter 2, Article VIII, Division V, Section 2-606a, emergency purchase order were authorized by the Mayor and issued to the vendor listed below on June 20, 2014

<u>Supplier</u>	<u>Item</u>	<u>Total Price</u>
Construction Services Of New England, Inc. West Simsbury, CT.	Pipe Repairs at A.W. Stanley Pool	\$19,000.00

The Purchasing Agent reports that no formal bid solicitation and advertisement as outlined in the Purchasing Ordinances were made for this item. In accordance with Section 2-606b of the City Code of Ordinances, the Purchasing Agent reports:

A Purchase Order was requested by the Public Works Department, Parks and Recreation Division for pipe repairs at A.W. Stanley Pool. When the Parks and Recreation Division was getting the pool ready to open for the summer season it was discovered that the main line skimmer pipe was broken. The skimmer pipe broke due to water in the pipe during the winter. The skimmer pipe is around the entire perimeter of the pool and is for the filtration system. The skimmer pipe had to be replaced so the pool could be operational again. A drainage system was also installed in the pool for winterizations so the skimmer pipe would not break again in the future. The pool was originally scheduled to open during the weekend of June 21, 2014. Because of the importance and urgency of getting the repairs conducted so the public who already purchased seasonal pool passes could utilize the pool the Mayor under her executive authority approved the purchase order. Funding for the pipe repairs came from the Parks and Recreation Division's account 001419004-5435, Park Maintenance, Building Grounds Maintenance and Repairs.

Jack Pieper
Purchasing Agent

32699-1 RE: ON-CALL ENGINEERING SERVICES - IDENTIFICATION OF ILLICIT DISCHARGES INTO THE CITY'S STORM WATER DRAINAGE SYSTEM - PUBLIC WORKS DEPT. UTILITIES DIVISION

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

The following on-call engineering project has been requisitioned following the award by the Common Council for on-call engineering contracts, Bid #3620, approved at its Regular Meeting of October 26, 2011.

Project Name: Identifications of Illicit Discharges into the City's Storm Water Drainage System
Vendor: Cardinal Engineering Associates
Amount: \$49,500.00
Line Items: 0082748814-5453 Storm Water Illicit Discharge, Engineering/Appraisals
Requested By: Public Works Department, Utilities Division

Scope: Cardinal Engineering Associates will review the data compiled by the Utilities Division from inspections they conducted of the storm water drainage system for illicit discharges within the City's

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hundred forty five (145) miles of pipes. Cardinal Engineering Associates will determine if there are any illicit discharges. They will meet with the Utilities Division to determine if any potential sources of illicit discharges have been noted during routine maintenance of the system by City employees or complaints from citizens during the year. Cardinal Engineering Associates after reviewing the reports will conduct inspections of the storm water drainage system where they found illicit discharges may have occurred. At the sites they will obtain samples of the water and soils and have them tested by a state certified Environmental Testing Laboratory. Once the illicit discharge has been isolated to a reach of storm drainage pipes between two adjacent manholes, the source shall be identified by Cardinal Engineering Associates using video inspection and dye testing. Cardinal Engineering Associates will submit all test results to the Public Works Department/Utilities Division for their review and conduct any required meetings with them. They will also prepare any required annual reports for submittal to the Connecticut Department of Energy and Environmental (DEEP) and the United States Environmental Protection Agency (EPA).

Resolved: That the Purchasing Agent is hereby authorized to issue a Purchase Order for \$49,500.00 to Cardinal Engineering Associates for them to provide services for the identification of Illicit Discharges into the City's Storm Water Drainage System for the Public Works Department, Utility Division, per their On-Call Engineering Services, Bid 3620.

Jack Pieper
Purchasing Agent

32696-1 RE: ON-CALL ENGINEERING SERVICES - DAM INSPECTIONS - PUBLIC WORKS DEPT. UTILITIES DIVISION

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

The following on-call engineering project has been requisitioned following the award by the Common Council for on-call engineering contracts, Bid #3620, approved at its Regular Meeting of October 26, 2011. This project was presented and approved by the Water Commission at their April 8, 2014 meeting.

Project Name: Dam Inspections
Vendor: Lenard Engineering, Inc.
Amount: \$14,500.00
Line Items: 9303500101-5300 Water Operating Expense or Supply, Consulting and Contractual Services
Requested By: Public Works Department/Utilities Division

Scope: Lenard Engineering, Inc. will conduct inspections of the six (6) dams at the Utilities Division's Reservoirs in accordance with the new CT DEEP Dam Inspection Regulations. The inspections will include observations of visible components of the dams including their embankments, spillways, downstream channels, intake and outlet structures and training walls. Photographs of the dam components and areas of concern will be taken along with aerial photographs of the watershed and impoundment areas of the reservoirs. Lenard Engineering, Inc. will then create internal reports describing the conditions of each dam and estimate any seepage found. They will then meet with the Utilities Division to discuss their site inspection results of the dams. Lenard Engineering, Inc. will then prepare the required CT DEEP formal dam inspection reports and then submit the reports to them.

