

COMMON COUNCIL MEETING – OCTOBER 1, 2002

Mayor Boughton will call the meeting to order at 7:30 P.M.

PLEDGE OF ALLEGIANCE AND PRAYER

ROLL CALL

Nolan, McAllister, Null, Kelly, Mazzuchelli, Buzaid, Dean Esposito, Machado,
Shuler, Scozzafava, Levy, John Esposito, Saadi, Dittrich, Basso, Darius,
Furtado, Gallagher, Gogliettino, Moore, Neptune

_____PRESENT _____ABSENT

PUBLIC SPEAKING

MINUTES – Minutes of the Common Council Meeting held September 4, 2002

CONSENT CALENDAR

1 – RESOLUTION – Bill & Melinda Gates Foundation

2 – RESOLUTION – Assignment of Real Property Tax Liens

3 – COMMUNICATION – Promotion to Lieutenant in the Police Department

4 – COMMUNICATION – Promotion to Captain in the Police Department

5 – COMMUNICATION – Appointment as a Police Officer

6 – COMMUNICATION – Appointment as a Police Officer

7 – COMMUNICATION – Promotion to Sergeant in the Police Department

8 – COMMUNICATION – Appointment of Architectural Review Board

9 – COMMUNICATION – Donation to the City Shelter

10 – COMMUNICATION – Still River Greenway Donation

11 – COMMUNICATION – Donation from Iovino Brothers

12 – COMMUNICATION – Donation to the Fire Department

13 – COMMUNICATION – Donation to the Department of Elderly Services

14 – COMMUNICATION – Reappropriation of Donated Funds

- 15 – COMMUNICATION – Request for Funds for Registrars of Voters
-
- 16 – COMMUNICATION – Lease of Land on Garamella Boulevard
-
- 17 – COMMUNICATION – Amendment to Recycling and Solid Waste Agreement
-
- 18 – COMMUNICATION – Request for Ad Hoc Committee to study City Website
-
- 19 – COMMUNICATION – Request for Ad Hoc Committee to study Parking Problems on Henry Street
-
- 20 – COMMUNICATION – Request for Sewer and Water Extensions – Oil Mill Road
-
- 21 – COMMUNICATION – Request for Sewer Extension on Stadley Rough Road
-
- 22 – COMMUNICATION – Reapportionment Committee Report
-
- 23 – COMMUNICATION – Executive Aero Maintenance LLC v. City of Danbury
-
- 24 – COMMUNICATION – Report from Planning Commission regarding 11 South Cove
-
- 25 – COMMUNICATION – Report from Planning Commission regarding Blind Brook Playground
-
- 26 – COMMUNICATION – Reports regarding Habitat for Humanity
-
- 27 – COMMUNICATION – Report regarding Eminent Domain Proceeding
-
- 28 – COMMUNICATION – Long Range School Facilities Committee Report
-
- 29 – COMMUNICATION – West Side Interceptor Sewer
-
- 30 – COMMUNICATION – Storm Water Drainage Easement – East Ditch Project
-
- 31 – COMMUNICATION – Holy Trinity Church – Joe’s Hill Road
-
- 32 – COMMUNICATION – Easements in the Runway 8 Approaches at Airport
-
- 33 – COMMUNICATION – Toll Land XVIII, Limited Partnership, Ridgebury Hills
-
- 34 – REPORT & ORDINANCE – Use of Sidewalks
-
- 35 – REPORT – Installation of Sprinklers

36 – REPORT – Brush and Leaf Collection

37 – REPORT – Curtiss Aero Lease

38 – REPORT – Sadler Aircraft Lease

39 – REPORT – Amended Ambulance Budget

40 – REPORT – Request for Sewer and Water Extension – Lombardi and Short Streets

41 – DEPARTMENT REPORTS – Public Works, Health and Housing, Police Chief, Fire Chief, Fire Marshall, Welfare, Department of Elderly Services

