

COMMON COUNCIL MEETING

JANUARY 6, 1998

Meeting to be called to order at 7:30 P.M. by Mayor Eriquez

PLEDGE OF ALLEGIANCE
PRAYER

ROLL CALL

Scalzo, McAllister, Arconti, Smith, Boynton, Buzaid, Esposito,
Machado, Shuler, Adames, Setaro, Esposito, Levy, Abrantes,
Charles, Basso, Falzone, Fox, Gallagher, Moore, Saracino

20 Present 1 Absent

PUBLIC SPEAKING

STATE OF THE CITY ADDRESS

MINUTES - Minutes of the Common Council Meeting held December 2,
1997 and the Special Common Council Meeting held December 1,
1997

CONSENT CALENDAR

- 1 RESOLUTION - Health and Housing Department Food Service Establish-
ment Fees
- 2 RESOLUTION - Housatonic Valley Tourism District
- 3 RESOLUTION - 1998 Expanded DUI Enforcement Program
- 4 RESOLUTION - Connecticut Outdoor Recreation Fund
- 5 RESOLUTION - Connecticut Fair Plan Grant
- 6 RESOLUTION - Assignment of Real Property Tax Lien
- 7 COMMUNICATION - Reappointment to the Building Code of Appeals
- 8 COMMUNICATION - Reappointment to the Civil Service Commission
- 9 COMMUNICATION - Reappointments to the Library Board of Directors
- 10 COMMUNICATION - Reappointment to the Planning Commission
- 11 COMMUNICATION - Reappointment to the Redevelopment Agency
- 12 COMMUNICATION - Consolidation of Probate Courts
- 13 COMMUNICATION - Danbury PAL Bambino Baseball Donation
- 14 COMMUNICATION - Donation to the Department of Elderly Services
- 15 COMMUNICATION & CERTIFICATION - Reappropriation of Donated Funds

- 16 COMMUNICATION - DEP Consent Order Stage II Vapor Recovery
-
- 17 COMMUNICATION & CERTIFICATION - Request for funds for the Cultural Commission
-
- 18 COMMUNICATION - Bear Mountain License Agreement Renewal
-
- 19 COMMUNICATION - Report from Police Chief regarding Speed Limit City Schools
-
- 20 COMMUNICATION - Special Services Account - Fire Department
-
- 21 COMMUNICATION - Danbury Railroad Commuter Parking Fees
-
- 22 COMMUNICATION - 1 Ives Street, City Center Developers - Application for Deferral of Assessment Increases
-
- 23 COMMUNICATION - Request for Tax Abatement for Bishop Curtis Homes
-
- 24 COMMUNICATION - Request to Purchase City owned Land at 44 Padanaram Road
-
- 25 COMMUNICATION - Water and Sewer Bills - 4 Division Street
-
- 26 COMMUNICATION - Reports regarding request to Purchase Property on Deerfield Avenue
-
- 27 COMMUNICATION - Report from Corporation Counsel regarding request to purchase property at 44 Padanaram Road
-
- 28 COMMUNICATION - Request for Paving of Ford Avenue
-
- 29 COMMUNICATION - Appointment of Independent Auditors
-
- 30 DEPARTMENT REPORTS - Tree Department, Public Works, Public Utilities, Engineering, Department of Elderly Services, Highways, Public Buildings, Health and Housing, Fire Marshall, Fire Chief, Welfare, Police
-
- 31 REPORT - Policies and Procedures related to "moms and pops" solid waste disposal
-
- 32 REPORT - Tax Sale Acquisition - 386 Main Street
-
- 33 REPORT - Request for Sewer Extension - 12 Morton Street
-
- 34 PROGRESS REPORT - Transfer of Property - Habitat for Humanity
-
- 35 PROGRESS REPORT - Acceptance of Hawthorne Cove Road
-

There being no further business to come before the Common Council a motion was made at ____ P.M. by ____ for the meeting to be adjourned

CONSENT CALENDAR

JANUARY 6, 1998

- 1 - Approve Resolution modifying licensing fees for food service establishments in accordance with Section 8A-6 of the Code of Ordinances
- 3 - Approve application and Resolution for State Department of Transportation 1998 Expanded Driving Under the Influence Enforcement Program grant - \$6,350
- 4 - Approve application and Resolution for State Department of Environmental Protection for Connecticut Outdoor Recreation Fund grant - \$24,000
- 5 - Approve Resolution to accept \$250 Connection Fair Plan Grant for purchase of a camera for the Fire Department
- 7 - Confirm reappointment of John Schweitzer to the Building Code Board of Appeals
- 8 - Confirm reappointment of Rafael Pina to the Civil Service Commission
- 9 - Confirm reappointment of William Sullivan, Edward Moore, Sr. and John Hoffer to the Library Board of Directors
- 10 - Confirm reappointment of Frank Malone and Edward Manuel to the Planning Commission
- 11 - Confirm reappointment of Joseph Canale, Jr and Jack Sullivan to the Redevelopment Agency
- 15 - Approve reappropriation of \$456 from Elderly Services Donations Account to Commission on Aging budget for professional services fees
- 16 - Approve Consent Order No. 1523 between City of Danbury and State DEP regarding City gasoline pumping facility and authorize Mayor to execute same
- 17 - Approve transfer of \$400 from Mashantucket Pequot Fund account to Cultural Commission Account for Community programs
- 18 - Approve license agreement between Brian Michalek and City of Danbury regarding Bear Mountain ranger cottage, authorize Corporation Counsel to make necessary adjustments which do not alter the material terms of the agreement and authorize Mayor to execute the agreement
- 20 - Approve transfer of \$10,000 to Fire Department Special Services Account for purposes of firewatch
- 21 - Approve reappropriation of \$3,270 of commuter railroad parking fees to the Parking Authority for administrative fees and cleaning services for the railroad station

- 29 - Receive communication and approve appointment of Ernest & Young as City Auditors for 1997-98 audit
- 32 - Receive committee report regarding tax sale acquisition at 386 MainStreet and approve recommendation to declare property surplus and refer matter to Tax Assessor for price determination
- 33 - Receive report regarding request for sewer extension at 12 Morton Street and approve recommendation in support of request
- 34 - Receive Progress Report regarding transfer of property to Habitat for Humanity
- 35 - Receive Progress Report regarding acceptance of Hawthorne Cove Road



CITY OF DANBURY
DANBURY, CONNECTICUT 06810

HEALTH AND HOUSING DEPARTMENT
20 WEST STREET

(203) 797-4625
FAX (203) 796-1590

December 29, 1997

Honorable Mayor Gene F. Eriquez
Honorable Members Danbury Common Council
155 Deer Hill Avenue
Danbury, CT 06820

Dear Mayor Eriquez and Common Council Members:

Proposed revisions regarding Health and Housing Department Food Service Establishment fees have been prepared in cooperation with Eric Gottschalk, Acting Corporation Counsel.

The revisions consist of the modification of item #9 and the addition of a new item #10:

EXISTING: "9. No license fee shall be required of a not-for-profit agency operating a Food Service Establishment where no fee is charged for the food."

PROPOSED MODIFICATION: "9. No license fee shall be required of a not-for-profit agency operating a Food Service Establishment."

NEW: "10. All annual licenses shall be effective during the fiscal year commencing on July 1 of each year."

A resolution adopting these revisions, in accordance with Section 8A-6, Danbury Code of Ordinances, is requested.

Thank you for your attention in this matter.

Sincerely,

William Campbell
Director of Health

cc: Eric Gottschalk



RECYCLED
PAPER

**RESOLVED** by the Common Council of the City of Danbury:

WHEREAS, the City of Danbury has enacted a Food Service Establishment ordinance designated as Chapter 8A of the Danbury Code of Ordinances; and

WHEREAS, Section 8A-6 of said ordinance provides for the establishment of a schedule of annual fees to be collected to defray the expense of Food Service Establishment licensing;

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF DANBURY, THAT:

The Director of Health is hereby authorized and empowered to impose the following annual fees for all licenses issued after the date hereof.

1. All Food Service Establishments, except food stores and markets, having a seating capacity of from zero to seventy-four (74) seats shall pay an annual fee of Fifty Dollars (\$50.00).
2. All Food Service Establishments, except food stores and markets, having a seating capacity of seventy-five (75) or more seats shall pay an annual fee of One Hundred Dollars (\$100.00).
3. All food stores and markets shall pay an annual fee of Fifty Dollars (\$50.00).
4. Any Food Service Establishment which fails to renew its license in accordance with the provisions of Section 8A-7 of the Danbury Code of Ordinances prior to August 1 of the applicable fiscal year shall be subject to a late payment fee of Fifty Dollars (\$50.00).
5. The fees established in paragraphs 1 through 3 hereof are intended to defray the costs associated with routine periodic inspections with routine periodic inspections of Food Service Establishments. All such establishments requiring additional inspections due to the existence of conditions observed during routine inspections, which require correction and therefore reinspection, shall pay a fee of Fifty Dollars (\$50.00) per reinspection.
6. Any plan review and inspection required pursuant to Section 8A-2 and 8A-3 of the Danbury Code of Ordinances in connection with the construction, alteration or remodeling of Food Service Establishments shall be performed by the Director of Health or his designee upon payment of a fee of One Hundred Dollars (\$100.00).
7. All Food Service Establishments requiring more than one preoperational inspection pursuant to Section 8A-3 of the Danbury Code of Ordinances due to the existence of conditions observed during the first preoperational inspection which require correction and therefore reinspection, shall pay a fee of Fifty Dollars (\$50.00).
8. Any temporary Food Service Establishment may obtain a license for its operations pursuant to Section 8A-8 of the Danbury Code of Ordinances upon payment of a Twenty Dollar (\$20.00) license fee.
9. No license fee shall be required of a not-for-profit agency operating a Food Service Establishment.
10. All annual licenses shall be effective during the fiscal year commencing on July 1 of each year.



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

TO: Mayor Gene F. Eriquez
Members of the Common Council

FROM: Thomas Arconti
3rd Ward

RE: Housatonic Valley Tourism District

DATE: January 6, 1998

I am pleased to submit the attached Resolution for consideration at the January 6, 1997 Common Council Meeting. Richard Murray and Norman Winnerman, Danbury's representatives to the Housatonic Valley Tourism District, and I have discussed and prepared this Resolution in support of maintaining state funded regional tourism districts and urge its adoption by the Common Council.

The City of Danbury can be considered the "hub" of the nine town Housatonic Valley Tourism District and it would therefore be appropriate for its government to provide leadership in sustaining the more beneficial regional district structure.



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 19

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the State of Connecticut currently funds through its lodging tax revenue, eleven regional tourism districts, each independently operated and governed by representatives of the municipalities they serve; and

WHEREAS, the Housatonic Valley Tourism District is one such agency serving the City of Danbury and eight other surrounding communities with the sole purpose of promoting the attractions and benefits of those communities and thereby aiding in the economic development and vitality of its members; and

WHEREAS, the State of Connecticut is currently proposing to dissolve the eleven regional tourism districts and replace them with a single centralized tourism operation; which action would be detrimental to the City's ability to participate in and influence decisions and actions affecting our economic well being and thereby be less beneficial to our citizens; and

WHEREAS, the City believes that it will be best served by a regional tourism district that thoroughly understands the makeup of this geographic area and will advocate its attributes on behalf of the City of Danbury and its other member communities, and that the Housatonic Valley Tourism District is best suited to perform these duties.

NOW, THEREFORE BE IT RESOLVED THAT the City of Danbury urges its State Legislators and the entire General Assembly to oppose the centralization of tourism operations and support continuation of the state funded, regional tourism district structure, and specifically sustain the operations of the Housatonic Valley Tourism District.



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DOMINIC A. SETARO, JR.
DIRECTOR OF FINANCE

(203) 797-4652
FAX: (203) 796-1526

MEMORANDUM

Date: December 17, 1997

To: Hon. Gene F. Eriquez
via the Common Council

From: Noreen C. Buzarak, Grants Administrator/Internal Auditor

Re: Resolution - **1998 Expanded DUI Enforcement Program**

Attached is a resolution for your consideration that will allow the City of Danbury Police Department to apply for and accept a grant from the State of Connecticut, Department of Transportation in the amount of \$6,350 for the period March 17, 1998 through October 31, 1998. This grant is designed to support driving under the influence (DUI) law enforcement efforts throughout the year. A 50% local cash match of \$6,350 is required and is available in the Police Department Overtime Budget. A copy of the budget and program description is attached.

I request that the Common Council consider this resolution at its January meeting.

A handwritten signature in cursive script that reads "Noreen C. Buzarak".