Resolved: That the Purchasing Agent is hereby authorized to issue a Purchase Order for \$14,500.00 to Lenard Engineering, Inc. to conduct inspections of the six (6) dams at the City's Reservoirs and submit required reports to the CT DEEP for the Public Works Department, Utilities Division.

Jack Pieper
Purchasing Agent

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TAX COLLECTOR

32794 RE: TAX ABATEMENTS, CORRECTIONS AND REFUNDS

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

The Collector of Taxes has referred a list of tax abatements, corrections and refunds. Acceptance and adoption is respectfully recommended.

Cheryl S. Blogoslawski
Tax Collector

HUDS GRANT COMMITTEE

32764-1 RE: 2014 ANNUAL CONSOLIDATED PLAN FOR HUD PROGRAMS

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

The HUD Grants Committee at a regular meeting held on Wednesday evening, June 25, 2014, at 8:15 pm in the Council Chambers, to which was referred the matter of resolution #32764 – 2014 Annual Consolidated Plan for HUD Programs, voted to accept as amended and recommend that the following amended resolution be referred back to the Common Council with a favorable recommendation.

Alderman Suzanne Bielinski

COMMITTEE ON LICENSES

32786-1 RE: ST. JOSAPHAT UKRAINIAN CATHOLIC CHURCH UKRAINIAN FESTIVAL - SEPT. 20, 2014

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

The Committee on Licenses, held a meeting on Monday, July 7, 2014, at 7:00 pm in the Council Chambers, voted to adopt and to refer back to the Common Council with a favorable recommendation the following:

RESOLVED; by the Common Council of the City of New Britain that the Mayor be and is hereby authorized to issue to the St. Josaphat Ukrainian Catholic Church said license as may be issued under Chapter 5, Section 5-15 through 5-22, of the Code of Ordinances for Saturday, September 20, 2014, for the purpose of conducting their ninth annual "New Britain Ukrainian Festival" at the Polanka-Falcon Field, Farmington Avenue, New Britain, Connecticut.

Alderman Adam Platosz
Chair

CITY PLAN

32737-1 RE: CERTIFICATE OF LOCATION - MOTOR VEHICLE REPAIRS AND SALES - 71 SOUTH ST. KATARZYNA KASICA

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

APPLICANT: Katarzyna Kasica
ADDRESS: 71 South Street
ZONE: I-2 (General Industry)

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BACKGROUND: The applicant is requesting a certificate of location approval in order to obtain state Department of Motor Vehicles licensing for motor vehicle sales and general repairer's operations. The subject location is on the southern side of South Street, near the intersection of Veterans Drive. The area is zoned I-2, General Industry, which permits motor vehicle dealers and general repairs by right.

FINDINGS: The submitted plan depicts the subject property which is approximately .247 acres (10,780 square feet) in area, with 50 feet of frontage along South Street. The property is the site of a 1,658 square foot masonry building, which has apparently housed a repair business in the past. The building has two (2) garage bays accessing a large service area of approximately 1,136 square feet.

The plan shows a total of six (6) customer and employee spaces plus a single sales vehicle space at the front of the building, plus six (6) additional spaces at the rear of the building, three (3) for vehicles waiting for repair and three additional sales spaces. The property is planned to be almost entirely paved, with the exception of the existing planting strips at the front, rear and eastern side lot lines. The western property line does not have screening and, due to an underground utility line, reportedly cannot be planted. This has been deemed a permissible nonconforming condition to be maintained, as is for the purposes of this DMV location approval request. The adjoining property to the west is a landscaping and masonry contractor's yard.

CONCLUSION: The site is properly zoned for motor vehicle repair and sales and there are existing motor vehicle dealers and repair locations located nearby on South Street and Veterans Drive. The site is in compliance with the specific zoning requirements that have been adopted for motor vehicle sales and repairs relating to lot area, required parking, screening and provision of an oil and grease separator in the drainage line. The applicant indicates that all repairs will be done inside the building, that there will be no auto body repair or paint booth on-site and no outside storage of junk parts or wrecked vehicles will take place.

RECOMMENDATION: The City Plan staff is of the opinion that the site is appropriately zoned for the use and complies with applicable zoning requirements for the proposed use. The staff, therefore, has no objections to the granting of a certificate of location approval for a motor vehicle dealer and general repairer's license for this property.

Kenneth A. Malinowski, Acting Director
Department of Municipal Development

ZONING COMMITTEE

**32737-2 RE: CERTIFICATE OF LOCATION - 71 SOUTH STREET KATARZYNA KASICA - AK
AUTO, LLC REPAIRER'S AND AUTO DEALER'S LICENSE**

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

Applicant: AK Auto, LLC.
Address: 71 South Street
Zone: District I-2

The Zoning Subcommittee of the Committee on Planning, Zoning and Housing held a regular meeting and public hearing on Tuesday, July 8, 2014, at 7:00 pm in the Council Chambers, to which was referred the matter of item #32737, Katarzyna Kasica of AK Auto, LLC. seeks granting of a certificate of location approval to allow a motor vehicle general repairer's and auto dealer's license for property at 71 South Street, voted to accept and recommend that the following petition be referred back to the Common Council with a favorable recommendation.