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

CONSENT CALENDAR – OCTOBER 1, 2002

- 1 – Adopt the Resolution to apply for and accept grant funding from the Bill and Melinda Gates Foundation for funding to cover the acquisition of four computers and one content server with an estimated value of \$13,450.00 for use by the Danbury Library
- 2 – Adopt the Resolution authorizing the sale of property tax liens to ATF with Foothill Capital Corporation as a secured party with a value of \$661,346.45 as described
- 14 – Approve the transfer of \$478.00 from the Elderly Services Donations Account to the Commission on Aging budget as described
- 15 – Approve the appropriation of \$4,450 for the Registrars of Voters accounts as described
- 17 – Approve an extension of the solid waste and recycling agreement with Automated Waste Disposal for an additional two years as described
- 24 – Approve water extension at 11 South Cove Road subject to the standard eight steps
- 25 – Receive a Planning Commission report with regard to Blind Brook Playground
- 26 – Approve the sale of City owned lot #111102 to Housatonic Habitat for Humanity at a price subject to a new current appraised value and other land use conditions
- 27 – Receive a report and take no action in regard to eminent domain of property on Broad Street
- 31 – Approve the donation of drainage material to the Holy Trinity Orthodox Church for a drainage project on Joe's Hill road valued at approximately \$1,500.00
- 32 – Approve a request to make pre-application to the Federal Aviation Commission for funds to obtain easements at the Danbury Municipal Airport
- 35 – Receive a report regard installation of sprinklers and take no action
- 36 – Receive a report regarding brush and leaf collection and take no action
- 38 – Receive a report regarding a lease with Sadler Aircraft and take no action
- 39 – Receive a report and adopt its recommendations in regard to amending the ambulance budget
- 40 – Receive a report and adopt its recommendations regarding a sewer and water extension at Lombardi and Short Streets



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DENA DIORIO
DIRECTOR OF FINANCE

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

M E M O R A N D U M

To: Hon. Mark D. Boughton via the Common Council
From: Dena Diorio, Director of Finance
Date: September 24, 2002
Re: **RESOLUTION – BILL & MELINDA GATES FOUNDATION**
CC: Elizabeth McDonough

Attached for your review is a resolution that will allow the City of Danbury Public Library to apply for and accept funding in an amount up to \$13,450.00 from the Bill & Melinda Gates Foundation to cover the acquisition of four computers and one content server. There is no local cash match.

Attached is a copy of the grant application and budget for your review. The Common Council is requested to consider this resolution at its next meeting.

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


Dena Diorio

DD/jgb

Attach.



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 200__

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the Bill and Melinda Gates foundation is awarding cash grants to Connecticut libraries serving low-income communities; and

WHEREAS, the Danbury Public Library wishes to provide Danbury residents with additional computers, with Internet access to meet growing demand, increase in-house web catching to assure the continued viability of our current T1 line well into the future and provide increased network security; and

WHEREAS, the Danbury Public Library has made application to the Bill and Melinda Gates foundation for funding to cover the acquisition of four (4) computers and one (1) content server (of an estimated value of \$13,450.00); and

WHEREAS, there is no local match required.

NOW THEREFORE BE IT RESOLVED, that all prior acts of authorized personnel of the Danbury Public Library and the Mayor of the City of Danbury, Mark D. Boughton, in making application for said grant are hereby ratified and that the Mayor of the City of Danbury and the Director of the Danbury Public Library are hereby authorized to accept a cash grant to purchase four computers and one content server upon approval of the City's application and to do any and all things necessary to effectuate the purposes thereof, provided, however, that any amendments to said application requiring expenditure of City of Danbury funds must receive prior approval by the Common Council.

September 20, 2002

Dear Honorable Council Members,

Danbury Public Library respectfully requests your support for the attached resolution. The resolution calls for the authorization for the library to apply for a grant in the amount to cover the acquisition of four computers and one content server (of an estimated value of \$13,450) from the Bill and Melinda Gates Foundation.

The grant requires no local match. The grant will allow the library to offer four more computers for library customers to use. All computers will have Internet access and a variety of applications and databases installed. The content server will provide increased in-house web caching assuring the continued viability of our T1 line well into the future. The content server will also provide the library network with increased network security.

Thank you for your consideration.

Sincerely,



Elizabeth McDonough
Library Director

cc: Mayor Mark W. Boughton
Jimmetta Samaha

APPLICATION INSTRUCTIONS

Checklist

Part A: General Library Information

- Library Information (*page 3*)
- Program Principles (*pages 3-4*)
- Grant Applicant Certification with required signatures (*page 5*)
(*For Purchase Option Grants, see page 2.*)

Part B: Library Building Information

- One complete form for each building (*pages 6-10*)

Part C: Grant Equipment Request

- One complete form for each building (*pages 11-13*)

Part D: Content Server Request

- One complete form for each application (*page 14*)

Program Training in Seattle form*

- One complete form for each application

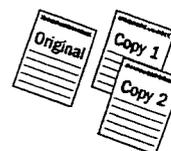
**For library systems with a legal service area (LSA) population of more than 100,000 and/or libraries applying for a Supplemental Training Lab Grant.*

Three Complete Copies of the Application

- One original and two copies of the application, including all attachments, need to be submitted.