Noreen C. Buzarak
Attach.

cc: Dominic A. Setaro, Jr.
Kimberly G. Redenz
A. Sullo

PROJECT TITLE	APPLICANT Danbury Police Department
98 EXPANDED DUI ENFORCEMENT PROGRAM	

ACTIVITIES AND PROCEDURES

Since 1990, the Division of Highway Safety has co-funded DUI overtime enforcement programs with state and local police agencies during the holiday periods. These efforts are designed to increase police presence above and beyond normal patrols in order to address the increased incidence of drinking and driving in and around these periods. The program continues to this day and has been a resounding success. This program is being offered on an expanded year-round basis in order to address various circumstances in which increased drinking and driving is expected to take place. In the course of discussion with police agencies, it has come to light, for instance, that shoreline towns in the summer months have a dramatic increase in population, and therefore an increase in impaired driving. Summer festivals are quite common on the shoreline as well as other parts of the state. Country fairs, musical concerts, sporting events all represent potential for a higher incidence of impaired driving. Cities and towns will be asked to submit an operational schedule for the grant period indicating the number and type (roving patrol or checkpoint) of deployments and estimated number of manhours. The total of overtime wages plus fringe benefits (if applicable), will be entered in sections 12 and 14 of the highway safety grant application. (SEE PROJECT APPLICATION INSTRUCTIONS)

DUI selective enforcement will be conducted during the grant period per the following operational schedule. Enforcement techniques to be employed include extra DUI patrol activities, and may include field sobriety checkpoints. Note: For DUI patrol activities, the number of enforcement officers allowed per vehicle at any one time is one, however, daily shifts may be split by more than one officer. It is recommended that all officers assigned to DUI enforcement activities be trained in DUI law enforcement techniques.

NOTE: The operation of this selective enforcement program shall be above and beyond the normal/special patrol activities scheduled.



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 19

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the State of Connecticut Department of Transportation Division of Highway Safety has made a grant available in the amount of \$6,350.00 for the 1998 Expanded Driving Under the Influence Enforcement Program, and

WHEREAS, the grant period is March 17, 1998 through October 31, 1998 and a 50% local cash match is required.

NOW, THEREFORE, BE IT RESOLVED THAT, Mayor Gene F. Eriquez and the Danbury Police Department, acting through its Chief, Robert Paquette or his designee, are hereby authorized to apply for said grant and to accept grant funds if approved, and Mayor Gene F. Eriquez is authorized to sign all contracts necessary to effectuate the purposes of said grant. Any prior acts of the Mayor, Chief Paquette or his designee in applying for such grant funds are hereby ratified.



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DOMINIC A. SETARO, JR.
DIRECTOR OF FINANCE

(203) 797-4652
FAX: (203) 796-1526

MEMORANDUM

Date: December 17, 1997

To: Hon. Gene F. Eriquez
via the Common Council

From: Noreen C. Buzerak, Grants Administrator/Internal Auditor

Re: Resolution - **Connecticut Outdoor Recreation Fund**

Attached is a resolution for your consideration that will allow the City of Danbury to apply for and accept a grant from the State of Connecticut, Department of Environmental Protection in the amount of \$24,000. This grant is designed to reimburse municipalities for the acquisition and or development of public recreational facilities. A 60% local cash match of \$36,000 is required and is available in the Capitol Budget and the Tarrywile Park Budget. A copy of the budget and program description is attached.

I request that the Common Council consider this resolution at its January meeting.

Noreen C. Buzerak
Attach.

cc: Dominic A. Setaro, Jr.
Kimberly G. Redenz
S. Moy

#1. Project description: The project entails the installation of water and sewer lines to what is known as the Tarrywile Park Farm area to provide the services needed to install restroom facilities. The area is now serviced by one portable toilet during the better weather months. The installation of the bathroom facilities will allow for better use of this area of the park by larger groups. (Larger groups are now required to rent additional portables for their events held in the park). Additional improvements to this area will be made in the future to provide a pavilion with kitchen facilities to be rented to the general public for picnic/party use.

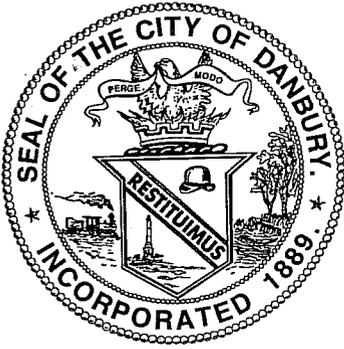
#10. Project Cost Estimates: The following cost estimates were developed by William Lewis, Grounds and Buildings Manager for Tarrywile Park along with Tarrywile Park Board member Michael Lombardi. Mr. Lewis is a licensed home improvement contractor and Mr. Lombardi is a licensed heating and plumbing contractor. In addition to these two gentlemen, local plumbing supply houses, Yankee Gas, Mr. William Buckley and Mr. Paul Galvin of the City of Danbury Public Utilities Dept., Mr. Jack Schweitzer, City Engineering Dept. and Mr. William Coffey of Pembroke Pumping were also contacted for pricing estimates.

Cost breakdown: Water & Sewer lines \$35,000.00

Industry standard \$75.00 per foot x 336'	=	\$25,200.00
Labor for second line	=	<u>\$10,000.00</u>
		\$35,200.00

Cost breakdown: Restroom facilities \$25,000.00

Plumbing & Demolition	\$15,000.00
Heating System (Gas)	3,500.00
Dig Trench for Gas Line	4,000.00
Electrical work	<u>2,500.00</u>
	\$25,000.00



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 19

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the State of Connecticut, Department of Environmental Protection has made a grant available in the amount of \$24,000.00; and

WHEREAS, this grant will be used toward costs associated with both water and sewer lines, and the restroom installation at Tarrywile Park; and

WHEREAS, a local cash match of \$36,000 will be required.

NOW, THEREFORE, BE IT RESOLVED THAT, Mayor Gene F. Eriquez is hereby authorized to apply for said grant and to accept grant funds if approved, and Mayor Gene F. Eriquez is authorized to sign all contracts necessary to effectuate the purposes of said grant.



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DOMINIC A. SETARO, JR.
DIRECTOR OF FINANCE

(203) 797-4652
FAX: (203) 796-1526

MEMORANDUM

Date: December 23, 1997

To: Hon. Gene F. Eriquez
via the Common Council

From: Noreen C. Buzarak, Grants Administrator/Internal Auditor

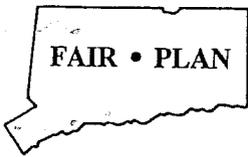
Re: Resolution - **Connecticut Fair Plan Grant**

Attached is a resolution for your consideration that will enable the City of Danbury Fire Department to accept a grant for the \$250.00 from the Connecticut Fair Plan. Funds will be utilized to purchase a Pentax Zoom Camera. No local match is required. A copy of the grant award is attached for your review

I request the attached resolution be put on the next Common Council Agenda.

Noreen C. Buzarak
Attach.

cc: Dominic A. Setaro, Jr.
Kimberly G. Redenz
P. Siecienski



CONNECTICUT FAIR PLAN

77 HARTLAND STREET, SUITE 308

P.O. BOX 280200

EAST HARTFORD, CONNECTICUT 06128-0200

Telephone (860) 528-9546 • FAX (860) 282-0070

DONALD J. VIEWIG, CPCU, CLU
General Manager

December 3, 1997

PERSONAL & CONFIDENTIAL

Carmen A. Rao
Deputy Fire Marshal
Danbury Fire Marshal's Office
19 New Street
Danbury, CT 06810

Municipal Grant Fund Application

Dear Deputy Marshal Rao:

This will acknowledge receipt of your Grant Fund Application received December 2, 1997.

The purpose of the grant fund is to fund items not usually funded by town budgets. The committee feels that the purchase of one camera by the fund is authorized but if you desire one for each of your fire marshals, the funding should be received from the town or city.

It has approved the purchase of one camera and a check for \$250.00 is enclosed made payable to the Danbury Fire Marshal's Office.

Wish you well in your endeavors.

Sincerely,

Donald J. Viewig
General Manager

DJV:js
Enclosure



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 19

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the Connecticut Fair Plan has made a grant available in the amount of \$250.00; and

WHEREAS, the grant will be utilized to purchase a Pentax Zoom Camera for the use of the Danbury Fire Department; and

WHEREAS, no local match is required.

NOW, THEREFORE BE IT RESOLVED THAT Gene F. Eriquez or his appointed designee is authorized to accept said grant on behalf of the Danbury Fire Department.



CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810
OFFICE OF THE CORPORATION COUNSEL

PLEASE REPLY TO:

December 22, 1997

DANBURY, CT 06810

Hon. Gene F. Eriquez, Mayor
Hon. Members of the Common Council
City of Danbury, Connecticut

Re: Assignment of Real Property Tax Liens
Proposed Resolution

Dear Mayor and Council Members:

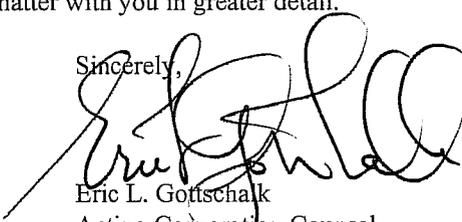
On August 15, 1997 the City of Danbury assigned scores of tax liens to Transamerica Business Credit Corp., receiving nearly four million dollars in the bargain. The assignment agreement gave Transamerica the option, subject to the Common Council's approval, to obtain the assignment of future tax liens relating to the same properties (the "Properties") which were affected by the liens that it had been assigned.

The Tax Collector Mrs. Catherine Skurat, has now completed the filing of liens relating to the October 1, 1996 grand list against Properties for which real estate taxes remain unpaid. As the next step in our ongoing effort, begun over four years ago to reduce tax delinquencies, we intend, with your approval, to assign the Property liens on the October 1, 1996 grand list to Transamerica. These liens have a value in excess of five hundred thousand dollars (\$500,000.00).

The assignment of these liens has several benefits, including increased speed and efficiency in dealing with existing delinquencies, improved ability of the Tax Collector's Office to deal with new delinquencies as they arise in the future, and a significant up-front payment representing the value of our existing liens and charges.

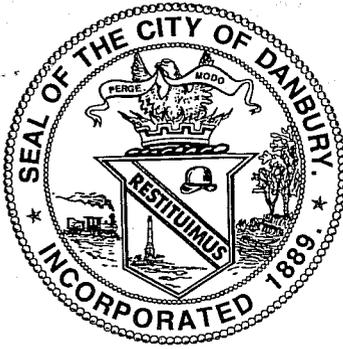
Please consider the adoption of the attached resolution in the usual manner. If you have any questions, we will be available to discuss this matter with you in greater detail.

Sincerely,


Eric L. Gottschalk
Acting Corporation Counsel

c: Dominic A. Setaro, Jr.
Director of Finance

Catherine Skurat
Tax Collector



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 19

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, Connecticut General Statutes §12-195h authorizes any municipality to assign, for consideration, any and all liens filed by the tax collector to secure unpaid taxes on real property; and,

WHEREAS, on August 15, 1997 the City of Danbury assigned certain real estate tax liens appearing on the grand lists of October 1, 1982 through October 1, 1995 to Transamerica Business Credit Corp. (hereinafter referred to as, "Transamerica"); and,

WHEREAS, the assignment agreement between the City of Danbury and Transamerica authorizes the assignment of future tax liens by the city to Transamerica, provided that the Common Council authorizes the assignment of said liens; and,

WHEREAS, the assignment of tax liens filed by the Danbury Tax Collector for the grand list of October 1, 1996 against those properties to which previously assigned tax liens relate is found to be in the best interests of the City of Danbury;

NOW THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF DANBURY that, Mayor Gene F. Eriquez be and hereby is authorized to assign any and all such liens filed by the tax collector to secure unpaid taxes on real property appearing on the grand list of October 1, 1996. Mayor Eriquez is further authorized to execute any agreements or amendments thereto as may be required to accomplish the purposes hereof.



CITY OF DANBURY

OFFICE OF THE MAYOR
DANBURY, CONNECTICUT 06810

GENE F. ERIQUEZ
MAYOR

(203) 797-4511
FAX (203) 796-1666

January 6, 1998

Honorable Members of the Common Council
City of Danbury, Connecticut

Dear Members of the Common Council:

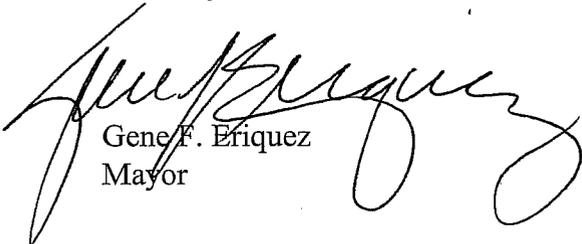
I hereby submit for your approval, the reappointment of the following individual to the Building Code Board of Appeals for a term to expire January 1, 2003:

John Schweitzer (U)
70 King Street
Danbury, CT 06811

Mr. Schweitzer is a member in good standing. He serves on this board as our City's Engineer. This board meets only when necessary.

Thank you for your consideration of this reappointment.