Alderman Carlo Carozzi, Jr.
Chair

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CITY PLAN

32738-1 RE: LOCATION APPROVAL TO ALLOW A NEW GASOLINE STATION AT 975 FARMINGTON AVE. - HUNTER DEVELOPMENT COMPANY

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

APPLICANT: Hunter Development Company
ADDRESS: 975 Farmington Avenue
ZONE: B-3 (Secondary Business)

BACKGROUND: The applicant is requesting location approval from the New Britain City Council, acting in its capacity as local zoning authority, in order to allow a new gasoline station as part of a mixed-use, retail and assisted-care residential development project at 955-975 Farmington Avenue. Certification of approval by the local zoning agency is required under the provisions of Connecticut State Statutes 14-321 for licensing of any new gasoline sales location by the State Department of Consumer Protection. The property is zoned B-3, Secondary Business, which permits gasoline stations, subject to special exception approval. This gasoline sales location was granted special exception approval by the Zoning Board of Appeals on March 20, 2014, Application #4667.

FINDINGS: The applicant's plans depict the overall 6.23 acre parcel with the proposed gasoline station/convenience store situated at the northwest corner of the property, near the intersection of Farmington Avenue and Alexander Road. The proposed development on the remainder of the site includes two other commercial buildings of approximately 3,000 square feet of floor area potentially planned for either a bank branch office or a restaurant or dairy bar, and a 64-unit assisted-care living facility, located further east on the property.

The gasoline/convenience area occupies approximately one (1) acre of the 6.23 acre site and the facility would have a total of five (5) fuel pumps (ten filling locations), covered by a 130-foot long canopy, paralleling Farmington Avenue, setback a distance of 30 feet or more, with 8-to-10 foot landscaping beds along the edges. This location is 240 feet or more from the nearest adjoining residential property line. The building would total approximately 3,400 square feet in area and include typical convenience store items and food service. A total of 22 parking spaces are situated at the front and side of the building. The concept plan also depicts a drive-through lane around the rear of the building, separated from other site traffic, allowing the potential for window service for convenience food. The fuel dispensing locations are configured for typical passenger vehicles and light-duty trucks, but would not accommodate tractor trailer trucks or similar large vehicles.

CONCLUSION: The applicant has provided plans and documentation of compliance with all pertinent zoning restrictions and with the specific conditions and safeguards required for ZBA approval of gasoline stations by special exception. The gasoline station is viewed as being a common and appropriate business use in the B-3 zoning district and, although there is an existing gasoline station located further south on Farmington Avenue, from a market standpoint, this area is viewed as being underserved relative to this type of gasoline convenience facility.

Preliminary plan review has suggested that driveway locations may be shifted from what was originally shown and detailed, high quality landscaping plans will be developed to comply with the ZBA's conditions of approval for the granting of the special exception.

RECOMMENDATION: The City Plan staff is supportive of the zone change and Zoning Board of Appeals action permitting gasoline sales at this location. The staff is of the opinion that this is an appropriate and, from a market standpoint, the most economically feasible use for the site. With a high quality, professional landscape design, this would present an attractive entrance into the city and would be a convenience for area residents. For these reasons, the staff recommends the granting of this location approval.

Kenneth A. Malinowski, Acting Director
Department of Municipal Development

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ZONING COMMITTEE

32738-2 RE: LOCATION APPROVAL TO ALLOW A MOTOR VEHICLE GASOLINE SERVICE STATION LICENSE FOR PROPERTY AT 975 FARMINGTON AVE. - HUNTER DEVELOPMENT COMPANY

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

Applicant: Hunter Development Company
Address: 975 Farmington Avenue
Zone: B-3

The Zoning Subcommittee of the Committee on Planning, Zoning and Housing held a regular meeting and public hearing on Tuesday, July 8, 2014, at 7:00 PM in the Council Chambers, to which was referred the matter of item #32738, Michael Frisbee of Hunter Development Company seeks granting of a certificate of location approval to allow a motor vehicle gasoline service station license for property at 975 Farmington Avenue, voted to accept and recommend that the following petition be referred back to the Common Council with a favorable recommendation.

Alderman Carlo Carlozzi, Jr.
Chair

32781-1 RE: LEASE OF A PARCEL OF PROPERTY AT 70 HARVARD STREET TO CRYSTAL POND, LLC

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

The Committee on Planning, Zoning and Housing held a regular meeting and public hearing on Tuesday, July 8, 2014, at 7:00 pm in the Council Chambers, to which was referred the matter of item #32781, lease of a parcel of property at 70 Harvard Street to Crystal Pond, LLC., voted to accept and refer back to the Common Council with a favorable recommendation.

Alderman Carlo Carlozzi, Jr.
Chair

32730-1 RE: PURCHASE AND SALE AGREEMENT FOR 54 UNION STREET

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

The Committee on Planning, Zoning and Housing held a regular meeting and public hearing on Tuesday, July 8, 2014, at 7:00 pm in the Council Chambers, to which was referred the matter of item #32730, purchase and sale agreement for 54 Union Street, voted to accept and refer back to the Common Council with a favorable recommendation.