Submit to

Bill & Melinda Gates Foundation
ATTN: Library Grants Administration
1551 Eastlake Ave. East
Seattle, WA 98102



For all grants, remember to submit one original and two copies of the final application.

PART A: GENERAL LIBRARY INFORMATION

Please provide the information in Part A for your entire library system. The information provided in this application might be released to your state library agency, or it might be released for legitimate research or evaluation purposes as determined by Bill & Melinda Gates Foundation personnel. The information will be released only if a written request is received from an appropriate State Library official or other recognized officials and will not include any personal identification information.

1. LIBRARY INFORMATION

Library Name: Danbury Public Library

If the entire library system is not interested in applying, please check here:
 (There is no need to complete the remainder of the application. Please return this page to the Foundation.)

Check Entity (the name of the organization to which the check should be written, if different from above): _____

Please verify the IRS tax status of the check entity by selecting one of the following. The check entity is a:

- Federal, state, or local government agency
- 501(c)(3) public charity
- 501(c)(3) private foundation or private operating foundation

If the check entity is a 501(c)(3) organization, you must attach a copy of its most recent IRS tax determination letter and its most recent Form 990 tax return.

If you do not check one of the boxes above, you will be contacted by the Foundation.

Address (street/PO box): _____

(city/state/zip): _____

Phone: _____ Fax: _____

Web site URL (if any): _____

Library Director : Ms. Mr. Dr. Phone: _____

Fax: _____ E-mail: _____

2. PROGRAM PRINCIPLES

The Foundation believes that State Partnership Program grants should serve as a catalyst for other groups and individuals to support public libraries. To help achieve this goal, the Foundation promotes the principles of need, partnership, leveraging, and sustainability.

Principle 1: Need

We understand that the mission of the Bill & Melinda Gates Foundation is to partner with public libraries to bring public access computing, the Internet, and digital information to people in low-income communities and those caught in the "Digital Divide" in the United States and Canada. The funding is aimed at those who are at or below poverty levels and persons who do not have access to personal computers or the Internet at home, work, or school.

This library recognizes the patrons in need in our community and will offer or expand access to computers and the Internet to the public through the library. This community faces challenges with one or more of the following issues: poverty, unemployment, education levels, literacy rates, ethnicity, industry, or business concerns. The library is committed to reaching out to the patrons in these distinct groups and feels that the addition of public access computers and

3. GRANT APPLICANT CERTIFICATION

PURPOSE: The purpose of the State Partnership Program is to expand the availability of public access computing and to provide access to the Internet and digital information through the public library.

ELIGIBILITY STANDARD: To be eligible for a State Partnership Program grant from the Bill & Melinda Gates Foundation, a library must be recognized by the state library agency as a public library; act as a public library; be open for public use (not as an administrative facility), serve an area of greater than 10 percent poverty, and not have previously received a Bill & Melinda Gates Foundation grant.

In making this application, we certify that:

1. We understand the purpose of the State Partnership Program, and this library meets the eligibility standard.
2. We understand the four Program Principles and with every good faith effort will comply with them.
3. The information provided in this application is complete and accurate to the best of our knowledge and represents the needs of this community.
4. The grant funds will be an incremental increase to other current and anticipated library funding and will not replace previously budgeted items.
5. We understand that there may be costs associated with receiving a grant that are not covered by the grant. These expenses might include, but are not limited to, staff, construction/renovation, furniture, materials, supplies, ongoing telecommunication costs, and non-granted hardware and software.
6. Good faith efforts will be made to sustain the public access computing capability established by this grant. Such efforts will be aimed at ensuring that all computers and peripheral equipment are kept fully operational and appropriately supplied. Also, good faith efforts will be made to ensure adequate public funding for the proper maintenance and eventual replacement of the equipment provided by this grant.
7. We understand that grants will be made only to public libraries that provide direct access to computers for public use, and we will operate and administer the computers and Internet access without charges or fees to library patrons.
8. We understand the grant requirements as stated in the *Grants and Eligibility Guidelines* publication.

