

The regular meeting of the Council of the City of Norwich was held November 15, 2021 at 7:30 PM in Council Chambers. Present: Mayor Nystrom, President Pro Tem Bettencourt, Ald. Gould, Wilson, and Myles. City Manager Salomone and Corporation Counsel Michael Driscoll were also in attendance. Ald. Nash and DeLucia were absent. Mayor Nystrom presided.

Ald. Wilson read the opening prayer and President Pro Tem Bettencourt led the members in the Pledge of Allegiance.

Please be advised that meetings of the Norwich City Council can be viewed in their entirety on the City of Norwich website “norwichct.org”.

Mayor Nystrom read the following proclamation:

PROCLAMATION

WHEREAS, the City of Norwich, celebrates our local small businesses and the contributions they make to our local economy and community; and

WHEREAS, according to the Small Business Administration, there are 31.7 million small businesses in the United States, they represent 99.7% of firms with paid employees, and they are responsible for 65.1% of net new jobs created from 2000 to 2019; and

WHEREAS, small businesses employ 47.1% of the employees in the private sector in the United States, 88% of U.S. consumers feel a personal commitment to support small businesses in the wake of the pandemic, and 92% of small business owners have pivoted the way they do business to stay open during the pandemic; and

WHEREAS, 56% of shoppers reported they shopped online with a small business on Small Business Saturday in 2020; and more than 50% of consumers who reported shopping small endorsed a local business on social media or shopped at a local business because of a social media recommendation; and

WHEREAS, the City of Norwich supports our local businesses as they create jobs, boost our local economy, and preserve our communities.

NOW THEREFORE, I, MAYOR PETER ALBERT NYSTROM AND NORWICH CITY COUNCIL PRESIDENT PRO TEM, MARK BETTENCOURT, ON BEHALF OF THE NORWICH CITY COUNCIL AND THE CITIZENS OF THE CITY OF NORWICH, do hereby proclaim, November 27, 2021, as Small Business Saturday and urge the residents of our community, and communities across the country, to support small businesses and merchants on Small Business Saturday and throughout the year.

Dated this Twenty-seventh day of November, 2021

Peter Albert Nystrom
Mayor

Mark Bettencourt
President Pro Tem

Mayor Nystrom called for citizen comment.

Jay Miller, Acting General Manager of the Sea Unicorns baseball team, gave an update on the ballpark stating that everything is in place for the upcoming season.

Bernard Musocco, 122 Yantic Rd, talked about not over regulating short term rentals and that downtown will revitalize itself.

Emmanuel Ko, 121 Broadway, talked about the new short term rental regulations hurting his business.

Sherry Geer, 22 Ore St, talked about not over regulating the short term rentals.

Mayor Nystrom declared citizen comment closed.

Mayor Nystrom call for a public hearing on AN ORDINANCE REDUCING SECTIONS OF THE NORWICH ZONING REGULATIONS INCLUDING SECTIONS 1.3.2.2.2, 1.3.2.3.1, 1.4.2.2.1, 1.4.2.3.1, 1.5.2.2.1, 1.5.2.3.2, 2.3.2.2.10, 2.3.2.3.2., 2.4.2.2.21, 2.4.2.3.2, 2.5.2.2.16, 2.5.2.3.2, 2.6.2.2.16, 2.6.2.3.1, 2.7.2.2.8, 2.7.2.3.2, 2.9.2.4.7, 2.9.2.5.1, 2.10.3.2.13, 2.10.3.3.3, 2.11.2.2.5, 2.11.2.3.1, 5.1.3.1.1 TO REDUCE THE SQUARE FOOTAGE FOR NEW CONSTRUCTION OF BUILDINGS AND ADDITIONS ALLOWED BY ZONING PERMIT APPROVAL AND AMENDING THE SQUARE FOOTAGE FOR WHICH REQUIRED BICYCLE PARKING FACILITIES SHALL BE PROVIDED

City Clerk read the following Petitions and Communications:

CITY OF NORWICH
Commission on the City Plan
23 Union Street, Norwich, CT 06360
Telephone: (860) 823-3739, Fax: (860) 823-3741