Alderman Carlo Carlozzi, Jr.
Chair

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REPORTS OF LEGISLATIVE COMMITTEES, BOARDS, COMMISSIONS AND DEPARTMENTS

PURCHASING DEPARTMENT

32789 RE: INSTALLATION OF AUTOMATIC IRRIGATION SYSTEM AT STANLEY GOLF COURSE - PARKS & RECREATION DEPT

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

Public Bid No. 3765 was solicited and received in accordance with the Purchasing Ordinances of the City of New Britain for the installation of a new automatic irrigation system at the Stanley Golf Course for the Public Works Department, Parks and Recreation Division. The present irrigation system for the twenty-seven (27) playing holes at the golf course is over forty (40) years old. The cost of the irrigation system to the City will be for only eighteen (18) playing holes. Costco will pay for the other nine (9) playing holes as per their agreement with the City. An appropriation was authorized by Council within the Capital Projects Fund, Stanley Golf Course Irrigation Project, account number 0083237101-5454. However, it is anticipated that the annual debt service payments related to this new irrigation system will be funded by the interest generated on the proceeds of the Stanley Golf Course property sale to Costco.

Invitations to bid were solicited and the bid was duly advertised in the New Britain Herald Newspaper, the City and State of Connecticut's Department of Administration Services websites and mailed to sixteen (16) irrigation companies. The Purchasing Agent did not receive any letters from the irrigation companies on the mailing list who indicated that they could not respond to the bid request. The responses received are on file in the Town Clerk's Office.

The bids were reviewed for conformance to specifications by the Public Works Department, Park and Recreation Division's administration and the Purchasing Agent. The Deputy Director of the Public Works Department is recommending the bid be awarded to National Lawn Sprinklers, Inc. of North White Plains, NY who submitted the lowest responsible bid and met all of the bid specifications.

RESOLVED, That the Mayor is hereby authorized to enter into a contract with National Lawn Sprinklers, Inc. of North White Plains, NY and a purchase order issued to them in the amount of \$1,749,000 for the installation of an automatic irrigation system at eighteen (18) playing holes at the Stanley Golf Course for the Public Works Department, Park and Recreation Division, per the terms and specifications of Public Bid No. 3765.

Jack Pieper
Purchasing Agent

Ald. Trueworthy moved to accept and adopt, seconded by Ald. Bielinski. Accepted and adopted with Ald. DeFronzo opposed. Approved July 11, 2014 by Mayor Erin E. Stewart.

32793 RE: ON-CALL ENGINEERING SERVICES - NEW BRITAIN STADIUM ROOF REPAIRS

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

The following on-call engineering project has been requisitioned following the award by the Common Council for on-call engineering contracts, Bid #3620, approved at its Regular Meeting of October 26, 2011

Project Name:	New Britain Stadium Roof Repairs
Vendor:	Kaestle Boos Associates, Inc.
Amount:	\$20,800.00
Line Items:	0083237601-5331Citywide Park Improvements, Professional Services
Requested By:	Public Works Department, Parks and Recreation Division

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Scope: Kaestle Boos Associates, Inc. will conduct an on-site inspection of the roof at the New Britain Stadium which was installed in 1995 to determine its conditions and why there are leaks and build ups of water on it. This will enable them to prepare schematic plans depicting proposed repairs, renovations and costs. They will then meet with the Parks and Recreation Division to discuss their site inspection results. Kaestle Boos Associates, Inc. will then be able to develop specifications and engineering prints for this project so it can be out to bid. They will attend any meetings that may be held and answer questions from the bidders during the bidding process. Once the bids are received, Kaestle Boos Associates, Inc. will review the bids submitted to ensure compliance with the bid specifications. Once the project has been awarded Kaestle Boos Associates, Inc. will conduct meetings with the contractor awarded the bid in addition to on-site visits to assure that the repairs are being conducted to specifications.

RESOLVED: That the Purchasing Agent be and is hereby authorized to issue a Purchase Order for \$20,800.00 to Kaestle Boos Associates, Inc. of New Britain, CT for the New Britain Stadium Roof Repairs.

Jack Pieper
Purchasing Agent

Ald. Trueworthy moved to accept and adopt, seconded by Ald. Bielinski. So voted. Approved July 11, 2014 by Mayor Erin E. Stewart.