SIGNATURES

Library Director

Signature: Elizabeth McDonough
 Name (please print): Elizabeth McDonough Date: 9/20/02

Chair of the Library Board

Signature: John W. Hoffer
 Name (please print): John W. Hoffer Date: 9/20/02

Feel free to contact the Networking Department with any questions regarding the following section. 1-888-289-8989

4. LOCAL-AREA NETWORK

Are all of the public access computers connected to a local-area network (LAN)? (circle one) (Y) N

(If no, and if you want to connect any of your existing public access computers to the network that will be formed with the Gates Library Computers, you may request a Network Interface Card (NIC) for each computer you want to connect. Each computer must have at least a Pentium 133-MHz processor with 32 MB (Win 95/98), 36 MB (Win NT), or 64 MB (Win 2000) of RAM, and at least 215 MB of free disk space. Each computer must run Windows 95, Windows 98, Windows NT Workstation, or Windows 2000 as an operating system.)

Do you currently use wireless equipment in your LAN? (circle one) Y (N)

Do you want to request a Network Interface Card (NIC)? (circle one) Y (N) If yes, how many? _____

(The computers you receive through the grant are equipped with NICs. Please do not request NICs for Gates Library Computers.)

Of the NICs requested, how many should be wireless? _____

5. INTERNET STATUS

What is the total number of existing computers in your library that are connected to the Internet? 119

(Of that number, how many are staff computers? 39 public access computers? 80)

What is the total number of computers you are requesting to be granted for this building? 5 (4 PCs+ 1 content server)

Add the answers to the two questions above to determine the total number of computers that will be connected to the Internet: 124

Does the building meet the minimum Internet connectivity requirements as outlined in the Grants and Eligibility Guidelines publication for the total number of computers that will be connected to the Internet (see above)?

(circle one) (Y) N

(If you have computers that are connected to the Internet, continue to Section 6. If you do not have any computers that are connected to the Internet, skip to Section 7.)

6. LIBRARIES WITH CURRENT INTERNET CONNECTIVITY

Please provide responses for the following only if the library building is currently connected to the Internet in any way. Your library may be eligible for some networking equipment. Please consult the Grants and Eligibility Guidelines publication or call the Foundation's Network Deployment Department at 1-888-289-8989 if you have questions about completing this section.

What type of Internet connection are you using? (check one) Dial-up (ISDN or analog) Dedicated

If ISDN, what speed is the connection? (check one) 64 Kbps 128 Kbps

If dedicated, what type of dedicated connection do you currently have? (check one) Frame Relay

Cable Wireless Dedicated Point-to-Point xDSL Other: _____

What connection speed are you currently using? (check one)

56/64 Kbps 128 Kbps 256 Kbps Greater than 256 Kbps

Is there any type of proxy server or filtering device in place? (circle one) (Y) N

If yes, list the manufacturer or software and version or model number: Ositis Winproxy Ver. 4.0h

If you use a router, what is the brand? Cisco What is the model? 2600

Do you own or lease the router? (check one) Own Lease

Do you plan to change or upgrade your Internet connection to meet the minimum Internet connectivity requirements? (circle one) Y N (N/A) (If yes, continue to Section 7. If no or N/A, skip to Section 8.)

9. INTERNET SERVICE PROVIDER / TELEPHONE COMPANY

Complete this information for the ISP and telephone company that your library will be using at the time of grant implementation.

Internet Service Provider

Company name: MCI WORLDCOM Contact name: _____
Phone: 800-900-0241 Fax: 703-206-5993 E-mail: http://www1.worldcom.com/us/contact/products.
URL: http://www1.worldcom.com/uunet/
Is this a change from your current ISP? (circle one) Y (N)

Telephone Company

Company name: SBC SNET Contact name: _____
Phone: 210-821-4105 Fax: _____ E-mail: http://www.snet.com/contactUsEmailUS/I...00.html?id=7
URL: http://www.sbc.com/
Is this a change from your current telephone company? (circle one) Y (N)

10. ELECTRICAL CAPACITY

Has the building wiring been checked by an electrician? (circle one) (Y) N
(The grant does not require an electrician's inspection, but it is recommended. We suggest a maximum of four computers per circuit.)

11. INTERNET CONNECTIVITY PREPARATION/PLANS

Are there any special circumstances that could affect the design or deployment of your Internet connection or your WAN that the Foundation's Network Deployment staff should be aware of? For example, how will these technologies affect your OPAC?