Deanna Rhodes, AICP, CZEO
Director of Planning & Neighborhood Services

October 13, 2021

TO: THE HONORABLE MAYOR AND ALDERPERSONS OF THE COUNCIL OF THE CITY OF NORWICH
RE: City Council Referral September 7, 2021 – AN ORDINANCE REDUCING SECTIONS OF THE NORWICH ZONING REGULATIONS INCLUDING SECTIONS 1.3.2.2.2, 1.3.2.3.1, 1.4.2.2.1, 1.4.2.3.1, 1.5.2.2.1, 1.5.2.3.2, 2.3.2.2.10, 2.3.2.3.2., 2.4.2.2.21, 2.4.2.3.2, 2.5.2.2.16, 2.5.2.3.2, 2.6.2.2.16, 2.6.2.3.1, 2.7.2.2.8, 2.7.2.3.2, 2.9.2.4.7, 2.9.2.5.1, 2.10.3.2.13, 2.10.3.3.3, 2.11.2.2.5, 2.11.2.3.1, 5.1.3.1.1 TO REDUCE THE SQUARE FOOTAGE FOR NEW CONSTRUCTION OF BUILDINGS AND ADDITIONS ALLOWED BY ZONING PERMIT APPROVAL AND AMENDING THE SQUARE FOOTAGE FOR WHICH REQUIRED BICYCLE PARKING FACILITIES SHALL BE PROVIDED

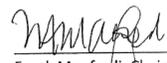
The Commission on the City Plan, at an October 12, 2021 hybrid Special Meeting, reviewed and discussed the above-referenced referral.

Seated were Frank Manfredi, Kathy Warzecha, Swarnjit Singh Bhatia and Les king

After careful consideration, the Commission voted unanimously to forward a FAVORABLE recommendation to the Council, pursuant to Chapter XV, Section 4 of the City Charter WITH THE FOLLOWING STIPULATION: That the proposed amendments are not applicable to single-family dwellings in any of the affected zones.*

REASON: The amendment supports the 2013 POCD strategy to promote livability and community character by preserving and enhancing a strong sense of place.

Respectfully submitted,


Frank Manfredi, Chairman

CC: City Clerk, City Manager, City Attorney, Mark Block/NCDC Attorney & Kevin Brown/NCDC President

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TOWN CITY CLERK
NORWICH CT

*Note: Single-family dwellings are addressed separately in the R-20, R-40, R-80 and Multi-Family Zones. They will not be affected by the proposed amendments.

Speaking in favor:

There were not speakers.

Speaking in opposition:

There were no speakers.

There being no further speakers Mayor Nystrom declared the public hearing closed.

Upon a motion of President Pro Tem Bettencourt, seconded by Ald. Gould, on a roll call vote it was unanimously voted to waive the reading of the full text and incorporate it into the minutes this ordinance being given its second reading.

Upon a motion of President Pro Tem Bettencourt, seconded by Ald. Gould, on a roll call vote it was unanimously voted to put the following ordinance introduced by Ald. Gould on the floor.

AN ORDINANCE REDUCING SECTIONS OF THE NORWICH ZONING REGULATIONS INCLUDING SECTIONS 1.3.2.2.2, 1.3.2.3.1, 1.4.2.2.1, 1.4.2.3.1, 1.5.2.2.1, 1.5.2.3.2, 2.3.2.2.10, 2.3.2.3.2., 2.4.2.2.21, 2.4.2.3.2, 2.5.2.2.16, 2.5.2.3.2, 2.6.2.2.16, 2.6.2.3.1, 2.7.2.2.8, 2.7.2.3.2, 2.9.2.4.7, 2.9.2.5.1, 2.10.3.2.13, 2.10.3.3.3, 2.11.2.2.5, 2.11.2.3.1, 5.1.3.1.1 TO REDUCE THE SQUARE FOOTAGE FOR NEW CONSTRUCTION OF BUILDINGS AND ADDITIONS ALLOWED BY ZONING PERMIT APPROVAL AND AMENDING THE SQUARE FOOTAGE FOR WHICH REQUIRED BICYCLE PARKING FACILITIES SHALL BE PROVIDED

WHEREAS, the City of Norwich has regulations that allows the Zoning Enforcement Officer to issue a zoning permit for new construction up to 10,000 square feet; and

WHEREAS, the Commission on the City Plan has expressed concerns that the square footage is too large to be handled administratively by zoning permit and should be reduced to 5,000 square feet; and

WHEREAS, the Commission on the City Plan also recommends that the requirement for bicycle parking facilities should also be amended accordingly to correspond to the building size reduction to 5,000 square feet for zoning permit approval;

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Norwich, that the following sections of the Zoning Regulations be amended to reduce the square footage from 10,000 to 5,000 square feet for new construction of buildings and additions allowed by zoning permit approval and for which required bicycle parking facilities be provided.