RESOLUTIONS RETURNED FROM COMMITTEE

32764-2 RE: 2014 ANNUAL CONSOLIDATED PLAN FOR HUD PROGRAMS

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to recommend the adoption of the following:

WHEREAS, the City of New Britain anticipates receiving funds from the U. S. Department of Housing and Urban Development for Fiscal Year 2014 under the Community Development Block Grant Program, the HOME Program, and the Emergency Solutions Grant Program, and

WHEREAS, also during Fiscal Year 2014 the City anticipates receiving CDBG program income of \$38,000 from Revolving Funds through the Neighborhood Preservation Program and \$60,000 through the Business Assistance Program, and HOME program income of \$6,700 through the HOME Rehabilitation Program and \$40,200 through the Homeownership Program which will be used to support new projects under these programs, and

WHEREAS, in order to receive these funds, the City is required to prepare an Annual Plan that is consistent with the 2010-2014 Consolidated Plan for HUD Programs which was adopted by the Common Council of the City of New Britain, and

WHEREAS, the Common Council has reviewed requests for funding consideration under the CDBG, HOME and ESG Programs, and

WHEREAS, a Public Hearing of the Common Council HUD Grants Committee was held on April 30, 2014, in order to obtain the views of citizens on housing and community development needs and priorities, and to provide citizens an opportunity to comment on the Proposed 2014 Consolidated Plan as prepared by the Commission on Community and Neighborhood Development;

NOW, THEREFORE, BE IT RESOLVED, that the Common Council HUD Grants Committee of the City of New Britain hereby adopts the 2014 Annual Consolidated Plan for HUD Programs, and

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BE IT FURTHER RESOLVED, that the Mayor is hereby authorized to submit to the U. S. Department of Housing & Urban Development the 2014 Annual Consolidated Plan for HUD Programs, including certifications and descriptions as required by HUD, said submission to serve as the City's application for CDBG Program funds, HOME Program funds and ESG Program funds, and to execute any agreements, revisions, rescissions or amendments thereto, as necessary for the City's receipt of CDBG, HOME and ESG funds.

Alderman Jamie Giantonio
Alderman Emmanuel Sanchez

Ald. Trueworthy and Ald. Carlozzi recused themselves due to a possible conflict of interest. Ald. Sanchez moved to accept and adopt, seconded by Ald. Pabon. Roll Call vote – All members present voted in favor. Approved July 11, 2014 by Mayor Erin E. Stewart.

Ald. Trueworthy and Ald. Carlozzi returned to the Chambers.

32786-2 RE: LICENSE - NEW BRITAIN UKRAINIAN FESTIVAL - 9/20/2014

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to recommend the adoption of the following:

RESOLVED; by the Common Council of the City of New Britain that the Mayor be and is hereby authorized to issue to the St. Josaphat Ukrainian Catholic Church said license as may be issued under Chapter 5, Section 5-15 through 5-22, of the Code of Ordinances for Saturday, September 20, 2014, for the purpose of conducting their ninth annual "New Britain Ukrainian Festival" at the Polanka-Falcon Field, Farmington Avenue, New Britain, Connecticut.

Alderman Adam Platosz

Ald. Platosz moved to accept and adopt, seconded by Ald. Bielinski. So voted. Approved July 11, 2014 by Mayor Erin E. Stewart.

32781-2 RE: LEASE AGREEMENT WITH CRYSTAL POND LLC FOR A PARCEL OF PROPERTY KNOWN AS 70 HARVARD STREET

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to recommend the adoption of the following:

Resolution Summary: To lease a small piece of surplus property to Crystal Pond LLC.

WHEREAS, Crystal Pond LLC owns property located at 50 Harvard Street in New Britain, Connecticut; and

WHEREAS, Collier Electrical Company operates a business at this location and requires additional parking for its employees and company vehicles; and

WHEREAS, the City of New Britain owns the adjacent property known as 70 Harvard Street which includes a small area of surplus triangular property consisting of 348 square feet which can be leased to Crystal Pond LLC. for additional parking for Collier Electrical Company; and

WHEREAS, Crystal Pond LLC. has requested that it be permitted to lease this parcel for ten (10) years for ~~no consideration;~~ and \$1.00 and other good and valuable consideration, the sufficiency and receipt of which are hereby acknowledged, and

WHEREAS, the City of New Britain does not use this section of property located at 70 Harvard Street; NOW, THEREFORE, BE IT

RESOLVED, that Erin E. Stewart, Mayor, be and is hereby authorized to enter into a Lease Agreement with Crystal Pond LLC.

Alderman Carlo Carlozzi, Jr.
Alderman Eva Magnuszewski
Alderman Don Naples
Alderman Emmanuel Sanchez

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Ald. Carlozzi moved to accept and adopt, seconded by Ald. Magnuszewski. Ald. Trueworthy moved to amend by adding to the fourth WHERAS paragraph, the words "\$1.00 and other good and valuable consideration, the sufficiency and receipt of which are hereby acknowledged". Motion seconded by Ald. Bielinski. Amendment carried. Resolution as amended once accepted and adopted by voice vote. Approved July 11, 2014 by Mayor Erin E. Stewart.

32730-2 RE: THE SALE OF 54 UNION STREET TO THE NEW BRITAIN SOCIAL CLUB FOR NOT LESS THAN \$5,000

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to recommend the adoption of the following:

Resolution Summary: PURPOSE. To convey a City of New Britain-owned property to be used as an off-street parking lot for New Britain Social Club functions.