NA

PART C: GRANT EQUIPMENT REQUEST

GATES LIBRARY COMPUTER GRANT PACKAGES

These grant packages describe the standard products that libraries receive as part of an Eligible Library Building Grant. Because the Foundation supports granted products as complete packages, libraries will be awarded all products in the grant package that they are eligible to receive. Prices are estimates only. The actual grant award is determined by current pricing at the time of the award and the minimum Internet connectivity in the building. *(Please refer to the Grants and Eligibility Guidelines publication for eligibility factors and connectivity requirement information.)*

In addition to the granted equipment you will also receive the following.

- Donated software (preloaded on the Gates Library Computer)
- Training
- A set of publications pertaining specifically to the Gates Library Computer
- One year of Bill & Melinda Gates Foundation Technical Support
- One software upgrade for limited titles

ELIGIBLE LIBRARY BUILDING GRANTS — THOSE LIBRARIES SERVING A POPULATION IN POVERTY (SPOV) GREATER THAN 10%

One-Computer Grant

Libraries with a service population (SPOP) of 0 to 4,999

Part	Estimated Price
1 Gates Library Computer	\$2,155
HP Laser Printer	1,500
Internal Building Wiring Allowance	250
Switch—24-Port 10/100	300
Network Accessory Kit	155
1 Spanish Keyboard	25
Total Estimated Price	\$4,385

Two-Computer Grant

Libraries with a service population (SPOP) of 5,000 to 9,999

Part	Estimated Price
2 Gates Library Computers	\$4,310
HP Laser Printer	1,500
Internal Building Wiring Allowance	500
Switch—24-Port 10/100	300
Network Accessory Kit	155
1 Spanish Keyboard	25
Total Estimated Price	\$6,790

Four-Computer Grant

Libraries with a service population (SPOP) of 10,000 to 34,999

Part	Estimated Price
4 Gates Library Computers	\$ 8,620
HP Laser Printer	1,500
Internal Building Wiring Allowance	750
Switch—24-Port 10/100	300
Network Accessory Kit	155
2 Spanish Keyboards	50
Total Estimated Price	\$11,375

Six-Computer Grant

Libraries with a service population (SPOP) of over 35,000

Part	Estimated Price
6 Gates Library Computers	\$12,930
HP Laser Printer	1,500
Internal Building Wiring Allowance	750
Switch—24-Port 10/100	300
Network Accessory Kit	155
2 Spanish Keyboards	50
Total Estimated Price	\$15,685

5. USING GRANT FUNDS TO PURCHASE DIFFERENT COMPUTERS

Eligible Library Building Grant applicants who prefer to have a type of computer other than the Gates Library Computer may request a cash award to purchase personal computers of their choice. Libraries that are eligible for a one-computer grant will receive a cash award equivalent to the price of one Gates Library Computer (based on current pricing at the time of the award). Libraries eligible to receive a two-computer grant will receive a cash award equivalent to the price of two Gates Library Computers (based on current pricing at the time of the award), and so on.

Libraries choosing this option will not receive any of the other products or services associated with the Gates Library Computer grant packages (printer, wiring allowance, switch, network accessory kit, Spanish-language keyboards, donated software, software upgrade, training, publications, systems support, and networking support).

It is necessary that the alternate computers meet or exceed the basic hardware specifications included in the application package, and you will need to provide equivalent software programs on these computers. The software programs on these computers must include, but are not limited to, software for personal budgeting, word processing, general reference, and Internet access and a small number of children's programs.

If you want to receive granted funds to purchase computers other than Gates Library Computers, please indicate below with your signature.

I understand and will comply with the above terms and requirements. I am requesting a cash award equivalent to the number of computers this building is eligible to receive. I understand that I am required to purchase the same number of public access computers as the library was originally eligible to receive. I also understand that these computers must be available for public access free of charge at all times the library is open, and provide Internet access.

Signature (Library Director):

Elizabeth M. Donogh

Part D: Content Server Request

1. CONTENT SERVER NARRATIVE

- B. Utilizing the Content Server as an ISA machine will provide our library with an important and efficient buffer against the need to acquire a 2nd T1 line. Advanced in-house web caching should assure the continued viability of our current T1 well into the future.

The firewall capabilities of the ISA software will provide us with network security that we currently do not possess. We use Ositis's WinProxy on a limited basis by putting our public computers behind it on non-routable IP addresses. We do this for two primary reasons: 1) to take advantage of WinProxy's Blacklist feature and, 2) to benefit from its web caching abilities. Our library runs a web server, as well as an Exchange and File server. Our exposure to the wider Internet is significant, and would benefit from advanced firewall security.

