A regular meeting of the Council of the City of Norwich was held October 17, 2016 at 7:00 PM in Council Chambers. Present: Mayor Hinchey, Aldermen Nystrom, Philbrick, Braddock, Gould and Martin. City Manager Salomone and Corporation Counsel Michael Driscoll were also in attendance. Ald. Nash arrived at 7:10 pm due to a work commitment. Mayor Hinchey presided.

President Pro Tem Nystrom read the opening prayer and The Young Marines led the members in the Pledge of Allegiance.

Mayor Hinchey asked for a moment of silence for the passing of Treasurer Michael Gualtieri's father.

Mayor Hinchey called for citizen comment.

Rodney Bowie, 62 Roosevelt Ave, talked about not spending a lot of money on projects.

Marvin Serruto, 100 Starr St, talked about the recent travel event with the energy cooperative and asked for a report and presentation.

Bill Champagne, President Norwich Historical Society, urged the Council to create a relationship with the State Historic Perseveration Office. He stated he would be willing to help build this relationship if the Council would invite them to come.

Beryl Fishbone, 19 Bliss Place, reminded people to attend "First Friday" November 4th at 6pm and also to visit the gallery at the Wauregan.

Robert Murphy, President of the Norwich Veterans Affairs, announced a memorial bench will be dedicated for two WWII veterans on Oct 23rd at 1:00 pm in Preston.

David Crabb, 47 Prospect St, talked about the Federal Reserve monetary system.

Shiela Hayes, 288 Central Ave, invited the public to attend the "Community Conversation" at the Rose City Senior Center Oct 18th at 5:30 pm; the topic is Race, Policing and Violence. She also asked for an accounting on the money in the Semiseptcentennial fund.

Mayor Hinchey declared citizen comment closed

Mayor Hinchey read the following Proclamation:

CITY OF NORWICH

Mayor's Office Deberey Hinchey, Mayor

PROCLAMATION

WHEREAS, communities across America have been plagued by the numerous problems associated with illicit drug use and those that traffic in them; and

WHEREAS, there is hope in winning the war on drugs, and that hope lies in education and drug demand reduction, coupled with the hard work and determination of organizations such as the Young Marines of the Marine Corps League to foster a healthy, drug-free lifestyle; and

WHEREAS, governments and community leaders know that citizen support is one of the most effective tools in the effort to reduce the use of illicit drugs in our communities; and

WHEREAS, the red ribbon has been chosen as a symbol commemorating the work of Enrique "Kiki" Camarena, a Drug Enforcement Administration agent who was murdered in the line of duty, and represents the belief that one person can make a difference; and

WHEREAS, the **Red Ribbon Campaign** was established by Congress in 1988 to encourage a drug-free lifestyle and involvement in drug prevention and reduction efforts; and

WHEREAS, October 23rd through October 31st, 2016 has been designated **National Red Ribbon Week**, which encourages Americans to wear a red ribbon to show their support for a drug-free environment; and

WHEREAS, the members of the Three Rivers Young Marines, and the youth of the City of Norwich and its surrounding communities are committed to living a drug, alcohol and tobacco free life style.

NOW THEREFORE, I, MAYOR DEBEREY HINCHEY AND NORWICH CITY COUNCIL PRESIDENT PRO TEM, PETER ALBERT NYSTROM, ON BEHALF OF THE NORWICH CITY COUNCIL AND THE CITIZENS OF THE CITY OF NORWICH, do hereby recognize October 23rd through October 31st, 2016 as **RED RIBBON WEEK** in the City of Norwich and urge all citizens to join me in this special observance.

Dated this Seventeenth Day of October, 2016

Deberey Hinchey
Mayor

Peter Albert Nystrom
President Pro Tem

Mayor Hinchey acknowledged Comptroller Joshua Pothier for receiving Distinguished Budget Presentation Award and thanked him for this accomplishment.