WHEREAS: The City of New Britain currently owns a vacant .18 acre lot known as 54 Union Street which had been acquired through the foreclosure process and has been vacant since 6/13/11; and

WHEREAS: The New Britain Social Club located at 145 North Street, New Britain, CT., has offered to purchase the property to be utilized as overflow parking in connection with their functions; and

WHEREAS: The New Britain Social Club has offered to purchase the property for Five Thousand Dollars (\$5,000.00); and

WHEREAS: it is in the best interests of the City of New Britain to have this property turned into a useful and productive space and restored to the grand list; now, therefore, be it

RESOLVED, That Erin E. Stewart, Mayor, be and is hereby authorized to negotiate and execute on behalf of the City of New Britain a Purchase and Sales Agreement with The New Britain Social Club for property known as 54 Union Street and to execute any and all documents necessary for the conveyance of said property in accordance with the terms of said agreement at a sale price of not less than Five Thousand Dollars (\$5,000.00).

Alderman Michael Trueworthy
Liaison Property Management

Ald. Trueworthy moved to accept and adopt, seconded by Ald. Bielinski. So voted. Approved July 11, 2014 by Mayor Erin E. Stewart.

NEW BUSINESS

RESOLUTIONS

32795 RE: GRANT FUNDING TO THE HEALTH DEPT. FROM THE STATE OF CONNECTICUT - \$13,092.00

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to recommend the adoption of the following:

Program Objective: minimizing the risk of spreading sexually transmitted diseases through awareness, identification, treatment and intervention. Grant funded personnel perform services within the Health Department and throughout the City of New Britain in order to promulgate the program plan. The initial year of grant funding was July 1980.

Local Program Operation Department: Health, under the supervision of the Director.

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Resolution Purpose: to provide notification that the grant has been continued through June 30, 2015, and to approve receipt of funding.

WHEREAS, the control of sexually transmitted diseases remains a core public health function in the City of New Britain and

WHEREAS; the New Britain Board of Health runs a Sexual Health Center which has conducted prevention and control programs for sexually transmitted diseases (STDs) for many years, and

WHEREAS; the State Department of Public Health has notified the City that funding comprised of State and Federal funds, is being provided at \$13,092 for fiscal year 2014-2015; THEREFORE BE IT

RESOLVED, that The Mayor be authorized to sign any necessary and appropriate agreements in order to secure the use of such funds for said program and BE IT FURTHER

RESOLVED, that the Special Revenue Fund, STD Control Program #2015-0004, be amended at this time for the purpose of recording all income and expenditure activity and reflect an authorized expenditure budget of \$13,092 and an anticipated income from the State of Connecticut of \$13,092 for fiscal year 07/01/014 through 06/30/15.

Revenues:	<u>FY 2014/15</u>	
280522143-4222	St of CT	\$ 13,092.00
Expenditures:		
280522143-5124	P/T Salaries	\$ 12,298.00
280522143-5231	Medicare	\$ 174.00
280522143-5876	Administration	\$ 500.00
280522143-5810	Fees & Membership	\$ <u>120.00</u>
	Total Expenditures	\$ 13,092.00

Alderman Adam Platosz

Ald. Platosz moved to accept and adopt, seconded by Ald. Pabon. So voted. Approved July 11, 2014 by Mayor Erin E. Stewart.

32796 RE: OKTOBERFEST - 9/12/2014 - 9/14/2014

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to recommend the adoption of the following:

RESOLVED; by the Common Council of the City of New Britain that the Mayor be and is hereby authorized to issue to the Plans So Grand, LLC. said licenses as may be issued under Chapter 5, Section 5-15 through 5-22, of the Code of Ordinances for the period of Friday, September 12, 2014, from 5:00 pm – 12:00 am, Saturday, September 13, 2014, from 10:00 am to 12:00 am, and Sunday, September 14, 2014, from 10:00 am to 8:00 pm, for the purpose of conducting the Oktoberfest to be held in Downtown New Britain. Festival to take place on both sides of Main Street from the northeast corner of Chestnut Street north to the south corner of Columbus Boulevard and West Main Street from the east corner of High Street east to Scalise Drive.

Alderman Adam Platosz

Ald. Platosz moved to accept and refer to the License Committee, seconded by Ald. Bielinski. So voted. Approved July 11, 2014 by Mayor Erin E. Stewart.

32797 RE: PROPOSED AMENDMENT TO THE ORDINANCES ADDING SEC. 17-56 ESTABLISHING THE STANLEY PARK TRUST FUND AS THE RESULT OF THE PROPOSED SALE OF A PORTION STANLEY GOLF COURSE TO COSTCO

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Proposed Amendment on File in Town Clerk's Office.

Ald. Salerno moved to accept and refer to the Committee on Administration, Finance and Law, seconded by Ald. Bielinski. So voted. Approved July 11, 2014 by Mayor Erin E. Stewart.