- C. Our library has on staff 2 full-time computer technicians and 1 33-hour/week, part-time NT-2000 administrator. We currently run 1 file, 1 web, and 1 Exchange server, and have been doing so for over 5 years. In cases where we perform upgrades or require maintenance to our network that is beyond our in-house capabilities, we rely on local network support businesses and individuals, some of whom we have long-term relationships with and who know our network intimately. We therefore expect that we can run and maintain the ISA server without problem.

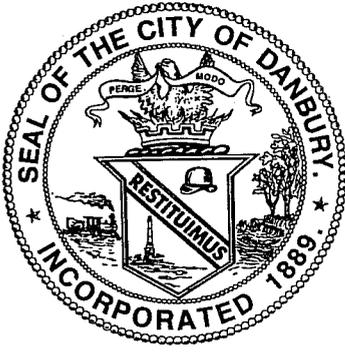
Date: September 20, 2002

To: Dena Diorio

From: Betsy McDonough *Betsy*

RE: **SUPPORTING DOCUMENTS FOR GRANT APPLICATION**

1. Financial forms are not required for this grant.
2. Progress report forms are not required for this grant.
3. There are not contract compliance reports required for this grant.
4. There is no impact to the City during the grant year. No local match is required for this grant.
5. Grant does not allow for inclusion of a 1% audit fee.
6. Grant does not allow for inclusion of a 2% administrative fee.
7. Attached is a sample resolution.



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 200__

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the Bill and Melinda Gates foundation is awarding cash grants to Connecticut libraries serving low-income communities; and

WHEREAS, the Danbury Public Library wishes to provide Danbury residents with additional computers, with Internet access to meet growing demand, increase in-house web catching to assure the continued viability of our current T1 line well into the future and provide increased network security; and

WHEREAS, the Danbury Public Library has made application to the Bill and Melinda Gates foundation for funding to cover the acquisition of four (4) computers and one (1) content server (of an estimated value of \$13,450.00); and

WHEREAS, there is no local match required.

NOW THEREFORE BE IT RESOLVED, that all prior acts of authorized personnel of the Danbury Public Library and the Mayor of the City of Danbury, Mark D. Boughton, in making application for said grant are hereby ratified and that the Mayor of the City of Danbury and the Director of the Danbury Public Library are hereby authorized to accept a cash grant to purchase four computers and one content server upon approval of the City's application and to do any and all things necessary to effectuate the purposes thereof, provided, however, that any amendments to said application requiring expenditure of City of Danbury funds must receive prior approval by the Common Council.



CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

DENA DIORIO
DIRECTOR OF FINANCE

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

MEMORANDUM

TO: Honorable Mark D. Boughton via the Common Council

FROM: Dena Diorio, Director of Finance *DD*

SUBJECT: Assignment of Real Property Tax Liens

DATE: September 18, 2002

Attached you will find a request from Catherine Skurat regarding the sale of additional real property tax liens with a value of \$661,346.45. A listing of the tax liens is also attached. It would be my recommendation that the Common Council approve this sale at its October meeting.

Should you need any additional information, feel free to give me a call.

C: Catherine A. Skurat, Tax Collector
Eric L. Gottschalk, Corporation Counsel



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 200

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, the City of Danbury previously assigned certain real estate tax liens to American Tax Funding, LLC ("ATF"); and,

WHEREAS, the assignment of additional tax liens on the grand lists of October 1, 1999, October 1, 2000 and October 1, 2001, to ATF with Foothill Capital Corporation as a secured party, relating to the same properties covered by the tax liens previously assigned to ATF, would further reduce the administrative burden upon the Danbury Tax Collector for the benefit of the City; and,

NOW THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF DANBURY that Mayor Mark D. Boughton be and hereby is authorized to accomplish the assignment to ATF of additional liens filed by the tax collector to secure unpaid taxes on real property appearing on the grand lists of October 1, 1999, October 1, 2000 and October 1, 2001 and having a value of \$641,168.11 (less any amounts paid on or after September 16, 2002) and that Mayor Boughton be and hereby is further authorized to execute any agreements or amendments thereto as may be required to accomplish the purposes hereof.



CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

OFFICE OF THE TAX COLLECTOR
(203) 797-4541
FAX: (203) 796-1547

CATHERINE A. SKURAT, C.C.M.C.
TAX COLLECTOR

September 17, 2002

Honorable Mark D. Boughton, Mayor
Honorable Members of the Common Council
City of Danbury, Connecticut

Re: Assignment of Real Property Tax Liens

Dear Mayor and Council Members:

Over the past several months, American Tax Funding, LLC ("ATF") has obtained the assignment of various tax liens from the city. As you know, beginning in July of 1997 and periodically since then, the Common Council has authorized the assignment of real property tax liens and these assignments have returned several million dollars in delinquent real property taxes to the city. At this time, ATF is prepared to accept an assignment of a new list of tax liens on the grand lists of 1999, 2000 and October 1, 2001.

As Tax Collector, I would recommend this assignment of tax liens relating to properties that had previously been liened and with respect to which liens were previously assigned to ATF. Given the success of the previous assignments, it is my recommendation that the Common Council consider the adoption of the attached resolution permitting the assignment of this next grouping of liens having a value, as of this date, of \$661,346.45. The dollar amount reflects interest due thru October 31, 2002. This amount is subject to change if payments are made.

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

Sincerely,

Catherine A. Skurat, CCMC
Tax Collector

Cc: Eric L. Gottschalk, Corporation Counsel
Dena Diorio, Director of Finance

YR	LIST	TAXPAYER	ADDRESS	LOT NO.	TAX	INT. OCT. 2002	LIEN	W/FEEES	PAYUP
01	1511	LEONARD RONALD S & MAR	244 MIDDLE RIVER	B07048 BL	2998.52	44.97	24.00	0.00	3067.49
				B07048 BL Total	2998.52	44.97	24.00	0.00	3067.49
01	1531	ZANELLA, JOANNE	240 MIDDLE RIVER RD	B07050	3738.04	56.07	24.00	0.00	3818.11
				B07050 Total	3738.04	56.07	24.00	0.00	3818.11
01	3201	HUMES, TYRONE & BOURNE	55 JOE'S HILL RD	B13008	5936.48	89.05	24.00	0.00	6049.53
				B13008 Total	5936.48	89.05	24.00	0.00	6049.53
01	5911	KASL LLC	227 MIDDLE RIVER RD	C07016	1264.52	18.97	24.00	0.00	1307.49
				C07016 Total	1264.52	18.97	24.00	0.00	1307.49
01	15061	CORDEIRO JOSE	20 CLAIRANN DR	D06090	8124.76	121.87	24.00	0.00	8270.63
				D06090 Total	8124.76	121.87	24.00	0.00	8270.63
01	21161	OLSEN, NORMA	SUNSET RIDGE	D14029	2763.80	41.45	24.00	0.00	2829.25
				D14029 Total	2763.80	41.45	24.00	0.00	2829.25
01	26281	ORIE, SCOTT J.	111 BOULEVARD DR.	D16020	4051.04	60.76	24.00	0.00	4135.80
				D16020 Total	4051.04	60.76	24.00	0.00	4135.80
01	30211	CONNELL BARRY J	131-133 PADANARAM RD	E06018	9023.32	135.35	24.00	0.00	9182.67
				E06018 Total	9023.32	135.35	24.00	0.00	9182.67
01	31351	BROWN SHARON MCARTHU	12 STUART DR	E07069	2178.24	32.68	24.00	0.00	2234.92
				E07069 Total	2178.24	32.68	24.00	0.00	2234.92
01	34211	APPLEGREEN ISABEL B	20 GRANDVIEW DR	E10066	3596.72	53.95	24.00	0.00	3674.67
				E10066 Total	3596.72	53.95	24.00	0.00	3674.67
01	35551	CORONA, DONALD J. & ANTI	MILL PLAIN RD.	E15001	3763.28	56.45	24.00	0.00	3843.73
				E15001 Total	3763.28	56.45	24.00	0.00	3843.73
01	36801	BRADLEY, SUSAN	11 CRESTDALE DR.	E15088	2624.96	39.37	24.00	0.00	2688.33
				E15088 Total	2624.96	39.37	24.00	0.00	2688.33
01	37291	P & JC REALTY INC.	36 MILL PLAIN RD #408	E15105-408	1347.84	20.21	24.00	0.00	1392.05
				E15105-408 Total	1347.84	20.21	24.00	0.00	1392.05
01	38731	HILL SUSANNA	5 LAKE PL CONDO	E16006-25	4240.32	63.60	24.00	0.00	4327.92
				E16006-25 Total	4240.32	63.60	24.00	0.00	4327.92
01	41521	SCASCITELLI LUIGI & PALMI	5 CHARCOAL RIDGE RD	F04008 BL	3208.00	48.12	24.00	0.00	3280.12
				F04008 BL Total	3208.00	48.12	24.00	0.00	3280.12
01	42201	KING EDWARD E	56 BARNUM RD	F05011	2887.48	43.31	24.00	0.00	2954.79
				F05011 Total	2887.48	43.31	24.00	0.00	2954.79
01	43891	LOPES, JEAN	42 HILLANDALE RD.	F07020	3149.96	47.25	24.00	0.00	3221.21
				F07020 Total	3149.96	47.25	24.00	0.00	3221.21
01	45951	FLAGSHIP DEVELOPMENT	CHAMBERS RD	F08155	2279.20	34.19	24.00	0.00	2337.39
				F08155 Total	2279.20	34.19	24.00	0.00	2337.39
01	47711	WASLEAN MICHAEL J & MAF	191 FRANKLIN ST	F11021	2670.40	40.05	24.00	0.00	2734.45
				F11021 Total	2670.40	40.05	24.00	0.00	2734.45
01	48661	NAHLEY JOHN J & NANCY W	19 TOPFIELD RD W	F12052	4119.20	61.79	24.00	0.00	4204.99
				F12052 Total	4119.20	61.79	24.00	0.00	4204.99
01	48891	DOVALE ALFREDO & LINDA	194 FRANKLIN ST. EXT.	F12075	3440.24	51.60	24.00	0.00	3515.84
				F12075 Total	3440.24	51.60	24.00	0.00	3515.84
01	50291	LAX MILTON L & SHARON	20 SCUPO RD	F14010	2377.64	35.67	24.00	0.00	2437.31
				F14010 Total	2377.64	35.67	24.00	0.00	2437.31
01	51301	ROBERTS, BRIAN	10 SCUPO RD #10B7	F14094-25	1256.96	18.85	24.00	0.00	1299.81
				F14094-25 Total	1256.96	18.85	24.00	0.00	1299.81
01	51961	PARE KATHLEEN M	12 SCUPO RD. #1-53	F14098-53	974.28	14.61	24.00	0.00	1012.89
				F14098-53 Total	974.28	14.61	24.00	0.00	1012.89
01	53521	LEINERT INDUSTRIES INC.	MIRY BROOK RD	F19010	8950.12	134.25	24.00	0.00	9108.37
				F19010 Total	8950.12	134.25	24.00	0.00	9108.37
01	57981	DEGROSS, JOHN B. JR. & JC	19 HAMILTON DR.	G04072	4396.84	65.95	24.00	0.00	4486.79
				G04072 Total	4396.84	65.95	24.00	0.00	4486.79