1.3 Residence Districts, R-80 and R-40

1.3.2.2.2 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

1.3.2.3.1 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

1.4 Residence District, R-20

1.4.2.2.1 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

1.4.2.3.1 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

1.5 Multifamily District, MF

1.5.2.2.1 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

1.5.2.3.2 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

2.3 Neighborhood Commercial District, NC

2.3.2.2.10 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

2.3.2.3.2 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

2.4 General Commercial, GC

2.4.2.2.21 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

2.4.2.3.2 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

2.5 Planned Commercial District, PC

2.5.2.2.16 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

2.5.2.3.2 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

2.6 Chelsea Central District, CC

2.6.2.2.16 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

2.6.2.3.1 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

2.7 Waterfront Development District, WD

2.7.2.2.8 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

2.7.2.3.2 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

2.9 Production, Manufacturing & Research District, PMR

2.9.2.4.7 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

2.9.2.5.1 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

2.10 Business Park District, BP

2.10.3.2.13 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

2.10.3.3.3 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

2.11 Planned Development Design District, PDD

2.11.2.2.5 New construction of buildings and additions of up to ~~10,000~~ **5,000** square feet. Buildings of ~~10,000~~ **5,000** square feet or more require a site plan review, as listed below.

2.11.2.3.1 New construction of buildings greater than ~~10,000~~ **5,000** square feet.

5.1 Off-street Parking

5.1.3.1.1 Bicycle parking facilities shall be provided as part of new multi-family developments of 4 dwelling units or more, new retail, office and institutional developments greater than ~~10,000~~ **5,000** square feet, and all transit transfer stations and park-and-ride lots.

On a roll call vote of 5-0 the above ordinance passes.

Upon a motion of Ald. Myles, seconded by Ald. Gould, it was unanimously voted to receive the following Report from the Commission on the City Plan of the City of Norwich, pursuant to Section 8-24 of the General Statutes and Chapter XV, Section 4 of the Norwich City Charter regarding, AN ORDINANCE REDUCING SECTIONS OF THE NORWICH ZONING REGULATIONS INCLUDING SECTIONS 1.3.2.2.2, 1.3.2.3.1, 1.4.2.2.1, 1.4.2.3.1, 1.5.2.2.1, 1.5.2.3.2, 2.3.2.2.10, 2.3.2.3.2., 2.4.2.2.21, 2.4.2.3.2, 2.5.2.2.16, 2.5.2.3.2, 2.6.2.2.16, 2.6.2.3.1, 2.7.2.2.8, 2.7.2.3.2, 2.9.2.4.7, 2.9.2.5.1, 2.10.3.2.13, 2.10.3.3.3, 2.11.2.2.5, 2.11.2.3.1, 5.1.3.1.1 TO REDUCE THE SQUARE FOOTAGE FOR NEW CONSTRUCTION OF BUILDINGS AND ADDITIONS ALLOWED BY ZONING PERMIT APPROVAL AND AMENDING THE SQUARE FOOTAGE FOR WHICH REQUIRED BICYCLE PARKING FACILITIES SHALL BE PROVIDED

Upon a motion of Ald. Myles, seconded by Ald. Wilson, it was unanimously voted to accept the letter removing Raymond Stewart from the Recreation Advisory Board and thanking him for his service.

CITY MANAGERS REPORT

To: Mayor Nystrom and members of the City Council
From: John Salomone, City Manager
Subject: City Manager’s Report
Date: November 15, 2021

Meetings attended were with representatives and legislators, Southeastern Council of Governments (SCCOG), Conference of Municipalities (CCM), Harbor Management Commission, Norwich Community Development Corporation (NCDC), NPU-City Coordination meeting and Fire Chiefs. I also attended the Norwich Area Veterans Council annual Veterans Day Ceremony held at the Taftville Veterans Memorial Park.

Comptroller Josh Pothier and I have started working with our pension consultant Milliman for the City’s pension obligation bonds that voters passed with over a 2 to 1 majority on November 2nd. These bonds have potential savings of \$43 million in today’s dollars over the next 30 years.

In response to requests from Norwich Emergency Management, CT Department of Emergency Management and Homeland Security, Small Business Administration, FEMA and Governor Lamont, President Biden approved Norwich for Federal Disaster Assistance. FEMA has opened a Mobile Registration Intake Center (MRIC) at Three Rivers Community College. The center will later transition into an operational Disaster Recovery Center that will be open 6 days per week Monday-Friday, 8 am to 6 pm at Three Rivers College and Saturdays, 10 am to 4 pm at Norwich Fire Headquarters. Residents affected from the flooding can go to the designated locations for assistance. The full press release is on the City's website and Facebook page.