32798 RE: AMERICAN SAVINGS FOUNDATION GRANT TO THE CITY FOR THE POLICE EXPLORERS' SUMMER EXPLORER POLICE ACADEMY - \$5,000

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to recommend the adoption of the following:

WHEREAS, the American Savings Foundation is an independent charitable foundation, headquartered in New Britain, dedicated to strengthening the community by supporting education, human services, and the arts, with a special emphasis on the needs of children, youth and families, through grants to community organizations, and

WHEREAS, Police Explorer Post 25 is designed to help young men and women decide if law enforcement is a career for them and if so, helps them prepare for it, and

WHEREAS, an Explorer Police Academy that provides a one week "mini police academy", is being held July 27 to August 2, 2014, at the University of Hartford, to provide personal and professional development for Explorers and adult advisors, and

WHEREAS, Police Explorer Post 25 needs supplemental funds, in the amount of \$5,000, to send nine (9) Explorers and three (3) advisors to the Explorer Police Academy, and

WHEREAS, that Mayor Erin E. Stewart be authorized to execute all grant documents with the American Savings Foundation on behalf of the City of New Britain for the Police Explorers' summer Explorer Police Academy in the sum of \$5,000, THEREFORE BE IT

RESOLVED, that a sum of \$5,000 be appropriated within the special revenue account structure as follows:

Revenue:		
230211105-4232	Grants and Contributions	\$ 5,000
Expenditures:		
230211105-5337	Training/Conferences	\$ 5,000

- Ald. Suzanne Bielinski - Police Liaison
- Ald. Emmanuel Sanchez - Police Liaison
- Ald. Carlo Carozzi, Jr. - Police Liaison
- Ald. Robert Smedley - Police Liaison
- Ald. Wilfredo Pabon - Police Liaison

Ald. Smedley moved to accept and adopt, seconded by Ald. Bielinski. Roll call vote – all members present voted in favor. Approved July 11, 2014 by Mayor Erin E. Stewart.

32799 RE: CONTRACT WITH NATIONAL LAWN SPRINKLERS INC. FOR THE INSTALLATION OF A NEW IRRIGATION SYSTEM AT STANLEY GOLF COURSE

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to recommend the adoption of the following:

Resolution Purpose: Install a new irrigation system at Stanley Golf Course to replace a forty year old antiquated system. This will include the connection of narrow band radio frequency for all the controls required by the new FCC laws. The new system will be designed with a double and triple row irrigation

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which most golf courses already have installed. This will enable a better distribution and savings of water. In addition, it is designed to reduce our electrical costs, making it environmentally friendly.

Whereas, the City of New Britain went out to bid in January 2014 for a new irrigation system, and

Whereas, the pumps were upgraded five years ago, and

Whereas, a new 16 inch pipe must be bored under Hartford Road from the pump station to the golf course, and

Whereas, all 27 holes system will be replaced, and

Whereas, the lowest responsible bidder was National Lawn Sprinklers Inc. from New York, and

Whereas, the total cost to the golf course for the city's portion (18 holes) is \$1,749,000, and

~~Whereas, the debt services to this bond funding, account number 0083237101-5454, will be paid for by the interest of the sale of the golf course property, and~~

Whereas, Costco will pay for the other nine holes to be irrigated as part of their agreement, and

Whereas, timing is critical to connect water from the pump station through the blue and white nines to the red nine ~~Costco~~ construction area, NOW THEREFORE BE IT

Resolved, that the Common Council authorize Mayor Erin E. Stewart to sign a contract with National Lawn Sprinklers Inc. and any other official documents required to install the irrigation system

Alderman Jamie Giantonio

Alderman Daniel Salerno

Ald. Salerno moved to accept and adopt, seconded by Ald. Pabon. Ald. Naples moved to amend by deleting the 7th WHERAS paragraph, and by striking the word "Costco" in the 9th WHERAS paragraph. Amendment carried. RESOLUTION AS AMENDED ONCE CARRIED BY VOICE VOTE. Approved July 11, 2014 by Mayor Erin E. Stewart.

32800 RE: BUDGET AMENDMENT - POLICE DEPT. - DRUG INVESTIGATION FUND - \$246,367.00

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to recommend the adoption of the following:

WHEREAS, the Drug Investigation Fund is an existing special revenue fund to which most revenue is credited as the result of the Federal/State of Connecticut drug asset forfeiture program, the greatest share of the proceeds from which are returned to Police Departments for use in drug control strategy, and

WHEREAS, the purpose of this resolution is to formally allocate funds that have accumulated in the Drug Investigation fund and establish an approved budget for FY 2014/2015, THEREFORE BE IT

RESOLVED, that a budget amendment in the Drug Investigation Fund to formally appropriate funds accumulated in that fund be made as follows:

<u>Drug Investigation Fund</u>		
Increase Revenue:		
289211128-4223	Fund Balance Federal	\$246,367
	Total	\$246,367
Increase Expenditures:		
289211128-5121	School Resource Officer Full Time Salary	\$ 66,367
289211128-5122	Overtime	\$ 50,000

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289211128-5335	Investigations Expense	\$ 30,000
289211128-5740	Equipment	<u>\$100,000</u>
	Total	\$246,367

Ald. Suzanne Bielinski - Police Liaison
Ald. Carlo Carlozzi, Jr. - Police Liaison
Ald. Wilfredo Pabon - Police Liaison
Ald. Emmanuel Sanchez - Police Liaison
Ald. Robert Smedley - Police Liaison

Ald. Bielinski moved to accept and adopt, seconded by Ald. Pabon. Roll call vote – all members present voted in favor. Approved July 11, 2014 by Mayor Erin E. Stewart.