Sincerely,



Gene F. Enriquez
Mayor



CITY OF DANBURY

OFFICE OF THE MAYOR

DANBURY, CONNECTICUT 06810

GENE F. ERIQUEZ
MAYOR

(203) 797-4511
FAX (203) 796-1666

January 6, 1998

Honorable Members of the Common Council
City of Danbury, Connecticut

Dear Members of the Common Council:

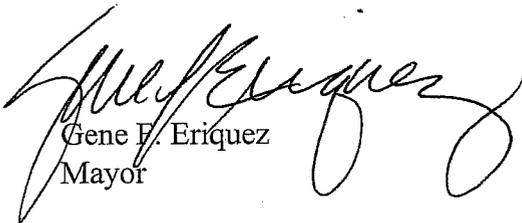
I hereby submit for your approval, the reappointment of the following individual to the Building Code of Appeals for a term to expire January 1, 2003:

John Schweitzer (U)
70 King Street
Danbury, CT 06811

Mr. Schweitzer is a member in good standing. He serves on this board as our City's Engineer. This board meets only when necessary.

Thank you for your consideration of this reappointment.

Sincerely,


Gene F. Eriquez
Mayor



CITY OF DANBURY

OFFICE OF THE MAYOR

DANBURY, CONNECTICUT 06810

GENE F. ERIQUEZ
MAYOR

(203) 797-4511
FAX (203) 796-1666

January 6, 1998

Honorable Members of the Common Council
City of Danbury, Connecticut

Dear Council Members:

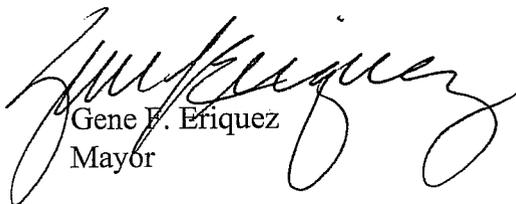
I hereby submit for your approval the reappointment of the following individual to the Civil Service Commission:

Rafael F. Pina (U)
Four Pamela Drive
Danbury, CT 06811
Term to Expire: January 1, 2004

Mr. Pina is a member in good standing and looks forward to serving another term on this commission. Currently, Mr. Pina is the Chairman of the Commission

Thank you for your consideration of this reappointment.

Sincerely,


Gene F. Eriquez
Mayor



CITY OF DANBURY

OFFICE OF THE MAYOR

DANBURY, CONNECTICUT 06810

GENE F. ERIQUEZ
MAYOR

(203) 797-4511
FAX (203) 796-1666

January 6, 1997

Honorable Members of the Common Council
City of Danbury, Connecticut

Dear Council Members:

I hereby submit for your approval the reappointment of the following individuals to the Library Board of Directors for terms to expire January 1, 2001:

William W. Sullivan (R)
109 King Street
Danbury, CT 06811

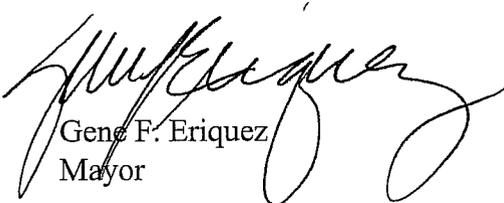
Edward Moore, Sr. (D)
Three Ezra Road
Danbury, CT 06811

John Hoffer (R)
Ten Oak Ridge Avenue
Danbury, CT 06810

All three of these individuals are members in good standing and look forward to serving for another term. Mr. Hoffer currently serves as the Board Chairperson.

Thank you for your consideration of these reappointments.

Sincerely,



Gene F. Eriquez
Mayor



CITY OF DANBURY

OFFICE OF THE MAYOR

DANBURY, CONNECTICUT 06810

GENE F. ERIQUEZ
MAYOR

(203) 797-4511
FAX (203) 796-1666

January 6, 1997

Honorable Members of the Common Council
City of Danbury, Connecticut

Dear Council Members:

I hereby submit for your approval the reappointment of the following individuals to the Planning Commission for terms to expire January 1, 2001:

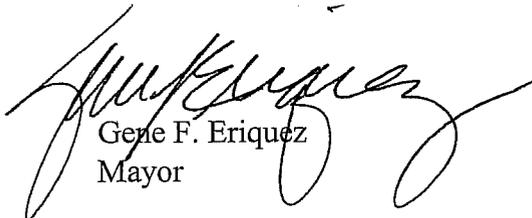
Frank Malone, Ph.D. (D)
105 Middle River Road
Danbury, CT 06811

Edward Manuel (D)
138 Long Ridge Road
Danbury, CT 06810
(Alternate Member)

Both of these individuals are members in good standing and look forward to serving on this commission for another term.

Thank you for your consideration of these reappointments.

Sincerely,



Gene F. Eriquez
Mayor



CITY OF DANBURY

OFFICE OF THE MAYOR
DANBURY, CONNECTICUT 06810

GENE F. ERIQUEZ
MAYOR

(203) 797-4511
FAX (203) 796-1666

January 6, 1998

Honorable Members of the Common Council
City of Danbury, Connecticut

Dear Council Members:

I hereby submit for your approval the following individuals for reappointment to the Redevelopment Agency of the City of Danbury for terms to expire January 1, 2003:

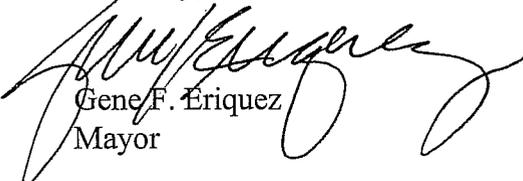
Joseph E. Canale Jr. (D)
25 Montgomery Street
Danbury, CT 06810

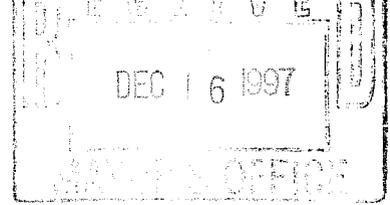
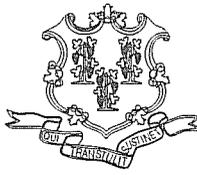
Jack Sullivan (R)
46 Barclay Commons
Danbury, CT 06811

Both of these individuals are members in good standing and willing to serve another term. Mr. Sullivan currently serves as Chairman of the Redevelopment Agency.

Thank you for your consideration of these reappointments.

Sincerely,


Gene F. Enriquez
Mayor



Judge
DIANNE E. YAMIN

PROBATE COURT
DISTRICT OF DANBURY

155 Deer Hill Avenue
Danbury, Connecticut 06810
(203) 797-4521

Asst. Clerks
PATRICIA SAVIANO
SANDRA J. SCALZO
JACQUELINE M. PUGSLEY

Clerk
MARJORIE L. CERVENISKI

District No. 034
December 12, 1997

HON. GENE F. ERIQUEZ
Mayor, City of Danbury
City Hall, 155 Deer Hill Avenue
Danbury, CT 06810

**RE: CONSOLIDATION OF DANBURY AND NEW FAIRFIELD
PROBATE DISTRICTS**

Dear Gene:

Now that the election season is over and the holidays soon will be, Judge Larkin and I would like to make sure that the merger proposal is scheduled for the January 6th Common Council agenda. Probate Court Administrator, Judge Paul Kurmay, has indicated that he will be available that day to address questions or concerns. As we have discussed, I assume that this proposal would simply be going to committee as an initial matter. Naturally, Judge Larkin and I and other relevant officials would be happy to meet with the committee.

I am in the process of preparing some brief materials to be included in the Common Council agenda materials, and will have them available early next week for the City Clerk.

I also need to sit down with you to briefly discuss this matter before it comes up on the Council agenda, and I would be available to do so at your convenience, and I feel that it is quite important that we do so.

Thank you again for your assistance, and best wishes to you and your family for a wonderful holiday season!

Sincerely,

DIANNE E. YAMIN
Judge

cc: Hon. Peter Larkin
[DEY.la.C.y.mayoreriquez.ltr.12/15/97]

DEC 18 1997

MAYOR'S OFFICE

CITY OF DANBURY

PARKS & RECREATION DEPARTMENT

HATTERS COMMUNITY PARK
7 EAST HAYESTOWN ROAD
DANBURY, CONNECTICUT 06811

ROBERT G. RYERSON, DIRECTOR
TEL. (203) 797-4632
FAX (203) 797-4634

December 15, 1997

TO: Mayor Gene F. Eriquez and
Members of Common Council

FROM: Robert G. Ryerson *RGR*
Director, Parks & Recreation

RE: Danbury PAL Bambino Baseball Donation

Enclosed is a letter from Mike Haddad, President of Danbury PAL Bambino Baseball donating the installation of sportlighting at the Visconti Memorial Stadium in Rogers Park. This is consistent with the improvements approved by prior Common Council action.

I recommend the sportlighting be accepted.

RGR/fl
Enclosure

DANBURY PAL BAMBINO BASEBALL
C/O Michael J. Haddad, Sr., President
93 Park Avenue, Unit 706 Village Square
Danbury, Connecticut 06810
203-744-1077

December 15, 1997

Danbury Parks & Recreation Department
7 Eat Hayestown Road
Danbury, Connecticut 06810
ATTENTION: ROBERT RYERSON, DIRECTOR

SUBJECT: FIELD LIGHTING

We, the Danbury Bambino Baseball League, have been working for a long time in improving the fields at Rogers Park. With the help of your department and the City of Danbury, we have one of the best facilities in the northeast. The lighting for Field #1 is our last big major improvement needed.

The Danbury Bambino Baseball League would like to donate to the City of Danbury, the lighting for Field #1 at Rogers Park. We would hope that the Parks & Recreation Department and the City of Danbury would except this as a gift.

The cost of this project is approximately \$43,000.00. This cost includes the best engineered lighting system for this field. The manufacture for this system is Musco Corporation. The cost also includes all wiring and installation. This installation will be done by Shock Electric of Danbury.

All approvals have been met thru the Common Council, Zoning Department and Building Department.

We look forward to having Danbury boys and girls under lights this summer.

Thank you and your department and the City of Danbury for all your support.

Sincerely yours,



Michael J. Haddad, Sr.,
President



CITY OF DANBURY

DANBURY, CONNECTICUT 06810

DEPARTMENT OF ELDERLY SERVICES

COMMISSION ON AGING

Danbury Senior Center

80 Main Street
(203) 797-4686

Municipal Agent

80 Main Street
(203) 797-4687

Mayor Gene F. Eriquez and
Members of the Common Council
City of Danbury
Danbury, CT 06810

December 19, 1997

Mayor Eriquez and Members of the Common Council:

The following donations of \$337.00 have been sent to the Department of Elderly Services for the use of the Danbury Senior Center:

John Buckley	100.00
Perritt Laboratories	88.00
Dora Bardach	60.00
Anonymous Donors	<u>89.00</u>
Total:	<u>337.00</u>

Kindly approve of these gifts and transfer them into the appropriate line items as requested on the accompanying form.

Respectfully,

Leo McClrath



CITY OF DANBURY

DANBURY, CONNECTICUT 06810

DEPARTMENT OF ELDERLY SERVICES
COMMISSION ON AGING

Danbury Senior Center
80 Main Street
(203) 797-4686

Municipal Agent
80 Main Street
(203) 797-4687

Date: 12/19/97

MEMO TO: Hon. Gene F. Eriquez
via the Common Council

FROM: Leo McIlrath, Director
Elderly Services

RE: Reappropriation of Donated Funds

I hereby request a transfer of funds in the amount of \$456.00 from the Elderly Services donations account to the Commission on Aging budget for the following accounts:

Professional Service Fees - 02-05-167-020100

I have been advised by the Director of Finance that these funds exist in my account, and he will provide you with his certification.


Leo McIlrath

LM/jg

cc: Dominic A. Setaro, Jr.
Director of Finance



CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

DOMINIC A. SETARO, JR.
DIRECTOR OF FINANCE

(203) 797-4652
FAX: (203) 796-1526

M E M O R A N D U M

DATE: December 22, 1997
TO: Hon. Gene F. Eriquez via the Common Council
FROM: Dominic A. Setaro, Jr., Director of Finance
RE: Commission on Aging

CERTIFICATION

I hereby certify the availability of \$456.00 to be transferred from the Elderly Services Donations Revenue Account to the Commission on Aging budget to the following accounts:

Professional Services-Fees	02-05-167-020100	\$456.00
----------------------------	------------------	----------



Dominic A. Setaro, Jr.