Thank you to the sponsors and volunteers that participated in the Recreation Department's annual Trunk or Treat event that was held on October 22nd. There were 27 trunks and over 1000 people in attendance who enjoyed a DJ who kept the families engaged with fun Halloween friendly music and a dance party.

Norwich Youth and Family Services collaborated with Kelly STEAM Magnet Middle School and the Community Policing Unit to clean up a garden at the school that had been neglected for the past several years. Over 30 people volunteered including students from NFA, Kelly, and Huntington, members of non-profit group Blooming Into Greatness, and community members so a gardening program can be established in the Spring. Relationships were enhanced between the police, community and Norwich youth.

Thank you to Uncas Health who held three flu vaccination clinics and vaccinated 44 City employees.

Swearing in ceremonies were held for Mark Gilot, who was promoted to Fire Marshall and for Thomas Lazzaro who was promoted to Lieutenant and Scott Meikle who was promoted to Sergeant. Congratulations to them.

Please join us live for *Light Up City Hall* on the plaza, First Friday, December 3rd from 5-6 pm. Santa will be here along with additional holiday entertainment for all ages and the sale of Cat's Meow Christmas ornaments. This year's ornament is Slater Museum. Brown Park will be decorated again this year with even more lights and decorations for the holiday season.

Attached is the Public Safety Report from the October Fire Chiefs Meeting. Please be advised that the Public Safety meeting for November was cancelled.

City Manager's Report to Public Safety

November 10, 2021 meeting - canceled

I last met with the Fire Chiefs on October 19th to continue our discussion on the ongoing fire service needs in the City. The Chiefs were not able to meet on their own over the past month; however, they did have another meeting with representatives from Motorola and the Connecticut Telecommunications System Unit regarding the Statewide Radio System.

The topics in my meeting with the Chiefs included the Statewide Radio project, Dispatch, American Ambulance, COVID vaccination status, and Automatic Aid.

Radio Project: The Chiefs met with representatives from Motorola and the Connecticut Telecommunications System Unit to discuss system needs and design. We are hopeful to have final numbers for project cost once we provide last minute updates to radio and pager needs.

Dispatch: The Police Department and Dispatch were scheduled to participate in the meeting, but due to an outbreak of COVID at the Police Department, they were unable to attend. We will look to include them in our next meeting.

American Ambulance: Concerns were raised over a number of recent calls with delayed response from American Ambulance, as well as questions regarding utilizing mutual aid ambulances. This is an important topic, but we will need to include American Ambulance representation in the conversation. I have scheduled a meeting with the Chiefs and American Ambulance to discuss their concerns on November 9th.

COVID Vaccinations: I surveyed the Chiefs on the percentage of personnel that are vaccinated. Occum seems to be the group with the highest percentage. Chief Montoya questioned if EMS providers fell under the mandate for the vaccine. He followed up with Regional Medical Control and was told that EMS providers do not fall under the mandate.

Automatic Aid (AA): Chief Montoya mentioned the recent fires in Occum, Taftville, and Yantic where he felt opportunities were missed for the Chiefs to utilize Automatic Aid. This is tricky topic for the Chief to raise, as he understands there is not yet a policy in place, he still felt the City Department could have been included in the initial requests for aid. The Chiefs have the street assignments for their districts and will work to provide a listing of their first and second due Automatic Aid assignments.

Our next meeting is scheduled for November 16th.

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Mayor Nystrom called for citizen comment on resolutions.

Shiela Hayes, 382 Laurel Hill Ave, asked the Council to support Resolutions #6 and #9. She also asked questions on Resolutions #4, #5 and #8. She thanked the outgoing Council and welcomed in the New Council.

Deanna Rhodes, Director of Planning and Neighborhood Services, asked the Council to support Resolutions #3, #6 and #7.

Celia Seifert, 1 Dogwood Ln, spoke in support of Resolution #9.

Mayor Nystrom declared citizen comment closed.

Upon a motion of Ald. Myles, seconded by Ald. Gould, on a roll call vote it was unanimously voted to adopt the following resolution introduced by City Manager Salomone.

WHEREAS, the City Manager John L. Salomone, has reappointed with Council approval as a **regular member** of the Inland Wetlands, Water Courses and Conservation Commission for a term to expire on June 15, 2023 or until a successor is appointed:

Peter Chalecki (R)

NOW, THEREFORE, BE IT RESOLVED that the Council of the City of Norwich hereby acknowledges the reappointment of the above named to the Inland Wetlands, Water Courses and Conservation Commission.