Upon motion of Ald. Gould, seconded by Ald. Martin, it was unanimously voted to accept the request from the Community Center Exploration Committee for an extension.

City Managers Report:

ESTABLISHED 1659
CITY OF NORWICH
CONNECTICUT
100 Broadway
Norwich, CT 06360

JOHN SALOMONE
CITY MANAGER
(860) 823-3747

100 Broadway
Norwich, CT 06360
Fax (860) 885-2131

To: Mayor Hinchey and members of the City Council
From: John Salomone, City Manager
Subject: City Manager's Report
Date: October 17, 2016

On Monday, October 3rd I purchased my new home and became an official Norwich tax payer. I had my weekly meeting with the Mayor and attended the School Facilities Review Committee Meeting.

I attended the CCM Legislative Committee Meeting on October 4th in Meriden and later that day met with a retired NPU employee.

On October 5th, I met with Gary Evans from the Planning & Community Development Office. I also attended a dinner for Steve Juda, retiring assessor from Newington.

On October 6th I met with the Mayor in regard to a TAP Grant Application. I had a meeting with John Wong. I had a conference call regarding the Reid & Hughes building with Todd Levine from the State Historic Preservation Office and city staff. I also had a meeting regarding Capehart Mill with staff and Corporation Counsel. Bond signing was also held in my office.

On Tuesday, October 11th I meet with Aaron Westervelt, member of Laurel Hill Fire Department, Ryan Thompson, Director of Public Works and John Raymond from Fleet Maintenance regarding condition of equipment. Agenda setting was held with the Mayor. I meet with City Assessor Donna Ralston.

On October 12th I attended a meeting with the Registrar's Office and several department members regarding emergency election procedures. I met with Chief Scandariato. I also met with Brigid Marks and Pat Osten regarding personnel issues.

On October 13th I had a meeting with Todd Levine from SHPO after he had toured the Reid & Hughes building with Building Official Jim Troeger, Gary Evans, and Tucker Braddock.

On Friday, Oct 14th I attend a ribbon cutting for *Foundry 66*, NCDC's new co-work space. Fire negotiations were held in my office with Brigid Marks and Pat Osten from Human Resources.

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On Sunday Oct 16th I attended the 25th Annual Columbus Banquet sponsored by the Norwich Italian Heritage & Cultural Committee along with my wife and several council members. The event was held at the Holiday Inn. It was a great turnout and nice to meet with the so many members of the community.

Mayor Hinchey called for citizen comment on resolutions.

Susan Masse, 1 Sachem Terrace, spoke in opposition of resolution #5 and explained how tax credits work and stated this could be a major tool for downtown revitalization. She stated that the Reid & Hughes building is eligible for National tax credits. She stated a viable developer has come along and should be looked into.

Marvin Serruto, 100 Starr St, talked about how resolution #5 could be a revenue generating property.

Sue Augustyniak, 101 Broad St, talked about the excitement of the Walk October in another town and stated Norwich has more history then other towns and speaking on resolution #5 that we should put our trust in developers.

Gil Skillman, 101 Broad St, spoke in opposition of resolution #5 and asked various questions regarding the buildings integrity, being in a flood plain and using historical tax credits. He felt that some questions weren't answered at the last meeting.

Carolyn Frey, 9 Indian Hill Rd, spoke on resolution #5 and strongly believes that Norwich has historical roots that run deep and should be protected and developed. She asked to save the Reid & Hughes.

Dale Plummer, 25 Broadway, spoke in opposition of resolution #5 asking if this is a reasonable demolition of a historic building or is there an alternative. He stated that saving this building could be done by historic tax credits and this can account for 50% of the cost. He urged the Council not to proceed.

Kathleen Murphy, 227 Boswell Ave, talked about no formal plan has come forward on resolution #5 and felt it is time to move on.

Rodney Bowie, 62 Roosevelt Ave, talked about the positive program regarding sidewalks in resolution #3. He also stated people spoke eloquently on resolution #5.