DAS/jgb



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

OFFICE OF THE CORPORATION COUNSEL

December 26, 1997

PLEASE REPLY TO:

DANBURY, CT 06810

Honorable Gene F. Eriquez, Mayor
Honorable Members of the Common Council
City of Danbury, Connecticut

Re: DEP Consent Order
Stage II Vapor Recovery

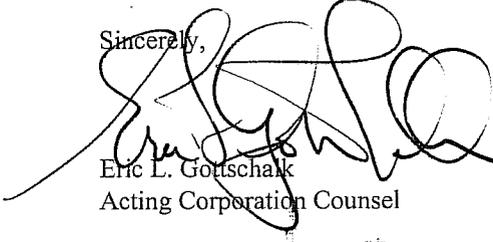
Dear Mayor and Council Members:

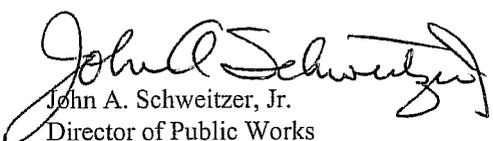
Enclosed please find a draft Consent Order received this month from the Connecticut Department of Environmental Protection. The Order concerns necessary modifications to our gasoline pumping facility located at the public works complex on Danbury-Newtown Road. Current state regulations require the installation of vapor recovery devices on such facilities whenever gasoline is dispensed from stationary storage tanks with a capacity of two hundred and fifty gallons or more if more than ten thousand gallons is dispensed in any given month. Since our facility now triggers these standards, we are obliged to install the modifications.

We have reviewed the language of the consent order and have discussed its contents with the DEP. We believe that the provisions of the Consent Order are acceptable and that the city's formal acceptance of its terms is in the best interests of the city and its residents. Indeed, we have already begun the process of putting together the necessary bidding documents to allow the city to meet the compliance deadlines established by the State of Connecticut.

In order to take advantage of the opportunity to resolve this matter by means of a Consent Order, we ask that you act on this item at the January meeting of the Common Council. To do so, please authorize Mayor Eriquez to execute the Consent Order on behalf of the City of Danbury. If you have any questions, please feel free to contact us.

Sincerely,


Eric L. Gotschalk
Acting Corporation Counsel


John A. Schweitzer, Jr.
Director of Public Works



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DOMINIC A. SETARO, JR.
DIRECTOR OF FINANCE

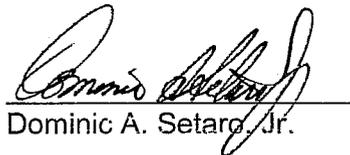
(203) 797-4652
FAX: (203) 796-1526

M E M O R A N D U M

DATE: December 12, 1997
TO: Hon. Gene F. Eriquez via the Common Council
FROM: Dominic A. Setaro, Jr., Director of Finance
RE: Cultural Commission
CC: Benjamin DaSilva

CERTIFICATION #20

Attached is a copy of a memo from the Danbury Cultural Commission requesting that the \$4,000 Union Carbide grant funds be replaced. I hereby certify the availability of \$4,000 to be transferred to the Cultural Commission Account #02-08-150-072800 from excess State revenue entitled "Mashantucket Pequot Fund" Account #02-65-000-529404. We will amend the Revenue account in a like amount.



Dominic A. Setaro, Jr.

DAS/jgb

Attach.



CITY OF DANBURY CULTURAL COMMISSION

256 Main Street
Danbury, Connecticut 06810
(203) 797-4508

December 8, 1997

RECEIVED

DEC 11 1997

Mayor Gene Eriquez
City Hall
Danbury, Ct 06810

Finance Dept.

Dear Mayor Eriquez

The Danbury Cultural Commission sincerely hopes a replacement can be found for Union Carbide's \$4,000 grant which we had anticipated receiving.

The Commission had already committed these funds to be used towards specific programs such as:

A Marian Anderson Commemorative Program

An ethnic dance presentation

A lecture series dealing with subjects of interest to our diverse ethnic community

We hope we can receive the support of the City in replacing the anticipated Carbide grant with funding from the City.

We look forward to hearing from you.

Sincerely,

Benjamin DaSilva, Chairman
Danbury Cultural Commission

✓CC: Dom Setaro



CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810
OFFICE OF THE CORPORATION COUNSEL

PLEASE REPLY TO:

DANBURY, CT 06810

December 16, 1997

Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council
155 Deer Hill Avenue
Danbury, Connecticut 06810

Re: Bear Mountain License Agreement Renewal
Brian Michalek

Dear Mayor and Council:

The present licensee tenant of the Bear Mountain ranger cottage has requested that he be permitted to remain on the premises for another term. Director of Parks and Recreation Bob Ryerson is agreeable to having Mr. Michalek remain as a tenant at that site. Therefore, and subject to your approval, a revised License Agreement is attached. The Agreement specifies a new term of one (1) year, through December 31, 1998 together with two (2) one (1) year option periods. The annual and monthly rent amounts have also been established as indicated in the License. Mr. Michalek is an employee of the City, and further adjustments for the option periods are to be made based on his salary at that time.

Please consider the approval of this Agreement and do not hesitate to call in the event you have any questions.

Very truly yours,

Laszlo L. Pinter
Assistant Corporation Counsel

Attachment

LLP/msm

c: Robert Ryerson, Director of Parks & Recreation
Dominic A. Setaro, Jr., Director of Finance (with enclosure)
Eric L. Gottschalk, Acting Corporation Counsel
Brian Michalek, Licensee

LICENSE AGREEMENT

THIS AGREEMENT is made this 1st day of January, 1998, by and between the CITY OF DANBURY, 155 Deer Hill Avenue, Danbury, Connecticut (hereinafter "CITY") and BRIAN D. MICHALEK, of the City of Danbury, County of Fairfield and State of Connecticut, (hereinafter "LICENSEE");

WHEREAS, CITY is owner of a dwelling known as 19 Bear Mountain Road, Bear Mountain Reservation, known and designated as "existing ranger cottage" on a map attached hereto as "Exhibit A";

WHEREAS, the LICENSEE wishes to occupy said existing ranger cottage subject to the terms and conditions provided for herein;

WITNESSETH

THAT CITY hereby grants a license to said LICENSEE to use the existing ranger cottage as above referenced as a personal residence from the effective date hereof through December 31, 1998, for the monthly consideration of Four Hundred Fifty Three Dollars and Ninety Nine Cents (\$453.99) (annualized at Five Thousand Four Hundred Forty Seven Dollars and Eighty Eight Cents (\$5,447.88)), payable in monthly installments to wit: on or before the first day of each month of the lease period, with option to renew for two (2) additional one (1) year periods.

Said consideration and monthly license payments shall be increased on the first day of January 1999 and 2000 (if applicable) by the percentage increase in LICENSEE'S salary divided by two (2), which increase shall have occurred during CITY'S 1998-1999 and 1999-2000 (if applicable) fiscal years.

AND THE CITY covenants with the said LICENSEE that it has good right to grant a license for said premises in the manner aforesaid and that it will suffer and permit said LICENSEE (he keeping all the covenants on his part, as hereinafter contained) to occupy and enjoy said premises during the term aforesaid, without hindrance or molestation from the CITY.

AND THE SAID LICENSEE covenants with the said CITY to use said premises in the manner aforesaid, and to pay the consideration therefor as hereinbefore agreed, that he will commit no waste, nor suffer the same to be committed thereon, nor injure nor misuse the same; and also that he will not assign this license, nor sublicense a part or the whole of said licensed premises, nor make alterations therein, nor use the same for any purpose but that hereinbefore authorized, without written permission from said CITY but will deliver up the same at the expiration or sooner determination of his license in as good condition as they are now in, ordinary wear, fire and other unavoidable casualties excepted.

PROVIDED, HOWEVER, and it is further agreed that if the said monthly payments for said license shall remain unpaid ten (10) days after the same shall become payable as aforesaid, or if the said LICENSEE shall assign this license, or sublicense the whole or any part of said licensed premises, or use the same for any purpose but that hereinbefore authorized, or make any alteration therein without the consent of the CITY in writing, or shall commit waste or suffer the same to be committed on said premises, or injure or misuse the same, then this license shall

thereupon, by virtue of this express stipulation expire and terminate, and the CITY may, at any time thereafter, re-enter said premises and resume the use thereof in the manner prescribed by the statute relating to summary process to the extent that said statute is applicable, it being understood that no demand for license payments, and not re-entry for condition broken, as at common law was applicable to leasehold interests, shall be necessary to enable the CITY to resume the use of the premises pursuant to said statute relating to summary process, if applicable, or any other applicable statute, but that all right to any such demand, or any such re-entry is hereby expressly waived by the said LICENSEE.

AND IT IS FURTHER AGREED between the parties hereto, that whenever this license shall terminate either by lapse of time or by virtue of any of the express stipulations herein, the said LICENSEE hereby waives all right to any notice to quit possession, as prescribed by the statute relating to summary process to the extent that said statute may apply to termination of this license.

AND IT IS FURTHER AGREED that in case the said LICENSEE shall, with the written consent of the said CITY endorsed hereon, or on the duplicate hereof, at any time continue to use the said premises beyond the period above specified as the termination of this license, then the said LICENSEE shall continue the use of said premises upon the same terms, and under the same stipulations and agreements as are in this Instrument contained, and no such continued use by said LICENSEE shall operate to renew this license without such written consent of CITY.

AND IT IS FURTHER AGREED between the parties hereto, that the LICENSEE agrees to comply with and to conform to all the laws of the State of Connecticut, and the by-laws, rules and regulations of the City of Danbury within which the premises hereby licensed are situated, relating to health, nuisance, fire, highways and sidewalks, so far as the premises hereby licensed are or may be concerned; and to save the CITY harmless from all fines, penalties and costs for violation of or non-compliance with the same, and that said premises shall be at all times open to the inspection of said CITY and its agents, and for necessary repairs.

AND IT IS FURTHER AGREED that the said LICENSEE is to pay the water rates, or rent, for all water used and consumed on said licensed premises during the term aforesaid, in addition to the consideration hereinbefore provided for.

AND IT IS FURTHER AGREED between the parties to these presents, that in case the building erected on the premises hereby licensed shall be partially damaged by fire or otherwise, the same shall be repaired as speedily as possible at the expense of the said CITY; that in case the damage shall be so extensive as to render the building or premises unusable, the license payments shall cease until such time as the building shall be put in complete repair; but in the case of the total destruction of the premises, by fire or otherwise, the monthly payments shall be paid up to the time of such destruction and then and from thenceforth this license shall cease and come to an end.

If the whole or any part of the premises shall be acquired or condemned by Eminent Domain for any public or quasi-public use or purpose, then and in that event, the term of this license shall cease and terminate from the date of title vesting in such proceeding and LICENSEE shall have no claim against CITY for the value of any unexpired term of said license.

AND LICENSEE further covenants and agrees that no accumulation of boxes, barrels, packages, waste paper, or other articles shall be permitted in or upon the premises.

AND THE LICENSEE covenants that in the event the CITY is required to employ an attorney in order to enforce a provision of this license, the LICENSEE shall pay a reasonable attorney's fee.

AND THE LICENSEE FURTHER AGREES AS FOLLOWS:

1. To pay a security deposit in the amount of one month's license payment which shall be deposited with CITY as security for LICENSEE'S faithful performance of his obligations hereunder.

2. In the event that LICENSEE'S employment is terminated by CITY, notification to LICENSEE of such termination shall operate as thirty (30) days notice of termination of this agreement.

3. LICENSEE shall be responsible for payment of utilities.

4. In addition to the monthly payments for said license agreed upon in this Instrument, LICENSEE agrees, as a part of the consideration of this license to undertake the duties set forth below:

- (a) Keep the parking lot gates open during all hours in which the facility is open to the public.
 - (b) Distribute trail maps and keep pamphlets in the appropriate sign boxes.
 - (c) Check parking lot, morning and evening.
 - (d) Check the Bear Mountain Reservation property daily, weather permitting, by walking the trails and/or boundaries.
 - (e) Report any violations of the rules and regulations to the appropriate enforcement authorities, including police and the Director of the Department of Parks and Recreation.
 - (f) Call appropriate emergency personnel (fire, ambulance, etc.) as needed to respond to emergency situations.
 - (g) Maintain the ranger cottage and surrounding grounds in a neat, orderly condition.
-
- (h) Contact and act as a liaison with the Parks and Recreation Department to obtain services approved by the CITY, including mowing, snow plowing, etc.
 - (i) Provide the Director of the Department of Parks and Recreation with monthly activity reports in the form and content as reasonable requested from time to time by him; attend Parks and Recreation Commission meetings as requested and report on activities at the facility.
 - (j) Open gates and maintain parking during special events as may be arranged from time to time by the Department of Parks and Recreation or the Parks and Recreation Commission.
 - (k) Perform other duties as mutually agreed to from time to time.

- (l) Notify the Director of the Department of Parks and Recreation when the LICENSEE is going to be away for a period of time in excess of seven (7) days.

In performing the above duties, the use of firearms or other weapons of any type is expressly prohibited.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands and seals, and to a duplicate of the same tenor and date, this _____ day of _____, 1997.