Upon a motion of Ald. Myles, seconded by Ald. Gould, on a roll call vote it was unanimously voted to adopt the following resolution introduced by City Manager Salomone.

WHEREAS, the City Manager John L. Salomone has re-appointed as a **regular member** to the Zoning Board of Appeals for a term to expire on 2/28/23 or until a successor is appointed;

Marc Benjamin (D)

NOW, THEREFORE, BE IT RESOLVED that the Council of the City of Norwich hereby acknowledges the reappointment of the above named to the Zoning Board of Appeals.

Upon a motion of Ald. Gould, seconded by Ald. Myles, on a roll call vote it was unanimously voted to put the following resolution introduced by Mayor Nystrom, Ald. Gould and Wilson the floor.

Upon a motion of Ald. Gould, seconded by President Pro Tem Bettencourt, on a roll call vote it was unanimously voted to amend the following resolution to add in paragraph #3 "\$86,200" and in paragraph #4 "\$86,200 to Angela Kennedy, 39 Spruce Lane, Oakdale CT".

WHEREAS, the City of Norwich, utilizing the services of Signature Properties as a realtor, has listed the property at 16 Robbins Court, and received an offer to purchase said property; and

WHEREAS, the Council resolved that upon receipt of a Purchase and Sales Agreement containing an offer to purchase on such terms and conditions as are satisfactory to the City Manager, he was to notify the Council of the proposed Purchase and Sales Agreement for its consideration and possible approval; and

WHEREAS, City Manager John Salomone has received a Purchase and Sales Agreement from Signature Properties containing an offer to purchase 16 Robbins Court, the offer being the sum of \$86,200 with property to be conveyed in "as is" condition.

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 enter into a Purchase and Sales Agreement satisfactory to him on behalf of the City of Norwich to sell said property at a price of \$86,200 to Angela Kennedy of 39 Spruce Lane, Oakdale, CT pursuant to the terms of said Purchase and Sales Agreement and, upon timely tender of the purchase price subject to standard adjustments, to execute and deliver a deed of conveyance to Angela Kennedy of 39 Spruce Lane, Oakdale, CT or designee for the property known as 16 Robbins Court, and to execute, deliver, and receive such other documents as are necessary to complete the transfer of title in keeping with the terms and conditions of the Purchase and Sales Agreement.

Upon a motion of Ald. Myles, seconded by Ald. Gould, on a roll call vote it was unanimously voted to adopt the following resolution introduced by City Manager Salomone.

WHEREAS, an agreement between the City of Norwich and the Norwich Golf Course Authority entered into at the time of the acquisition of the golf course by the City provided that the Norwich Golf Course Authority might not expend more than \$100,000 in any one year without the approval of the Council of the City of Norwich; and

WHEREAS, the Norwich Golf Course Authority has annually advised the Council of the City of Norwich of its expected revenues and expenses for the upcoming calendar year; and

WHEREAS, the Norwich Golf Course Authority will need to expend more than \$100,000 during the calendar year 2021 to meet operating and capital improvement expenses; and

WHEREAS, the adopted operational and capital budget of the Norwich Golf Course Authority for 2021 anticipates receiving revenue of \$1,087,970 from operations during 2021 and having budgeted expenditures of \$1,117,828; including non-cash expenses for depreciation of facilities and equipment; and

WHEREAS, the Norwich Golf Course Authority needs to amend the 2021 budget to approve expenditures paid and scheduled to be paid by the Authority in 2021 in excess of the budgeted expenditures previously approved by the Council but supported by funds available from 2020 and 2021 profits.

NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH that the Norwich Golf Course Authority be and hereby is authorized to expend up to \$1,214,933 during calendar year 2021 from revenues received from operations and other available funds.

Upon a motion of Ald. Gould, seconded by Ald. Myles, on a roll call vote it was unanimously voted to adopt the following resolution introduced by City Manager Salomone.

WHEREAS, an agreement between the City of Norwich and the Norwich Golf Course Authority entered into at the time of the acquisition of the golf course by the City provided that the Norwich Golf Course Authority might not expend more than \$100,000 in any one year without the approval of the Council of the City of Norwich; and

WHEREAS, the Norwich Golf Course Authority has annually advised the Council of the City of Norwich of its expected revenues and expenses for the upcoming calendar year; and

WHEREAS, the Norwich Golf Course Authority will need to expend more than \$100,000 during the calendar year 2022 to meet operating and capital improvement expenses; and

WHEREAS, the adopted operational and capital budget of the Norwich Golf Course Authority for 2022 anticipates receiving revenue of \$1,190,106 from operations during 2022 and having budgeted expenditures of \$1,339,791; including non-cash expenses for depreciation of facilities and equipment, the expenditures over and above budgeted revenues to be supported by funds available from 2020 and 2021 profits.

NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH that the Norwich Golf Course Authority be and hereby is authorized to expend up to \$1,339,791 during calendar year 2022 from revenues received from operations and other available funds.

Upon a motion of Ald. Myles, seconded by Ald. Gould, on a roll call vote it was unanimously voted to adopt the following resolution introduced by Mayor Nystrom, Ald. Gould and Wilson.

WHEREAS, the City of Norwich became the owner of two parcels of property on Hunters Road identified as lot 30-1 and lot 30-2 by foreclosure by sale committee deeds in an action brought by the City of Norwich against Ponemah Villa Estates, LLC and McFarland Johnson Inc., said deeds recorded on May 13, 2020 at volume 3178 page 84 and 3178 page 81, respectively; and

WHEREAS, Lot 1 consists of 14.18 acres more or less and lot 2 of 12.81 acres more or less, both lots more particularly described in a survey entitled "Subdivision Plan Prepared for Jason J. Sarojak, Hunters Road, Norwich, CT, Scale 1"=100', dated 2/06/2001, Sheet 1 of 3", prepared by Mark A. Sullivan, L.S., C.P.S.S., Land Surveying and Environmental Consulting, 20-20 Phillips Road, Canterbury, CT; and

WHEREAS, said lots were intended to remain publicly accessible for passive recreation and conservation; and

WHEREAS, the Public Works and Capital Improvements Committee of the Council of the City of Norwich at its meeting of October 28, 2021 considered a recommendation by the City Planner, Deanna Rhodes, to transfer ownership of the properties to the Avalonia Land Conservancy to be maintained as an open-space area for walking trails, with a small parking area, which recommendation was adopted by the Committee.

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 enter into an Agreement satisfactory to him with the Avalonia Land Conservancy to transfer said lots to it and to enter into, execute and deliver such deed or deeds of conveyance as are necessary to transfer said properties together with such other documentation as is necessary to complete the transfer.

Upon a motion of Ald. Myles, seconded by Ald. Gould, on a roll call vote it was unanimously voted to adopt the following resolution introduced by Mayor Nystrom, Ald. Gould and Wilson.

WHEREAS, the City of Norwich is the owner of property consisting of a parcel of land occupying approximately 3 ½ acres situated on the southern portion of Hollyhock Island in the Yantic River; and

WHEREAS, the City became the owner of the property on October 1, 1970 by a deed recorded at volume 359, page 624 of the Norwich Land Records; and

WHEREAS, said property is presently leased by the city of Norwich to JCM Norwich Marina Acquisitions, LLC; and

WHEREAS, a Phase I study has been conducted identifying a number of business uses conducted on the site or in proximity to it including gasoline stations, auto repair facilities, a coal storage facility, coal elevator and coal conveyors and a dry cleaner; and

WHEREAS, should remediation of the site for conditions existing prior to the City's lease of the same in January 1987 be required current programs exist which could be a significant assistance to the City in said circumstances; and

WHEREAS, the Council of the City of Norwich finds it to be in the best interest of the City of Norwich to obtain a Phase II study to evaluate areas of concerns identified in the Phase I Environmental Site Assessment prepared by Tighe & Bond, Inc; and

WHEREAS, the City of Norwich is also the owner of property consisting of a parcel of land occupying approximately .86 acres located on the west side of Chelsea Harbor Drive known as 150 Chelsea Harbor Drive, map 102, block 6, lot 59 which is currently improved by a building of approximately 714 square feet constructed in 2012 located on the southerly portion of the parcel; and

WHEREAS, said property is presently leased by the City of Norwich to JCM Norwich Marina Acquisitions, LLC; and

WHEREAS, this parcel has been associated with industrial uses from approximately 1885 – 1972 including use for railroad purposes; and

WHEREAS, should remediation of the site for conditions existing prior to the City's lease of the same in January 1987 be required current programs exist which could be a significant assistance to the City in said circumstances; and

WHEREAS, the Council of the City of Norwich finds it to be in the best interest of the City of Norwich to obtain a Phase I study to evaluate the property for areas of concerns and to obtain a Phase II study to evaluate such areas if identified any of the first.