Shiela Hayes, 288 Central Ave, asked for an explanation on resolution #1 and why the Council is adding teachers.

David Crabb, 47 Prospect St, talked about bond funding on resolution #5 and asked what would happen if there is an overage or shortage.

Mayor Hinchey declared citizen comment on resolutions was closed.

Upon a motion of Ald. Gould, seconded by Ald. Braddock, it was unanimously voted to adopt the following resolution introduced by Ald. Gould and Ald. Philbrick.

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WHEREAS, the Council of the City of Norwich, by resolution adopted February 2, 2015 established a committee made up of representatives of the Board of Education, the Council of the City of Norwich and the city administration to facilitate the exchange of information necessary to fulfill the city's responsibilities with respect to its school facilities, a committee to be known as the **School Facilities Review Committee**; and

WHEREAS, by said resolution the council appointed members of said Committee; and

WHEREAS, the Committee has requested that it be expanded to include three teachers presently employed by the Norwich Public Schools, one from an elementary school, one from the Sixth Grade Academy and one from the Middle School

NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH, that said resolution adopted February 2, 2015 be and the same by here is amended to add three additional members to the Committee, which members must be teachers currently employed by Norwich Public Schools serving as described herein.

Upon a motion of Ald. Gould, seconded by Ald. Martin, it was unanimously voted to adopt the following resolution introduced by Ald. Gould.

WHEREAS, the Council of the City of Norwich, by resolution adopted October 19, 2015 provided that the Community Center Exploration Committee should remain an active committee of the city of Norwich to November 1, 2016, unless the termination date is extended; and

WHEREAS, the Chairman of the Committee has requested the Committee's existence be extended until November 21, 2016 because of its ongoing activities

NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH that the Community Center Exploration Committee remain an active committee of the City of Norwich thorough November 21, 2016, but to be terminated then unless the termination date for the Committee is again extended.

Upon motion of Ald. Braddock, seconded by Ald. Gould, it was unanimously voted to set a public hearing and action on November 7, 2016 at 7:30 pm the following ordinance introduced by Ald. Braddock.

WHEREAS, the property owners listed below want to participate in a cost sharing program with the City of Norwich to construct concrete sidewalks along their property; and

WHEREAS, the City of Norwich wants to improve sidewalks throughout the City.

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NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH that: granite curbing and concrete sidewalks will be constructed at the following locations where the property owners will pay for an assessment for the cost of the sidewalks and the City of Norwich will pay for the cost of the curbing and miscellaneous items.

Name	Address	Owners Cost
Patricia N. Gerfin	97 McKinley Avenue	$ 2,250.00
Laura & Michael Lieske	28 Division Street	$ 2,525.00
67 Crescent St. LLC	67 Crescent Street	$ 7,070.56

BE IT FURTHER RESOLVED that the cost of this project be funded from the existing capital budget line item for sidewalks, Construction Account #81000 and the Special Assessment Fund, Fund #40000, and that a public hearing be set at the second meeting of the City Council in October 2016.

The estimated city's cost for curbing and miscellaneous construction items are estimated to be $8,120.00.

Upon motion of Ald. Nash, seconded by Ald. Braddock, it was unanimously voted to adopt the following resolution introduced by Mayor Hinchey.

WHEREAS, the City of Norwich leases approximately 12,050 square feet of land from the State of Connecticut located on the west side of the Yantic River off West Thames Street (CT. Route 32) at its intersection of West Main Street (CT. Route 82) which lease will expire on October 31, 2016; and

WHEREAS, the City has the option to renew the lease agreement for an additional five year term for no monetary rental fee; and

WHEREAS, the Council finds it to be in the best interest of the City of Norwich to exercise this option and to extend the lease from November 1, 2016 to October 31, 2021.