Signed, sealed and delivered
in the presence of:

CITY OF DANBURY

By: _____
Gene F. Eriquez, Mayor

LICENSEE

By: _____
Brian D. Michalek

STATE OF CONNECTICUT)
) ss: Danbury
COUNTY OF FAIRFIELD)

On this the _____ day of _____, 1997, before me, Laszlo L. Pinter, the undersigned officer, personally appeared Gene F. Eriquez, who acknowledged himself to be the Mayor of the City of Danbury, a municipal corporation, and that he as such Mayor, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as Mayor.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Laszlo L. Pinter
Commissioner of the Superior Court

STATE OF CONNECTICUT)
) ss: Danbury
COUNTY OF FAIRFIELD)

On this the _____ day of _____, 1997, before me, _____, the undersigned officer, personally appeared Brian D. Michalek, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same for the purposes therein contained.

Notary Public
Commissioner of the Superior Court



CITY OF DANBURY
DANBURY, CONNECTICUT 06810

DEPARTMENT OF POLICE
120 MAIN STREET

December 8, 1997

ROBERT L. PAQUETTE, CHIEF
(203) 797-4614

MEMORANDUM

To: Common Council - City of Danbury
Att: Mr. Louis T. Charles, Jr.

From: Chief Robert L. Paquette

Subject: **Speed Limits - City Schools**

Reference is made to the letter of Councilman Louis T. Charles, Jr. pertaining to the standardization of speed limits in the vicinity of city schools.

A review of the pertinent records was conducted which indicates that a 20 miles per hour speed limit is currently in effect within 500 yards of every city school. The only exception is the vicinity of Danbury High School, (Clapboard Ridge Road), where the speed limit is 35 miles per hour. This exception results from the fact that Clapboard Ridge is a state highway which has its speed limit established by the State of Connecticut based on local conditions. The Local Traffic Authority (LTA) has no jurisdiction over state highways.

The 20 miles per hour limit in the vicinity of city schools is the result of a blanket speed limit policy established in 1946. This blanket authority is due to expire on January 1, 1998 at which time the LTA must reapply to the State and re-establish the speed limit in the effected areas.

It is my intention to request that the City's Traffic Engineer evaluate each school location. Subsequently, I can then seek under Section 14-218a of the General Statutes, to re-establish the speed limit conditions as previously in effect.

This activity will take place as expeditiously as possible the beginning of the new year, 1998. I realize that the speed limit in question is a little more conservative than the 25 miles per hour cited in Mr. Charles' letter, but nevertheless warranted and in the spirit of Mr. Charles' request.



I hope that this action is responsive to the request of December 2, 1997. If there are any additional areas of concern, please contact me so that I may respond appropriately.

A handwritten signature in cursive script, reading "Robert L. Paquette". The signature is written in black ink and is positioned above the printed name.

Robert L. Paquette
Chief of Police

RLP:ks



CITY OF DANBURY
DANBURY, CONNECTICUT 06810

DEPARTMENT OF POLICE
120 MAIN STREET

ROBERT L. PAQUETTE, CHIEF
(203) 797-4614

December 8, 1997

MEMORANDUM

To: Abdul Mohamed, Traffic Engineer

From: Chief Robert L. Paquette

Subject: **Speed Limits - Vicinity of City Schools**

Per the request of Councilman Louis T. Charles, Jr. and considering the expiration of the blanket speed limits in the vicinity of city schools, I request that you evaluate the roads serving the city schools in order to apply under the provisions of Section 14-218a of the General Statutes for the approval of the appropriate speed limits.

Robert L. Paquette
Chief of Police

RLP:ks

DANBURY FIRE DEPARTMENT

19 New Street
Danbury, Ct. 06810

MEMORANDUM

DATE: November 10, 1997

TO: Gene F. Eriquez, Mayor
Common Council Members

FROM: Carmen J. Oliver, Fire Chief

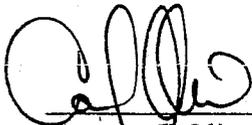
RE: Special Service Account # 01011

CC: Doninic A. Setaro Jr., Director of Finance

I am requesting \$ 10,000 be transferred into the Special Services Account # 011011 since the unencumbered balance as of November 1, 1997 is \$ 5,171.83 and fire watch continues throughout the city.

Due to the amount of fire watch required in conjunction with the Holidays and renovations at the Mall, this transfer will allow funding for the upcoming months.

If additional information is needed, please contact.



Carmen J. Oliver
Fire Chief



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DOMINIC A. SETARO, JR.
DIRECTOR OF FINANCE

(203) 797-4652
FAX: (203) 796-1526

M E M O R A N D U M

DATE: December 10, 1997
TO: Hon. Gene F. Eriquez via the Common Council
FROM: Kimberly G. Redenz, Assistant Director of Finance
RE: Danbury Railroad Commuter Parking Fees
CC: Dominic A. Setaro, Jr., Director of Finance

As part of the agreement between the City of Danbury and the State Department of Transportation, the City is permitted to charge for parking at the railroad station facility. The fees collected must be used to offset the cost of running the facility.

To date, \$11,820 has been collected; \$8,550 of this has been appropriated. I would ask that the Common Council at its January meeting approve the reappropriation of \$3,270 as stated below.

Administration	\$1,800	Administrative fee due to the Parking Authority for Jan-June 1998
Cleaning Services	1,470	Balance for cleaning costs

Should you need any additional information, please call me.


Kimberly G. Redenz

KGR/jgb



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DENNIS I. ELPERN
DIRECTOR OF PLANNING

(203) 797-4525

December 1, 1997

To: Mayor Gene F. Eriquez
Members of Common Council

From: Dennis I. Elpern
Director of Planning

Re: 1 Ives Street, City Center Developers
Application for Deferral of Assessment Increases.

Attached please find a completed copy of the "Application for a Deferral of Assessment Increases Attributable to Construction or Improvements Within the City of Danbury" for City Center Developers for 1 Ives Street (former Omaha Beef Building).

We find that the Application meets the eligibility criteria necessary to grant such a deferral. However, we recommend that such a deferral be conditioned on acceptance of the design criteria specified in the attached memorandum.

This application requires Common Council approval.

c: Elizabeth Crudginton
Eric Gottschalk
Robert Coyne
John H. Stetson



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

PLANNING & ZONING DEPARTMENT

(203) 797-4525

APPLICATION

DEFERRAL OF ASSESSMENT INCREASES ATTRIBUTABLE TO CONSTRUCTION OR IMPROVEMENTS WITHIN THE CITY OF DANBURY

Pursuant to Section 18-25 of the Code of Ordinances of the City of Danbury, this application must be completed and submitted to the Department of Planning and Zoning by all eligible applicants seeking to secure a deferral of assessment increases for completed construction or improvements on property located within the City of Danbury.

Location of Property: 1 Ives Street, Danbury, CT

Tax Assessor's Map Number: I 14262 Town Clerk Map and Lot Number: 9428, A & B

Name, Address and Telephone Number of Owner:

City Center Developers, Inc., 130 White Street, Danbury, CT 06810

Telephone Number: (203) 748-3539; John H. Stetson, President

Name, Address and Telephone Number of Applicant/Agent/Lessee (if other than owner):

Same

Description and Use of Construction or Improvement: The building is gutted and has completely deteriorated. The Applicant will completely improve the interior. The Applicant will replace the roof, floors, windows and front facade. Applicant will add an exterior elevator, stairway and foyer. The building will still contain the brick facade (as well as any additions) and the basic structure will remain intact. The proposed use for the building is professional offices.

Present Assessed Value of Property: \$299,200.00

Estimated Cost of New Construction or Improvements Subject to Deferment: \$750,000.00

Estimated Time Frame for Completion of Construction or Improvements: 6 months

Length of Time and Percent of Assessment Increase Requested for Deferral, as permitted in Section 18-25(d)(2) for the cost of construction or improvements specified above:

Section 18-25(e)(2)(b): "For proposed construction or improvements which value Five Hundred Thousand (\$500,000.00) Dollars or more, the entire increase in the assessment may be deferred each year for a period not to exceed two (2) years."

Attach a site plan and other specifications drawn to scale indicating all existing and proposed construction and other improvements sufficient for the Tax Assessor to determine the assessment of the property after completion of all proposed construction or improvements for which this deferral is being requested.

The applicant is advised that approval by Common Council and receipt of all benefits available through this deferral requires the applicant to enter into a written agreement with the City fixing the assessment of the real property, air space and all construction and improvements which are the subject of the agreement. All such construction and improvements to be undertaken are subject to the eligibility criteria specified in Section 18-25 of the Code of Ordinances and must comply with all municipal land use regulations and building and health codes.

Applicant/Agent Signature: John H. Stetson PRES. Date: 9/24/97

Applicant/Agent Name and Title: John H. Stetson, President

FOR DEPARTMENT USE ONLY

The Common Council of the City of Danbury:

The Department of Planning and Zoning has reviewed this application for a deferral of assessment increases attributable to construction or improvements within the City of Danbury and has established that:

Yes the real property or property subject to air rights is located within the City of Danbury;

Yes the applicant proposes to use the construction or improvements to real property or property subject to air rights for uses eligible under Section 18-25;

Not delinquent the property or property subject to air rights is not delinquent in the payment of taxes owed to the City or taxes owed to the Downtown Special Services District at the time of application; and

Yes the applicant proposes to enter into a written agreement with the City fixing the assessment of the real property, air space and all improvements thereon or therein and to be constructed thereon or therein, upon such terms and conditions as are provided herein and therein.

Accordingly, the Department of Planning and Zoning recommends that the application (does) ~~does not~~ meet the eligibility criteria in Section 18-25 of the Code of Ordinances for the following reasons:

Application meets all eligibility criteria. However, we recommend that approval of a deferral be conditioned on acceptance of the attached design criteria. Final amount of the deferral subject to Tax Assessor's determination.

Signed: Thomas J. Cullen Date: December 1, 1997



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DENNIS I. ELPERN
DIRECTOR OF PLANNING

(203) 797-4525

December 1, 1997

To: Nicholas Romaniello
From: Dennis I. Elpern
Re: Omaha Beef Building, 1 Ives Street

We have reviewed the plans for the expansion of the former Omaha Beef Building at 1 Ives Street and have discussed the proposal with co-owners John Stetson and Anthony Rizzo. Based on our discussions, the following alterations were agreed to:

1. the addition facing the Danbury Green will have a brick facade, not stucco or dryvit, in a color and style which matches the existing brick facade as closely as possible;
2. the handicapped ramp will have a similar brick face; the metal railing will be painted red burgundy in a shade to match the adjacent Heyman Building railings; and,
3. the columns should be a color which closely match the existing stone work on the front on the building; the preferred material is a roughcut masonry or stone block rather than stucco or dryvit.

These design features meet the lease requirements necessary to allow for construction of the handicapped ramp.

c: John H. Stetson

WANDERER, HANNA & TALARICO

ATTORNEYS AND COUNSELORS AT LAW

RICHARD HANNA
ROBERT N. TALARICO
HERBERT B. WANDERER
(1902-1979)

142 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810-7727
(203) 792-8333

TELECOPIER (203) 778-9570

MAILING ADDRESS
P. O. Box 57
DANBURY, CT 06813-0057

December 16, 1997

The Honorable Gene F. Eriquez
and Members of the Common Council
of The City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

Re: Bishop Curtis Homes - Former St. Peter's Convent

Dear Ladies and Gentlemen and Mayor Eriquez:

This office represents Bishop Curtis Homes, which is the owner and sponsor of 40 units of elderly housing currently under construction in what was the former St. Peter's Convent on Main Street in Danbury.

As you may know, under Section 12-81(7) of the General Statutes of the State of Connecticut, housing for persons or families of low and moderate income does not automatically qualify for an exemption from property taxes under the law of the State of Connecticut. We have been advised by the Tax Assessor of the City of Danbury that our project will be assessed and will be taxed commencing July 1, 1998.

As you also may know, Section 8-215 of the General Statutes of the State of Connecticut authorizes any municipality by ordinance to provide for an abatement in whole or in part of real property taxes on any housing used solely for low or moderate income persons. On behalf of Bishop Curtis Homes, we are requesting that the City of Danbury consider enacting an ordinance to provide for a tax abatement in whole or in part for our housing project.

To the best of our knowledge, our project is the first non-profit elderly housing project to be constructed by a non-profit agency, which is not government related. The former St. Peter Convent Project is being constructed by Bishop Curtis Homes, which is a non-profit housing provider sponsored by the Roman Catholic Diocese of Bridgeport. The project was built with funding from the Department of Housing and Urban Development. All of the occupants will be elderly citizens of low and moderate income. The

Wanderer, Hanna & Talarico
December 16, 1997
Page 2 of 2

initial applications received would indicate that many of the persons applying to reside in our project have no income other than social security. We anticipate that many of our residents will pay below market rates because of their limited income. The regulations which we must follow provide that this project must be totally self sufficient. In addition, any cost savings which can be achieved will be passed on to the residents in the form of lower rental fees. Since this project is most deserving, any help that the City of Danbury could provide in the form of a property tax abatement will be greatly appreciated and will certainly be of benefit to the Senior Citizens who will reside in this project.