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 obtain a proposal for Phase II Environmental Site Assessment with any necessary LEP services for the parcel located on the southern portion of Hollyhock Island as described herein from herein from Tighe & Bond Inc. and to present the same to the council for its consideration; and

NOW THEREFORE BE IT FURTHER RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH, that City Manager John Salomone be and hereby is authorized and directed to obtain a proposal for a Phase I Environmental Site Assessment and Phase II Environmental Site Assessment and LEP services as may be necessary for the parcel identified as 150 Chelsea Harbor Drive as set forth herein from Tighe & Bond Inc. and to present the same to the council for its consideration, a single proposal involving both properties being acceptable.

Upon a motion of Ald. Myles, seconded by Ald. Gould, on a roll call vote it was unanimously voted to adopt the following resolution introduced by City Manager.

WHEREAS, the City of Norwich is the owner of property consisting of a parcel of land occupying approximately 3 ½ acres situated on the southern portion of Hollyhock Island in the Yantic River; and

WHEREAS, the City became the owner of the property on October 1, 1970 by a deed recorded at volume 359, page 624 of the Norwich Land Records; and

WHEREAS, said property is presently leased by the city of Norwich to JCM Norwich Marina Acquisitions, LLC; and

WHEREAS, a Phase I study has been conducted identifying a number of business uses conducted on the site or in proximity to it including gasoline stations, auto repair facilities, a coal storage facility, coal elevator and coal conveyors and a dry cleaner; and

WHEREAS, should remediation of the site for conditions existing prior to the City's lease of the same in January 1987 be required current programs exist which could be a significant assistance to the City in said circumstances; and

WHEREAS, the Council of the City of Norwich finds it to be in the best interest of the City of Norwich to obtain a Phase II study to evaluate areas of concerns identified in the Phase I Environmental Site Assessment prepared by Tighe & Bond, Inc; and

WHEREAS, the City of Norwich is also the owner of property consisting of a parcel of land occupying approximately .86 acres located on the west side of Chelsea Harbor Drive known as 150 Chelsea Harbor Drive, map 102, block 6, lot 59 which is currently improved by a building of approximately 714 square feet constructed in 2012 located on the southerly portion of the parcel; and

WHEREAS, said property is presently leased by the City of Norwich to JCM Norwich Marina Acquisitions, LLC; and

WHEREAS, this parcel has been associated with industrial uses from approximately 1885 – 1972 including use for railroad purposes; and

WHEREAS, should remediation of the site for conditions existing prior to the City's lease of the same in January 1987 be required current programs exist which could be a significant assistance to the City in said circumstances; and

WHEREAS, the Council of the City of Norwich finds it to be in the best interest of the City of Norwich to obtain a Phase I study to evaluate the property for areas of concerns and to obtain a Phase II study to evaluate such areas if identified any of the first.

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 obtain a proposal for Phase II Environmental Site Assessment with any necessary LEP services for the parcel located on the southern portion of Hollyhock Island as described herein from herein from Tighe & Bond Inc. and to present the same to the council for its consideration; and

NOW THEREFORE BE IT FURTHER RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH, that City Manager John Salomone be and hereby is authorized and directed to obtain a proposal for a Phase I Environmental Site Assessment and Phase II Environmental Site Assessment and LEP services as may be necessary for the parcel identified as 150 Chelsea Harbor Drive as set forth herein from Tighe & Bond Inc. and to present the same to the council for its consideration, a single proposal involving both properties being acceptable.

Upon a motion of Ald. Myles, seconded by Ald. Gould, on a roll call vote it was unanimously voted to adopt the following resolution introduced by Mayor Nystrom, Ald. Gould and Wilson.

WHEREAS, the City of Norwich has received the sum of \$14,419,362.22 in 2021 under the American Rescue Plan Act and will receive a similar sum in 2022; and

WHEREAS, Council by resolution has authorized the expenditure of \$11,289,000 to date; and

WHEREAS, the Council seeks to promote public discussion with respect to the use of American Rescue Plan funds including providing notice prior to a council meeting of any resolution on the agenda proposing in whole or in part expenditures of American Rescue Plan funds given sufficiently in advance of the council meeting to permit the members of the Council and the public to give the same due consideration.

NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH, that any resolution directed in whole or in part to the expending of any funds received by the City of Norwich under the American Rescue Plan Act must be filed at the offices of the City Clerk at least five (5) calendar days prior to the date of the scheduled council meeting at which the resolution is to be introduced, and post a copy of the same on the City website; and

BE IT FURTHER RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH, that, this resolution notwithstanding, any members of the Council or the City Manager may still introduce a resolution addressing in whole or in part expenditures of American Rescue Plan funds at any regular meeting of the City Council by means of a motion duly made and adopted to suspend the rules to permit the introduction of such resolution.