NOW THEREFORE, BE IT RESOLVED, by the Council of the City of Norwich that City Manager John Salomone be, and hereby is, authorized and directed to sign such documentation as is necessary to acknowledge and accept this lease extension on behalf of the City of Norwich and to sign and deliver it and such other documentation as may be necessary to extend the lease.

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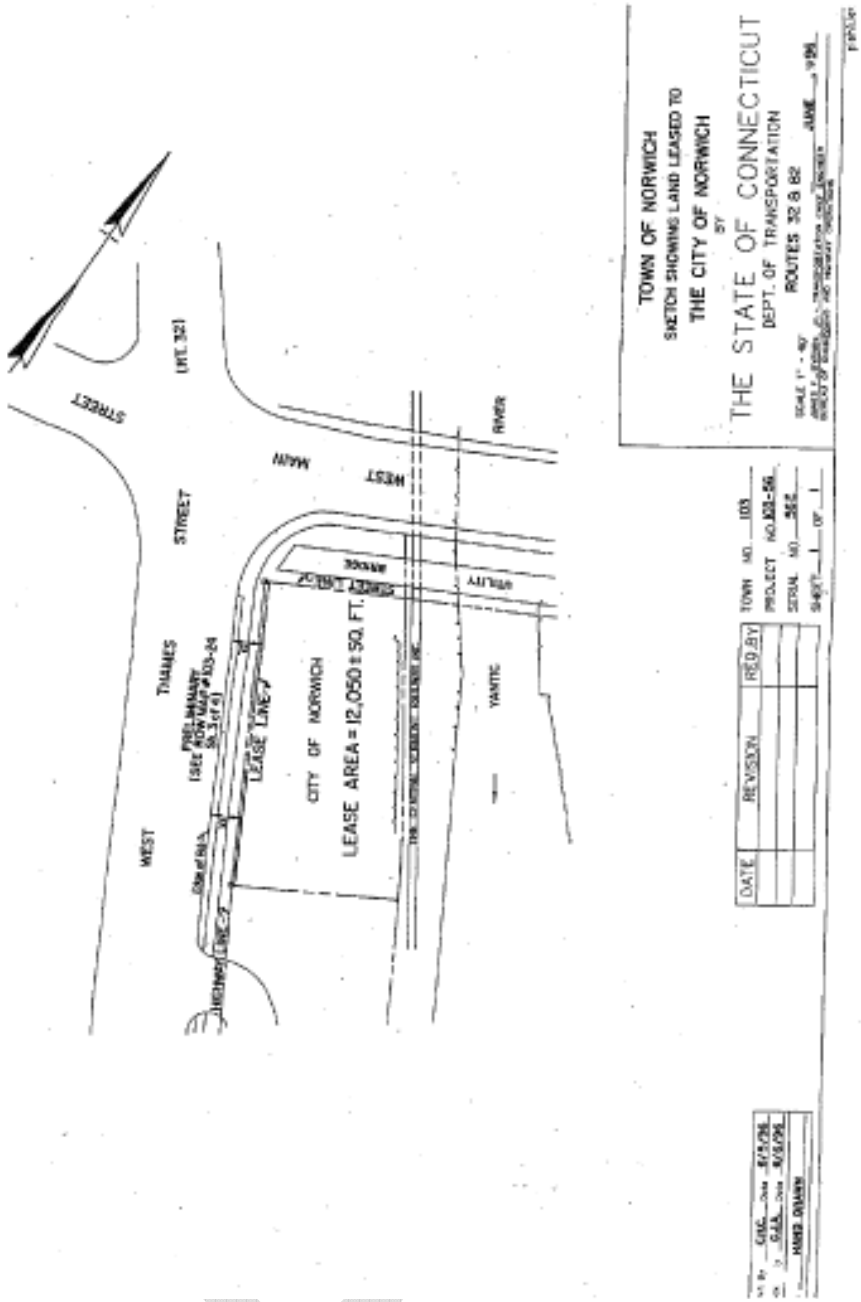

Ald. Gould motioned, seconded by Ald. Braddock, to adopt the following resolution introduced by Mayor Hinchey, Ald. Braddock and Gould.