Representatives of Bishop Curtis Homes and myself, will be available to meet with any appropriate official of the City of Danbury regarding this request.

Thank you very much for your attention to this matter.

Sincerely yours,



Robert N. Talarico

RNT/tg

c: Bernard Reidy
Eric Gottschalk, Esq.

CLAY W. PIERCE
85 B Padanaram Road
Danbury, CT 06811
(203)792-2682

December 16, 1997

Honorable Members of the Common Council
City of Danbury, Connecticut

Dear Council Members:

I am writing to request the purchase of land located at 44 Padanaram Road (Assessor's Lot #H10078). This property is owned by the City of Danbury. The land and two structures on it are vacant and in need of extensive repair. My intention is to renovate the existing structures and make improvements to the property. I feel it would benefit the City to have this land put back on the tax rolls.

Thank you for your consideration of this matter.

Sincerely,

Clay W. Pierce

A handwritten signature in cursive script, appearing to read "Clay W. Pierce". The signature is written in dark ink and is positioned to the right of the typed name.

EVANS & LEWIS
ATTORNEYS AT LAW
93 GREENWOOD AVENUE
BETHEL, CONNECTICUT 06801

KENNETH M. EVANS
DOUGLAS J. LEWIS
ERIC H. EVANS

TELEPHONE (203) 743-7644
FACSIMILE (203) 797-9921

December 12, 1997

City of Danbury Common Council
City Clerk's Office
Town Hall
155 Deer Hill Avenue
Danbury, CT 06810

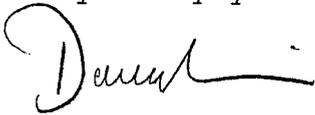
Re: 4 Division Street (H15262); 33 Division St. (H15310)
Water and Sewer Bills
Dominic Ferrante

Dear Members of The Common Council:

I represent Mr. Dominic Ferrante, the owner of the properties referenced above. Mr. Ferrante has a dispute with the Department of Water and Sewer over the water charges attributed to these properties. We have not been able to resolve this dispute despite several meetings with Mr. Wallace of the Water Department.

Attached hereto are letters which I have written on January 9, 1997, to Attorney Peter Buzaid, and on August 12, 1997, to Mr. Wallace, which detail the problem. I would ask that Mr. Ferrante be placed upon the agenda for the next council meeting in an effort to resolve this problem. Thank you.

Very truly yours,



Douglas J. Lewis

cc: Dominic Ferrante
Lewis J. Wallace, Admin. Manager

EVANS & LEWIS
ATTORNEYS AT LAW
93 GREENWOOD AVENUE
BETHEL, CONNECTICUT 06801

KENNETH M. EVANS
DOUGLAS J. LEWIS
ERIC H. EVANS

TELEPHONE (203) 743-7644
FACSIMILE (203) 797-9921

January 9, 1997

Peter N. Buzaid, Esq.
Deluca & Buzaid
59 Main Street
Danbury, CT 06810

Re: Dominic Ferrante
Property at 4 Division St. (H15262)
and 33 Division St. (H15310) Danbury
Water and Sewer Bills

Dear Peter:

I represent Mr. Dominic Ferrante who owns the multifamily houses located at 4 Division St. and 33 Division St. in Danbury. In September of 1996, Mr. Ferrante had his water meter replaced at 4 Division St. after receipt of a bill (approx. \$1,900.00) for water and sewer which total was approximately three times the amount of his previous bills.

Mr. Ferrante paid the abnormally large bill, and has just received his current bill which reflects readings on the old meter through September 11, 1996 and readings on the new meter from September 11, 1996 through October, 1996. The current bill is still higher than his normal bills for said property due to, we believe, the old defective meter.

Mr. Ferrante would like to not pay this current bill until he has a chance to be billed on a cycle in which the new meter is used exclusively. At that time I would like to meet with Mr. Wallace of the department of Public Utilities and discuss an adjustment for the current bill, and the previous one which Mr. Ferrante paid. I believe this to be a fair procedure in light of the fact that the old meter was determined to be defective.

The reason why I am writing to you is because I wish to avoid the running of interest on the current bill, and the fixing of a lien based upon the nonpayment of the current bill, because I believe that a significant adjustment will need to be made.

Also, I believe that Mr. Ferrante will be due a large adjustment on the \$1,900.00 bill which he has paid albeit perserving his right to contest the amount.

Virtually the same situation is occuring with the property at 33 Divison St. also. Mr. Ferrante is scheduled, hopefully this week, to have the meter there tested as his most current bill is far above that which he previously paid. Again, he is not going to pay that bill until the meter test result is received and/or the new meter installed has one complete billing cycle in which to operate.

Would you please confirm that this procedure is acceptable to the tax department, or forward this letter to the Tax Collector for direct response to me. Thank you for your anticipated cooperation.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Douglas J. Lewis", with a long horizontal flourish extending to the right.

Douglas J. Lewis

cc: William J. Buckley, Jr., Superintendent
Lewis J. Wallace
Tax Collector's Office
Dominic Ferrante

EVANS & LEWIS
ATTORNEYS AT LAW
88 GREENWOOD AVENUE
BETHEL, CONNECTICUT 06801

KENNETH M. EVANS
DOUGLAS J. LEWIS
ERIC H. EVANS

TELEPHONE (203) 743-7644
FACSIMILE (203) 797-9921

August 12, 1997

Mr. Lewis J. Wallace
City of Danbury
Department of Public Utilities
155 Deer Hill Avenue
Danbury, CT 06810

Re: 4 Division St. (H15262)
33 Division St. (H15310)
Owner: Dominic Ferrante
Water & Sewer Bills

Dear Mr. Wallace:

To revisit our conversation of several weeks ago, I would like to propose that the City make an adjustment to Mr. Ferrante's water and sewer account for the period of time just prior to the installation of new meters at the above addresses.

You may recall that the water meter for the property located at 4 Division St. was changed on or about September 11, 1996. It was determined by the Department that the old meter was defective and a minor adjustment was made to the following bill.

The history of the charges, however, for that property are as follows:

<u>Useage Period</u>	<u>Water</u>	<u>Sewer</u>
10/94 - 1/95	\$199.11	\$ 322.92
1/95 - 4/95	\$209.91	\$ 340.47
4/95 - 7/95	\$151.73	\$ 232.37
7/95 - 10/95	\$192.47	\$ 294.92
10/95 - 1/96	\$275.89	\$ 423.01
1/96 - 4/96	\$287.53	\$ 440.90
4/96 - 7/96	\$745.37	\$1,143.94
7/96 -10/96	\$669.58	\$ 646.12

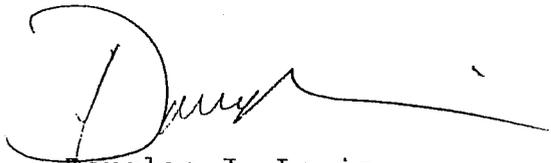
As I recall from reviewing your records, the bills for the latest periods which reflect the new meter were more in line with the readings up to the period of 4/96 - 7/96.

What my client proposes is that the last two abnormally large bills be adjusted to reflect an average of the useage for the six billing periods prior thereto. I don't think there is any explanation for the large increase in the useage except that the meter was far more defective than your test indicated.

I realize that your inspector found several areas where water conservation was not being followed by the tenants, but the fact is that my client effected no repairs since the time of the inspection and the readings have gone down since the time of the installation of the new meter.

My client has not paid the bills since the time of the abnormally large bill and, despite my request to the contrary, a lien has been placed on his property. Please call me at your earliest convenience to discuss this. Thank you.

Very truly yours,

A handwritten signature in black ink, appearing to read 'Douglas J. Lewis', with a large, stylized initial 'D' and a long horizontal flourish extending to the right.

Douglas J. Lewis

cc: Dominic Ferrante



CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

ENGINEERING DEPARTMENT
(203) 797-4641

November 18, 1997

JOHN A. SCHWEITZER, JR., P.E.
CITY ENGINEER

Gene F. Eriquez, Mayor
Common Council ✓
City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

Dear Mayor Eriquez and Common Council Members:

Request to Purchase Property - Deerfield Avenue

At the October 7, 1997 Common Council meeting the October 1, 1997 request by Nando Casali to purchase the undeveloped westerly portion of Deerfield Avenue was referred to our office for a report. Mr. Casali intends to purchase 5 undeveloped lots on the north and south sides of Deerfield Avenue and to combine them with the undeveloped portion of Deerfield Avenue to produce one larger lot to develop.

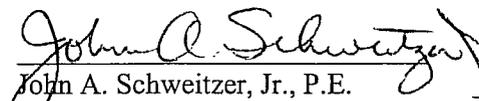
Although the City fully maintains Deerfield Avenue, the roadway has never been officially accepted by the City and no legal document transferring title to the right of way to the City was found during our review. Therefore, the opinion of the Corporation Counsel's Office should be sought as to what rights the City does in fact have to this section of road and also as to what the correct procedure would be if the City would like to transfer whatever rights it has to Mr. Casali.

Since Mr. Casali does not presently own the five lots which abut the end of Deerfield Avenue, the sale of the end portion of Deerfield Avenue to him would landlock these lots if the sale from Dominick Peburn Sr. to Mr. Casali falls through. If it is determined that the end portion of the roadway should be sold to Mr. Casali, we recommend that the sale be conditional on Mr. Casali's prior purchase of the five Peburn lots.

Other conditions of the sale of the end portion of Deerfield Avenue should be that the driveway plan for the newly created single lot be submitted to the City Highway Department prior to construction for approval and that Mr. Casali be required to improve the existing end of Deerfield Avenue to allow vehicles to turn around. All such road improvements are to be done to the satisfaction of the City.

If you have any questions, please feel free to contact our office.

Very truly yours,


John A. Schweitzer, Jr., P.E.
Director of Public Works

JAS/PAE/pe

c: Dennis Elpern
Eric Gottschalk, Esq.
Frank Cavagna



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

PLANNING COMMISSION
(203) 797-4525

November 24, 1997

Common Council
City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

Re: 8-24 Referral - 17 - Request to Purchase City Land on Deerfield Avenue

Dear Council Members:

The Planning Commission at its meeting November 19, 1997 motioned for a positive recommendation for the request to purchase City land on Deerfield Avenue with the following conditions:

1. The purchaser shall combined the lots together into one lot.
2. The purchaser shall make road improvements and extend the road to the property.
3. The purchase shall be responsible for extending municipal sewer and water lines to the site.

The motion was made by Mr. Deeb, seconded by Mr. Boughton, and passed with "ayes" from Commissioners Deeb, Boughton, Manuel, and Zaleta.

Sincerely yours,


Steve Zaleta
Vice-Chairman

SZ/jlc



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DENNIS I. ELPERN
DIRECTOR OF PLANNING

(203) 797-4525

December 22, 1997

To: Mayor Gene F. Eriquez
Members of Common Council

From: Dennis I. Elpern

Re: Request to Purchase Property, Deerfield Avenue

We have received a request to purchase City land on the westerly portion of Deerfield Avenue. The land is zoned IL-40, Light Industrial.

The request comes from Nando Casali with the intention of purchasing five vacant lots on the north and south sides of Deerfield. He would then combine them into one larger lot for his company.

This request has been reviewed by both the Planning Commission and the City Engineer. Their comments have been forwarded to you in separate reports dated November 24, 1997 and November 18, 1997, respectively.

We have no objection to the purchase. However, we recommend that the stipulations specified in the above mentioned reports be adhered to and that any sale be conditioned on prior purchase of the five lots by Mr. Casali.

c: Eric Gottschalk, Corporation Counsel
John A. Schweitzer, City Engineer



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

OFFICE OF THE CORPORATION COUNSEL

December 16, 1997

PLEASE REPLY TO:

DANBURY, CT 06810

Honorable Gene F. Eriquez, Mayor
Honorable Members of the Common Council
City of Danbury, Connecticut

Re: December agenda item #22
Request to Purchase Property
44 Padanaram Road
Joseph S. Deuschle

Dear Mayor and Council Members:

Please accept this letter in response to your request for a report concerning the matter referenced above. This item involves a request to purchase property from the city which had been acquired through a tax foreclosure back in 1995. Prior to the foreclosure the property, located at 44 Padanaram Road (Lot # H10078), was encumbered by tax liens securing a delinquency in an amount in excess of \$27,000.00 (the total bid at the foreclosure sale was in the amount of \$33,000.00).