Upon a motion of Ald. Wilson, seconded by Ald. Myles, on a roll call vote it was unanimously voted to adopt the following resolution introduced by Mayor Nystrom, Ald. Gould and Wilson.

WHEREAS, public art is art put in public place such as bronze statues, paintings, and sculptures that range in size, form and scale; and

WHEREAS, The Norwich Branch NAACP in partnership with Public Art for Racial Justice Education (PARJE) is creating a Norwich Sister Mural as part of the initial Sister Mural Projects in cities including New London, Old Lyme, East Lyme, Norwich and most recently Old Saybrook; and

WHEREAS, the Sister Mural Project's goal is to bring together cities and towns in Connecticut to form a larger sense of community and together transform unused neglected spaces into new community spaces for gatherings, education and contemplation; and

WHEREAS, The Norwich Sister Mural Project is a group of 20 volunteers consisting of educators from Norwich Free Academy, Slater Museum, East Lyme High School, Norwich NAACP Branch members, Robertsine Duncan Norwich Youth Council members, Norwich Rotary Community Corps members, Global City Norwich, Blooming Into Greatness, Steering Committee of PARJE and elected City and State Officials; and

WHEREAS, the City of Norwich was recognized with a Bronze Certification from Sustainable CT in 2019. Sustainable CT is a statewide initiative that inspires and supports communities in becoming more efficient, resilient, and inclusive. The Norwich Sister Mural Project received approval from Sustainable CT in August of 2021 as an eligible project for arts and culture and qualified for a Sustainable CT 100% Matching funds; and

WHEREAS, The theme of the Norwich Sister Mural Project is centered on notable people, places and events effecting Freedom, Civil Rights and Human Rights. "Fighting for America's Freedom" - American Revolutionary War, "Freedom and the Abolitionist Movement" - David Ruggles and the Underground Railroad including notable escaped slaves he helped to gain their freedom, "Fighting to Unite America" - Aaron Dwight Stevens and the men who fought during the Civil War, "Strengthening the Cultural Fabric of our Community" - Civil Rights and Human Rights Movement; and

NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH, approve the location of the Norwich Sister Mural Project on the Market Street Garage wall facing the Chelsea Harbor Drive and that coordination with the City Planner and Public Works Director are had throughout the duration of the project and sole responsibility is on the organizations to upkeep the mural.

Upon a motion of Ald. Wilson, seconded by Ald. Myles, on a roll call vote it was unanimously voted to adopt the following resolution introduced by Mayor Nystrom, Ald. Gould and Wilson.

WHEREAS, the Council is scheduled to meet regularly on the first Monday of each month at 7:30 p.m.; and

WHEREAS, December 6, 2021 is the first Monday in December with a regular meeting of the Council of the City of Norwich scheduled to take place at 7:30 p.m.; and

WHEREAS, the organizational meeting will take place on Tuesday, December 7, 2021 and the Council anticipates that there will be no or a limited number of items to be placed on the agenda of the December 6, 2021 regular Council meeting, and specifically finds at this time there are no items which need to be introduced or acted upon at such meeting.

NOW THEREFORE BE IT RESOLVED, by the Council for the City of Norwich that the council meeting currently scheduled for December 6, 2021 at 7:30 p.m. be cancelled, with any matters which might otherwise have been taken up at such meeting be placed on the agenda for the December 20, 2021 council meeting.

Mayor Nystrom thanked President Pro Tem Bettencourt, Ald. Myles and Nash for their service on the Council.

Upon a motion by Ald. Gould, seconded by Ald. Myles, on a roll call vote it was unanimously voted to go into Executive Session pursuant to Connecticut General Statutes Section 1-200(6), that the members of the Norwich City Council go into Executive Session for the purpose of discussing the acquisition or disposition of real estate or interest in real estate, when publicity regarding the site, and the acquisition or disposition of interest in the same would adversely impact the price of the same; and to review preliminary drafts of proposals in the development and use of the property, the Council having determined that the public interest in withholding such documents clearly outweighs the public interest in disclosure at this time, and to review commercial or financial information given in confidence not required by statute. City Manager John Salomone, Planning and Neighborhood Services, Deanna Rhodes and Corporation Counsel Michael Driscoll shall be 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 8:35 pm to 8:54 pm, at which time Mayor Nystrom, stated no votes were taken.

Upon a motion of President Pro Tem Bettencourt, seconded by Ald. Gould, it was unanimously voted to return to regular session.

Upon motion of President Pro Tem Bettencourt, seconded by Ald. Gould, on a roll call vote it was unanimously voted to adjourn at 8:55 pm.



City Clerk