WHEREAS, the Council of the City of Norwich, by ordinance adopted October 3, 2016 authorized an appropriation of $800,000 as the City of Norwich's share of cost relating to the demolition of the Reid & Hughes property (Reid & Hughes Building) and the issuance of $800,000 of bonds of the city to meet said appropriations; and

WHEREAS, the Council of the City of Norwich finds that the demolition of the Reid & Hughes Building is not an unreasonable destruction and is required in the interests of public safety and in the best interest of the City of Norwich.

NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH, that City Manager John Salomone be and hereby is authorized and directed to cause the issuance of RFQ's and/or RFP's seeking engineering assistance in preparing for the demolition of the structure and seeking a qualified demolition contractor having sufficient experience and expertise to perform the necessary demolition, removal of debris and stabilization of the property and to arrange the notification of public intent to demolish the Reid & Hughes Building, including the posting of signage, pursuant to Section 4-29 of the Norwich Code of Ordinances.

Motion carried on a roll call vote of 5-2 with President Pro Tem Nystrom and Ald. Nash voting in opposition.

Upon a motion of President Pro Tem Nystrom, seconded by Ald. Philbrick, it was unanimously voted to schedule a Public Hearing, second reading and action on Monday, November 7, 2016 at 7:30 pm for the following ordinance introduced by Mayor Hinchey and Ald. Gould.

AN ORDINANCE AMENDING SECTION 4-8 OF THE NORWICH CODE OF ORDINANCES TO PERMIT THE CITY MANAGER TO WAIVE THE REQUIREMENTS OF SECTION 4-8 WHEN THE CITY MANAGER HAS RECEIVED ADEQUATE ASSURANCES DOING SO WILL RESULT IN THE PAYMENT OF DELINQUENT TAXES WITHIN A REASONABLE PERIOD OF TIME

WHEREAS, Section 4-8 of the Norwich Code of Ordinances, authorized pursuant to Connecticut General Statute Section 7-148(c)(2)(B) as establishing a procedure for the withholding of approval of building application when taxes are delinquent for the property for which the application is made, and was adopted February 21, 2006 to promote the collection of delinquent taxes; and

WHEREAS, the Council of the City of Norwich finds that, as a result of economic circumstances, in certain instances Section 4-8 has prevented the restoration or development of properties such that delinquent taxes due on said properties remain unpaid and continue to increase; and

WHEREAS, Section 4-8 currently provides that approval and issuance of a building permit shall not be withheld when in the opinion of the building official to do so would endanger public safety or public health; and

WHEREAS, the Council of the City of Norwich finds it to be in the best interest of the City of Norwich in promoting economic development to permit the city manager to suspend the application of Section 4-8 of the Code of Ordinances when as to a property the city manager determines that to do so will permit restoration as an improvement of the property on which municipal taxes are delinquent, will stabilize or increase the value of the property, and is reasonably likely to result in a payment of any delinquent taxes owed on said property.

NOW THEREFORE BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORWICH that Section 4-8 of the Norwich Code of Ordinances entitled "Issuance or Approval of a Building Application Contingent on the Payment of Taxes" be and hereby is amended as follows:

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Sec. 4-8. Issuance or approval of a building application contingent on the payment of taxes.

No building application, including but not limited to, any building permit or any certificate of occupancy shall be issued, and no application for a subdivision shall be approved, when municipal taxes for the property for which an application is made are delinquent; except that:

[1] approval and issuance shall not be withheld in the case of a building permit when in the opinion of the building official to do so would endanger public safety or public health ***or***

[2] when in the opinion of the city manager the issuance of a building permit, certificate of occupancy or the acceptance of other building application will result in the payment of delinquent taxes due on said property and will be reasonably likely to permit stabilization of the property or an increase to the value of said property. In such instance he shall advise the building official of his determination and the building official may issue any building permit or any certificate of occupancy as he determines to be required and appropriate. Nothing contained herein however, shall authorize the city manager to suspend the provisions of Section 4-8 so as to permit the approval of an application for a subdivision of property on which taxes are delinquent.