Since the December Council meeting I have had a chance to discuss this request with the Tax Assessor, Mr. Robert Coyne. Mr. Coyne offered some information regarding value which you may wish to take into account, should you wish to entertain the petitioner's request. Mr. Coyne advised me that in addition to 44 Padanaram Road, the city also owns an adjacent lot (Lot # H10139) which when combined with the subject parcel creates a lot with significant value, perhaps in excess of \$150,000.00. Under the circumstances, you may wish to forward this matter to Mr. Coyne with a request that he formally report on his estimate of value so that you can make a proposal to Mr. Deuschle or to the general public.

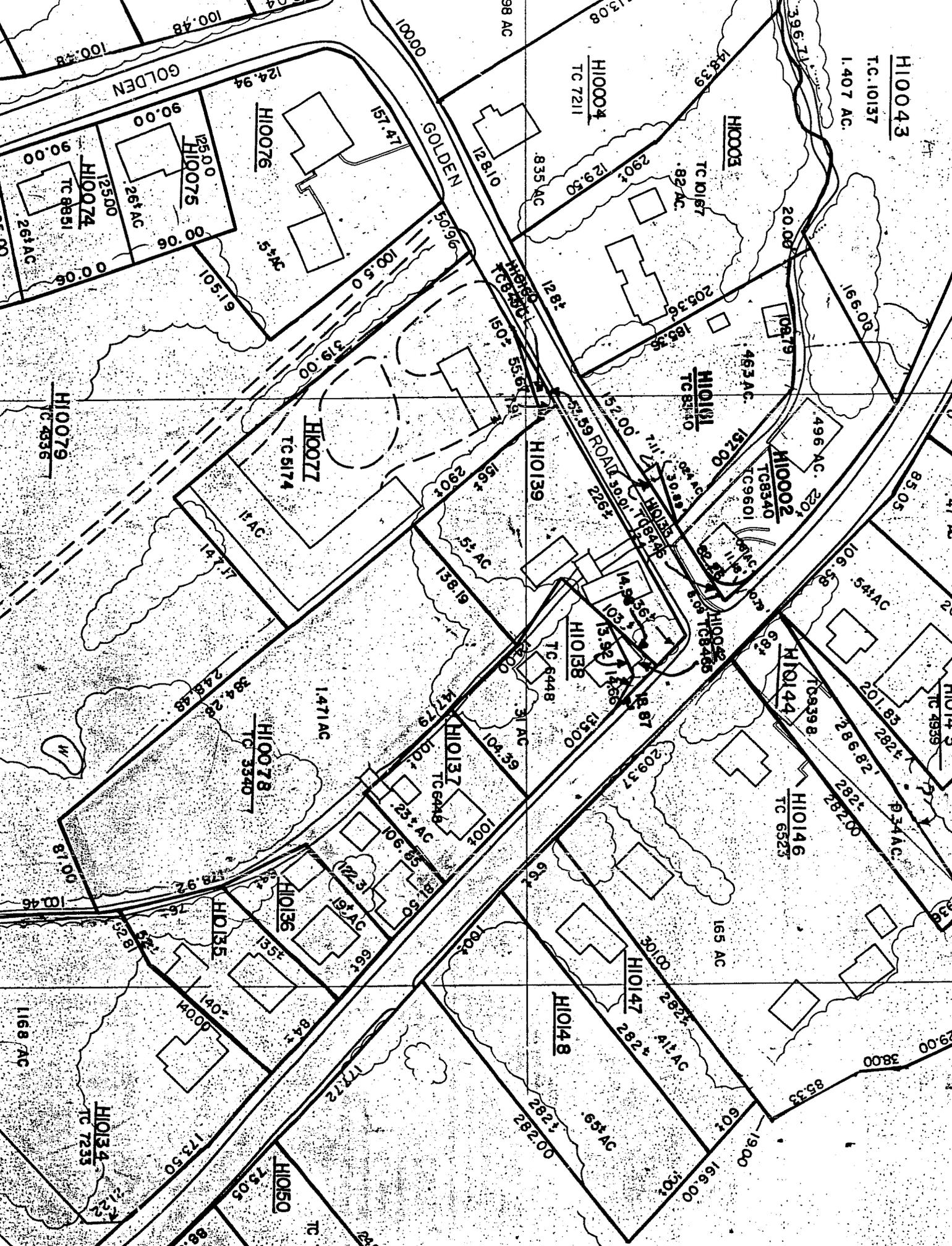
Finally, prior to taking any action to dispose of this property, the matter should be referred to the Planning Commission for a report pursuant to the provisions of §8-24 of the Connecticut General Statutes. Once that is done, the council has authority to dispose of municipally owned property by a two-thirds vote of all of the members of the Common Council (See §3-17 of the Danbury Municipal Charter).

If you have any questions, please feel free to contact me.

Sincerely,

Eric L. Goitschal
Acting Corporation Counsel

ELG/msm



H10043

T.C.10137
1.407 AC.

H10004
TC 7211

H10003

TC 10167
.82 AC.

H10101
TC 8140

H10002
TC 6340
TC 9601

H10139

H10138
TC 6448

H10144
TC 9398

H10146
TC 6523

H10137
TC 6446

H10148

H10147

H10078
TC 3340

H10136

H10135

H10150

H10134
TC 7233

GOLDEN

GOLDEN

59 ROAD

1168 AC

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

173.50

178.92

147.17

15.00

125.00

100.48

173.50

RECEIVED

22 Grove Street
Naugatuck, CT; 06770
(203) 729-6787
Fax:

Mae Fay
22 Grove Street
Naugatuck, CT; 06770

November 22, 1997

To whom it may concern:

I'm writing on behalf of the residents of Ford Avenue, off Tamarack Ave (across from the Lutheran Cemetery) in Danbury, Ct. There are eight homes which need to use the Ford Avenue road. Most of the residents have lived there for 50 years. Many of the residents are physically impeded

This road has been maintained for many years by the City of Danbury including snow plowing.

A few years ago the City of Danbury put new water and sewer drainage pipes, connectors, and a pump house on this road. This course of action resulted in digging the road up and never properly repaving the road with new asphalt. The result was the creation of a large puddle. Wild birds and ducks have been spotted swimming in this puddle when it rains and when the snow melts due to poor drainage. This situation has been brought to your attention on many occasions. The most recent occasion was after the construction of two houses last year. The road was never repaved correctly.

As of November 20, 1997, the Danbury Post Office Supervisor Joe Viola informed the residents of Ford Avenue that their road is "very hazardous" and that the U.S. Postal Service feels that it is unsafe and dangerous to deliver mail to Ford Avenue. Therefor as of November 30, 1997 all mail deliveries to this road will be curtailed.

My HANDICAPPED mother resides at 7 Ford Avenue. Her name is Esther Clark. Her telephone number is 203-748-5792. She is in her late 70's. She faithfully pays her taxes and should be able to expect you to be faithful in your duties to the citizens of Danbury, Ct. She is a life long resident and certainly deserves your consideration. As do the other residents of Ford Ave.

Placing their mail boxes at the end of the road would invite a disaster. Vehicles are going by very swiftly on Tamarack Avenue. This would constitute a serious threat to both the residents and the Letter Carrier. This fact has been proven in the past.

If I myself was able to fix the road I would have years ago. Why should the residents of this road be facing an undue hardship? The road should have been properly repaired years ago.

PLEASE HELP!

Sincerely

Mae Clark Fay

Mae Fay

203-729-6787

Dear Friend/Neighbor,

Enclosed please read letter.

I send this to you because the Ford Ave. drainage problem began when dirt was put into a large swamp water area on Ford Ave. off of Tamarack Ave.

Now two houses have been built on that same area... drainage now goes into the road near the City of Danbury pump sewer station built there at the end of Ford Ave. in recent years.

Under Ford Ave. road is now sewer and water pipes put in to help curtail drainage problems on Tamarack Ave. Now drainage has become Ford Ave.'s problem. We're told it's all private land now. How can this be used by the City of Danbury then. Please, please help. My mother Esther Clark lives there.

Sincerely, Mae Clark Fay 1-203-7296787



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DOMINIC A. SETARO, JR.
DIRECTOR OF FINANCE

(203) 797-4652
FAX: (203) 796-1526

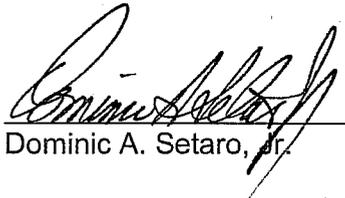
M E M O R A N D U M

DATE: December 30, 1997
TO: Hon. Gene F. Eriquez via the Common Council
FROM: Dominic A. Setaro, Jr., Director of Finance
RE: Appointment of Independent Auditors

It is once again time for the City of Danbury to consider the appointment of its auditors to perform the City audit for the fiscal year ending June 30, 1998. At this time I would recommend we appoint Ernst & Young as our City auditors for the fiscal year ending June 30, 1998 and request that you place this on the agenda of the Common Council meeting to be held in January for the Common Council's approval as required by the State law.

I have attached a copy of Ernst & Young's fee schedule for the audit. This proposal represents a 5% increase over last year's fees; the first increase we have received since the June 30, 1996 audit.

If you have any questions, feel free to give me a call.



Dominic A. Setaro, Jr.

DAS/jg

Attach.



1111 Summer Street
Stamford, Connecticut 06905

Phone: 203 326 8200
Fax: 203 358 9644

December 29, 1997

Mr. Dominic A. Setaro, Jr.
Director of Finance
City Hall
155 Deer Hill Avenue
Danbury, Connecticut 06810

Dear Dom:

In response to your request for our proposed fees relative to our audit of the June 30, 1998 financial statements of the City of Danbury, we hereby delineate our proposed fees as follows:

	<u>Proposed</u> <u>1998 Fee</u>	<u>Actual</u> <u>1997 Fee</u>	<u>Actual</u> <u>1996 Fee</u>
Audit and report on the City's general purpose financial statements (a)	\$122,300	\$116,000	\$116,000
Board of Education:			
School lunch program	4,300	4,200	4,200
School activity funds	4,600	4,500	4,500
ED 001 including special education grants	11,200	11,000	11,000
Federal and State Single Audit Act - Reports	<u>41,000</u>	<u>39,000</u>	<u>39,000</u>
	<u>61,100</u>	<u>58,700</u>	<u>58,700</u>
 Total	 <u>\$183,400</u>	 <u>\$174,700</u>	 <u>\$174,700</u>

(a) Includes management letter and report on combining and individual fund financial statements, a portion of which is allocable as follows: Water Fund - \$18,500; Sewer Fund - \$18,500 and Pension Trust Funds - \$16,800. This amount also reflects Ernst & Young LLP assistance with respect to the City's "Certificate of Achievement" and \$41,000 for the Federal and State Single Audit Act.

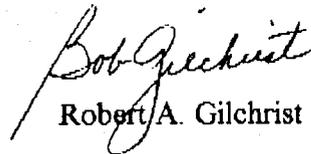
Mr. Dominic A. Setaro, Jr.
City Hall

December 29, 1997
Page 2

The overall fee structure detailed above is indicative of the increased awareness of the business of government on the part of regulatory and rule making organizations such as the Governmental Accounting Standards Board (GASB), including its evolving accounting and reporting requirements, as well as its continuing professional education requirements; and the increased emphasis on compliance and, internal accounting and administrative control reporting on the part of the Federal and State agencies that are providing financial assistance to local municipalities. Such fee structure is based on the continued quality of the City's financial records and the high level of professional participation in the audit effort by you and your staff.

We are proud to be associated with the City of Danbury in the capacity of serving as its auditors, and you may be assured that we will continue to provide the high quality service that is in accordance with your expectations.

Very truly yours,


Robert A. Gilchrist

RAG/kl



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

January 6, 1998

Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council

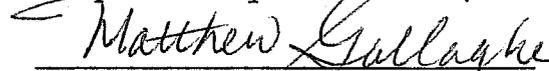
Re: Policies and Procedures related to "moms and pops" solid waste disposal

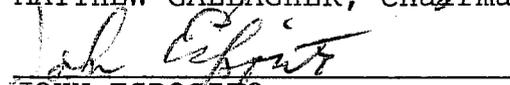
The Common Council Committee appointed to review the policies and procedures relating to "moms and pops" solid waste disposal met on December 15, 1997 at 7:00 P.M. in the Fourth Floor Lobby in City Hall. In attendance were committee members Gallagher, Esposito and Moore. Also in attendance were Superintendent of Public Utilities William Buckley, City Engineer Jack Schweitzer, Director of Finance Dominic Setaro and Corporation Counsel Eric Gottschalk.