32801 RE: PROPOSED AMENDMENT TO THE ORDINANCES AMENDING SEC. 2-911 - REORGANIZING THE DEPARTMENTS AND OFFICES OF THE CITY OF NEW BRITAIN

Proposed Amendment on File in Town Clerk's Office.

Ald. Pabon moved to accept and refer to the Committee on Administration, Finance and Law, seconded by Ald. Sanchez. So voted. Approved July 11, 2014 by Mayor Erin E. Stewart.

32802 RE: BUDGET AMENDMENT - POLICE DEPT. \$5,920 - DRUG INVESTIGATION FUND

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to recommend the adoption of the following:

WHEREAS, the Drug Investigation Fund is an existing special revenue fund to which most revenue is credited as the result of the Federal/State of Connecticut drug asset forfeiture program, the greatest share of the proceeds from which are returned to Police Departments for use in drug control strategy, and

WHEREAS, the purpose of this resolution is to formally allocate funds that have accumulated in the Drug Investigation fund to purchase department shoulder patches, and

WHEREAS, these shoulder patches will be produced and issued to Department officers in time to be sewn on before the changeover to winter uniforms this fall. The vendor, Darter Industries of Cheshire, Connecticut, has a State of Connecticut Contract Award #11PSX0127, to provide embroidered uniform emblems, and

WHEREAS, there are sufficient funds in the Drug Investigation Fund to purchase these shoulder patches at no cost to the City, THEREFORE BE IT

RESOLVED, that a budget amendment in the Drug Investigation Fund to approve this purchase and formally appropriate funds accumulated in that fund as follows:

	Drug Investigation Fund	
Increase Revenue:		
289211128-4223	Federal	\$5,920
Increase Expenditures:		
289211128-5740	Equipment	\$5,920

Ald. Suzanne Bielinski - Police Liaison
Ald. Carlo Carlozzi, Jr. - Police Liaison

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Ald. Wilfredo Pabon - Police Liaison
Ald. Emmanuel Sanchez - Police Liaison
Ald. Robert Smedley - Police Liaison

Ald. Bielinski moved to accept and adopt, seconded by Ald. Pabon. Roll call vote – all members present voted in favor. Approved July 11, 2014 by Mayor Erin E. Stewart.

UNFINISHED BUSINESS

Ald. Trueworthy moved to take from the table Report of the Purchasing Department 32719, seconded by Ald. Bielinski. So voted.

PURCHASING DEPARTMENT

32719 RE: HEATING AND AIR CONDITIONING MAINTENANCE AND REPAIRS AT THE SENIOR CENTER

To Her Honor, the Mayor, and the Common Council of the City of New Britain: the undersigned beg leave to report the following:

Public Bid No. 3788 was solicited and received in accordance with the Purchasing Ordinances of the City of New Britain for Heating and Air Conditioning Maintenance and Repairs at the Senior Center. Funding is available for this purchase within the Senior Center's account number 001523002-5435, Building, General Maintenance and Repairs.

Invitations to bid were solicited and the bid was duly advertised in the New Britain Herald Newspaper, the City and State of Connecticut's Department of Administration Services websites and mailed to thirty-four (34) Heating and Air Conditioning Maintenance and Repair Companies. The Purchasing Agent did not receive any letters from the Heating and Air Conditioning Maintenance and Repair Companies on the mailing list who indicated they could not respond to the bid request. The responses received are on file in the Town Clerk's Office.

The bids were reviewed for conformance to specifications by the Senior Center Director and the Purchasing Agent. Therefore the Director of the Senior Center is recommended that the bid be awarded for three (3) years for Option A that includes full maintenance, repairs, emergency repairs, travel costs and parts to Modern Mechanical Services, Inc. of Farmington, CT who was the lowest bidder and met all of the bid specifications.

RESOLVED: That the Purchasing Agent is hereby authorized to enter into a contract with and issue a Purchase Order to Modern Mechanical Services, Inc. of Farmington, CT to provide Heating and Air Conditioning Maintenance and Repairs at the Senior Center from July 1, 2014 to June 30, 2017 at a price of \$ 11,952.00 per year to include full maintenance, repairs, emergency repairs, travel costs and parts per the terms and conditions of Public Bid No. 3788.

Jack Pieper
Purchasing Agent

Ald. Trueworthy moved to accept and adopt, seconded by Ald. Pabon. So voted. Approved July 11, 2014 by Mayor Erin E. Stewart.

There being no further business to come before the Council, Ald. Trueworthy moved to adjourn, seconded by Ald. Bielinski. So voted. Meeting adjourned at 9:00 p.m.

ATTEST: Mark H. Bernacki, City Clerk