Upon a motion of Ald. Philbrick, seconded by Ald. Gould, it was unanimously voted to schedule a Public Hearing, second reading and action on Monday, November 7, 2016 at 7:30 pm for the following ordinance introduced by Mayor Hinchey and City Manager Salomone.

AN ORDINANCE EXEMPTING IGLESIA HISPANA DE NORWICH FROM THE PAYMENT OF TAXES ON CERTAIN PROPERTY LOCATED AT 230 HUNTERS ROAD

WHEREAS, that certain property located at 230 Hunters Road, Norwich, Connecticut was purchased by Iglesia Hispana De Norwich on April 8, 2016 to be used for charitable purposes; and,

WHEREAS, said property since April 8, 2016 has been used for charitable purposes by Iglesia Hispana De Norwich; and,

WHEREAS, said property was tax exempt as a religious organization prior to the current owners purchase of said property; and,

WHEREAS, the tax assessor pro-rated taxes on the October 1, 2015 Grand List in the amount of $10,587.02, which represented taxes owed from the date of acquisition to September 30, 2017; and,

WHEREAS, said property owners have applied for tax exempt status with the Assessor, in accordance with Connecticut General Statutes, Sections 12-81 and 12-87 as a charitable organization; and,

WHEREAS, said property would not be tax exempt on the Grand List of October 1, 2015; and,

WHEREAS, the tax assessor has approved the property owners application for tax exempt status, thereby making them tax exempt from the date of acquisition; and,

WHEREAS, Connecticut General Statute Section 12-81(b) provides that any municipality may, by ordinance, provide that the property tax exemption authorized by any of subdivisions (7-16), inclusive, of section 12-81 shall be effective as of the date of acquisition of the property to which the exemption applies and shall, in such ordinance, provide procedure for reimbursement of the tax-exempt organization for any tax paid by it for a period subsequent to said date; and,

WHEREAS, Connecticut General Statute Section 12-81(7) provides that real property, owned by an corporation organized exclusively for charitable purposes and used for charitable purposes, shall be exempt from taxation; and,

WHEREAS, if Iglesia Hispana De Norwich paid the taxes, it would be entitled to a reimbursement in the amount of $10,587.92; and,

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORWICH **that such property at 230 Hunters Road be and hereby is exempted from the payment of any real estate taxes, interest or penalty due on the Grand List of October 1, 2015, or until said premises are no longer used by Iglesia Hispana De Norwich for charitable purposes and is said taxes in the amount of $10,587.92 are paid by Iglesia Hispana De Norwich, the City of Norwich shall reimburse Iglesia Hispana De Norwich for any City of Norwich real estate taxes paid by it on the Grand List of October 1, 2015 for the period subsequent to April 8, 2016; which reimbursement shall be in the sum of $10,587.92.**

Upon a motion by President Pro Tem Nystrom, second by Ald. Philbrick, it was unanimously voted to go into Executive Session per CGS 1-200 for the purpose of discussing Strategies or Negotiations with respect to Collective Bargaining, City Manager John Salomone, Director of Human Resources Brigid Marks, Comptroller Joshua Pothier and Corporation Counsel Michael Driscoll, were asked to participate during all or portions of this Executive Session at the request of the City Council.

The council was in Executive Session from 8:10 PM to 8:48 PM, at which time Mayor Hinchey, stated no votes were taken.

Upon a motion of Ald. Martin, seconded by Ald. Braddock to return to regular session.

Upon a motion of Ald. Nash, seconded by Ald. Gould, it was unanimously voted to adjourn at 8:49 pm.

CITY CLERK

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