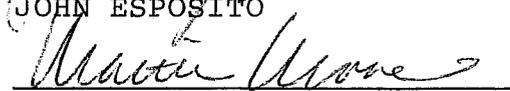
Mr. Buckley began the meeting by giving a brief history of the "moms and pops" solid waste disposal operation, including the reduction in the hours of the operation from six days to a total of 16 hours per week. He additionally stated that the present operation had various inadequacies; including a problem in acquiring proper staffing, and further, that the Mayor having recognized these inadequacies had appointed a committee to address these concerns. Mr. Setaro stated that the committee was planning to meet with the Mayor and that the present operation was running a significant deficit which would be increased by the end of the year tonnage fee. Mr. Esposito expressed his concerns about the inadequate hours of the operation and the large number of citizens who were being affected. Mr. Moore had some questions regarding the committee's recommendation to the Mayor.

Mr. Esposito moved to request the Mayor recommend a remedy to the current inadequacies of the "moms and pops" solid waste disposal operation. Seconded by Mr. Moore and passed unanimously.

Respectfully submitted,


MATTHEW GALLAGHER, Chairman


JOHN ESPOSITO


MARTIN MOORE



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

January 6, 1998

Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council

Re: Policies and Procedures related to "moms and pops" solid waste disposal

The Common Council Committee appointed to review the policies and procedures relating to "moms and pops" solid waste disposal met on December 15, 1997 at 7:00 P.M. in the Fourth Floor Lobby in City Hall. In attendance were committee members Gallagher, Esposito and Moore. Also in attendance were Superintendent of Public Utilities William Buckley, City Engineer Jack Schweitzer, Director of Finance Dominic Setaro and Corporation Counsel Eric Gottschalk.

Mr. Buckley began the meeting by giving a brief history of the "moms and pops" solid waste disposal operation, including the reduction in the hours of the operation from six days to a total of 16 hours per week. He additionally stated that the present operation had various inadequacies; including a problem in acquiring proper staffing, and further, that the Mayor having recognized these inadequacies had appointed a committee to address these concerns. Mr. Setaro stated that the committee was planning to meet with the Mayor and that the present operation was running a significant deficit which would be increased by the end of the year tonnage fee. Mr. Esposito expressed his concerns about the inadequate hours of the operation and the large number of citizens who were being affected. Mr. Moore had some questions regarding the committee's recommendation to the Mayor.

Mr. Esposito moved to request the Mayor recommend a remedy to the current inadequacies of the "moms and pops" solid waste disposal operation. Seconded by Mr. Moore and passed unanimously.

Respectfully submitted,

MATTHEW GALLAGHER, Chairman

JOHN ESPOSITO

MARTIN MOORE



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

January 6, 1998

Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council

Re: Tax Sale Acquisition -386 Main Street

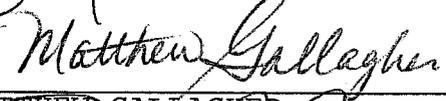
The Common Council Committee appointed to review the tax sale acquisition at 386 Main Street met on December 15, 1997 at 8:00 P.M. in City Hall. In attendance were committee members Buzaid, Gallagher and Basso, as well as Corporation Counsel Eric Gottschalk.

Attorney Gottschalk recommended that the committee show intent to sell the property at a price to be determined by the Tax Assessor and subsequently agreed upon by the parties involved.

Mr. Gallagher moved that this property be declared surplus and this matter be referred to the Assessor for price determination. Seconded by Mrs. Basso and carried unanimously.

Respectfully submitted,


EMILE BUZOID, Chairman


MATTHEW GALLAGHER


PAULINE BASSO



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

January 6, 1998

Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council

Re: Tax Sale Acquisition -386 Main Street

The Common Council Committee appointed to review the tax sale acquisition at 386 Main Street met on December 15, 1997 at 8:00 P.M. in City Hall. In attendance were committee members Buzaid, Gallagher and Basso, as well as Corporation Counsel Eric Gottschalk.

Attorney Gottschalk recommended that the committee show intent to sell the property at a price to be determined by the Tax Assessor and subsequently agreed upon by the parties involved.

Mr. Gallagher moved that this property be declared surplus and this matter be referred to the Assessor for price determination. Seconded by Mrs. Basso and carried unanimously.

Respectfully submitted,

EMILE BUZAID, Chairman

MATTHEW GALLAGHER

PAULINE BASSO



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

January 6, 1997

Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council

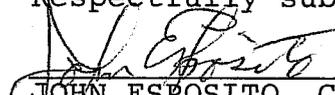
Re: Request for Sewer Extension - 12 Morton Street

The Common Council Committee appointed to review the request for sewer extension at 12 Morton Street met on December 15, 1997 at 7:30 P.M. in City Hall. In attendance were committee members John Esposito and Ernest Boynton. Mary Saracino was unable to attend due to a personal commitment. Also in attendance were City Engineer Jack Schweitzer, Superintendent of Public Utilities William Buckley, and the applicant William Coffey of Pembroke Pumping Company.

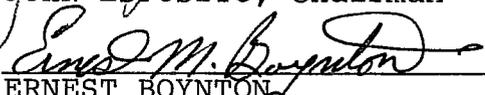
Mr. Esposito read the application for sewer extension at 12 Morton Street and the intended use for a single family residential in an RA8 Zone. He also read a letter dated November 24, 1997 from the Planning Commission giving a positive recommendation for the sewer extension at 12 Morton Street. Mr. Coffey stated that the present condition of the property could result in a serious health problem. He would begin the work as soon as the necessary permits were in order. Mr. Buckley and Mr. Schweitzer spoke favorably of the request providing all the necessary requirements were met.

Mr. Boynton made a motion to approve the request with the usual eight steps required relative to the installation of the sewer extension. The motion was seconded by Mr. Esposito and passed unanimously.

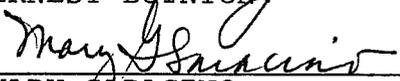
Respectfully submitted,



JOHN ESPOSITO, Chairman



ERNEST BOYNTON



MARY SARACINO



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

January 6, 1997

Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council

Re: Request for Sewer Extension - 12 Morton Street

The Common Council Committee appointed to review the request for sewer extension at 12 Morton Street met on December 15, 1997 at 7:30 P.M. in City Hall. In attendance were committee members John Esposito and Ernest Boynton. Mary Saracino was unable to attend due to a personal commitment. Also in attendance were City Engineer Jack Schweitzer, Superintendent of Public Utilities William Buckley, and the applicant William Coffey of Pembroke Pumping Company.

Mr. Esposito read the application for sewer extension at 12 Morton Street and the intended use for a single family residential in an RA8 Zone. He also read a letter dated November 24, 1997 from the Planning Commission giving a positive recommendation for the sewer extension at 12 Morton Street. Mr. Coffey stated that the present condition of the property could result in a serious health problem. He would begin the work as soon as the necessary permits were in order. Mr. Buckley and Mr. Schweitzer spoke favorably of the request providing all the necessary requirements were met.

Mr. Boynton made a motion to approve the request with the usual eight steps required relative to the installation of the sewer extension. The motion was seconded by Mr. Esposito and passed unanimously.

Respectfully submitted,

JOHN ESPOSITO, Chairman

ERNEST BOYNTON

MARY SARACINO



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

PROGRESS REPORT

January 6, 1998

Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council

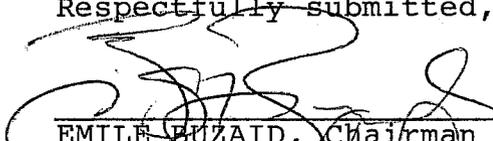
Re: Transfer of Property to Habitat for Humanity

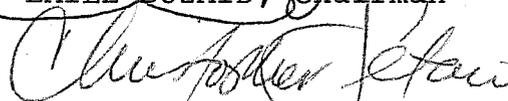
The Common Council Committee appointed to review the request for a transfer of property to Habitat for Humanity met on December 15, 1997 at 7:00 P.M. in City Hall. In attendance were committee members Buzaid and Setaro. Also in attendance were Edwin Allen, Paulette Pepin, John Loehr, Robert Metcalfe and Donald Winkley. Mrs. Saracino was absent.

Mrs. Pepin recommended the project. Mr. Allen explained the use of the property would be for a one family dwelling, possibly two family. Mr. Buzaid asked if there were any concrete plans that they could show the committee. They had none.

Mr. Setaro moved that the committee hold another meeting when the Planning Department could be present to go over specifics with the committee. Seconded by Mr. Buzaid. Motion carried unanimously.

Respectfully submitted,


EMILE BUZOID, Chairman


CHRISTOPHER SETARO


MARY SARACINO



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

PROGRESS
REPORT

January 6, 1998

Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council

Re: Transfer of Property to Habitat for Humanity

The Common Council Committee appointed to review the request for a transfer of property to Habitat for Humanity met on December 15, 1997 at 7:00 P.M. in City Hall. In attendance were committee members Buzaid and Setaro. Also in attendance were Edwin Allen, Paulette Pepin, John Loehr, Robert Metcalfe and Donald Winkley. Mrs. Saracino was absent.

Mrs. Pepin recommended the project. Mr. Allen explained the use of the property would be for a one family dwelling, possibly two family. Mr. Buzaid asked if there were any concrete plans that they could show the committee. They had none.

Mr. Setaro moved that the committee hold another meeting when the Planning Department could be present to go over specifics with the committee. Seconded by Mr. Buzaid. Motion carried unanimously.

Respectfully submitted,

EMILE BUZAID, Chairman

CHRISTOPHER SETARO

MARY SARACINO



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

PROGRESS REPORT

January 6, 1998

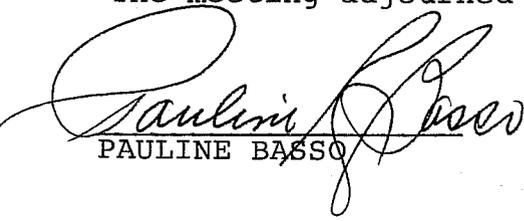
Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council

Re: Acceptance of Hawthorne Cove Road

The committee appointed to review the request for the acceptance of Hawthorne Cove Road met on December 8, 1997 at 7:30 P.M. in Room 432 in City Hall. In attendance were committee members Arocnti, Fox and Basso. Also in attendance were Fire Chief Carmen Oliver, Fire Department Communications Coordinator Patrick Sniffen, City Engineer Jack Schweitzer, Corporation Counsel Eric Gottschalk and several representatives of the Hawthorne Cove homeowners association.

Patrick Sniffen discussed the E-911 system and assured those present that all 911 calls from the Hawthorne Cove area go to Danbury dispatch and that the Danbury Fire Department provides primary response to the area. Because of its proximity to Brookfield, there had previously been some questions amongst Hawthorne Cove residents as to which town provides emergency response.

Discussion ensued regarding the acceptance of Hawthorne Cove Road and the short connector to Shore Road as public roadways. These have been private roads since their inception and under control of the Hawthorne Cove homeowner's association. The association has attempted to have these roads accepted by the City in the past. It was agreed by those present to pursue a course whereby the City and the members of the Hawthorne Cove Association would share in the cost of making the necessary improvements to these roads so that they can be accepted into the public highway system. The City Engineer will determine the extent of work required and develop a preliminary cost estimate and the representatives of the homeowners association will discuss this approach with their membership. The committee will meet again when further information is available from the City Engineer. The meeting adjourned at 8:53 P.M.


PAULINE BASSO

Respectfully submitted,


THOMAS AROCONTI, Chairman


MARCIA FOX



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

PROGRESS REPORT

January 6, 1998

Honorable Mayor Gene F. Eriquez
Honorable Members of the Common Council

Re: Acceptance of Hawthorne Cove Road

The committee appointed to review the request for the acceptance of Hawthorne Cove Road met on December 8, 1997 at 7:30 P.M. in Room 432 in City Hall. In attendance were committee members Arconti, Fox and Basso. Also in attendance were Fire Chief Carmen Oliver, Fire Department Communications Coordinator Patrick Sniffen, City Engineer Jack Schweitzer, Corporation Counsel Eric Gottschalk and several representatives of the Hawthorne Cove homeowners association.

Patrick Sniffen discussed the E-911 system and assured those present that all 911 calls from the Hawthorne Cove area go to Danbury dispatch and that the Danbury Fire Department provides primary response to the area. Because of its proximity to Brookfield, there had previously been some questions amongst Hawthorne Cove residents as to which town provides emergency response.

Discussion ensued regarding the acceptance of Hawthorne Cove Road and the short connector to Shore Road as public roadways. These have been private roads since their inception and under control of the Hawthorne Cove homeowner's association. The association has attempted to have these roads accepted by the City in the past. It was agreed by those present to pursue a course whereby the City and the members of the Hawthorne Cove Association would share in the cost of making the necessary improvements to these roads so that they can be accepted into the public highway system. The City Engineer will determine the extent of work required and develop a preliminary cost estimate and the representatives of the homeowners association will discuss this approach with their membership. The committee will meet again when further information is available from the City Engineer. The meeting adjourned at 8:53 P.M.

Respectfully submitted,

PAULINE BASSO

THOMAS ARCONTI, Chairman

MARCIA FOX