01	61371	KNAPP, JANET H.	31 PEMBROKE RD.	G07061	2342.28	35.13	24.00	0.00	2401.41
				G07061 Total	2342.28	35.13	24.00	0.00	2401.41
01	63281	PAMELA S. MOLLOY REVOC	28 E. GATE RD.	G09036	4767.84	71.52	24.00	0.00	4863.36
				G09036 Total	4767.84	71.52	24.00	0.00	4863.36
01	63761	WOODLAND CONSTRUCTION	PADANARAM RD.	G09086	2420.52	36.31	24.00	0.00	2480.83
				G09086 Total	2420.52	36.31	24.00	0.00	2480.83
01	64851	KEIL JOHN	60 PADANARAM RD #L-3	G09096-35	2102.52	31.53	24.00	0.00	2158.05
				G09096-35 Total	2102.52	31.53	24.00	0.00	2158.05
01	66661	MILLS ROBERT & EDNA E.	17 FARM ST.	G10150	2559.36	38.39	24.00	0.00	2621.75
				G10150 Total	2559.36	38.39	24.00	0.00	2621.75
01	67361	BARRY JANA TRUSTEE	32 CLAPBOARD RIDGE	G11067	6986.44	104.80	24.00	0.00	7115.24
				G11067 Total	6986.44	104.80	24.00	0.00	7115.24
01	68011	ATTICK ROBIN T	52 FAIRMOUNT DR	G13020	5371.08	80.56	24.00	0.00	5475.64
				G13020 Total	5371.08	80.56	24.00	0.00	5475.64
01	73111	PUDELKA JOHN PAUL & EILEEN	12 EDGEWOOD ST	G14309	2251.44	33.77	24.00	0.00	2309.21
				G14309 Total	2251.44	33.77	24.00	0.00	2309.21
01	73121	PUDELKA, JOHN PAUL & EILEEN	10 EDGEWOOD ST.	G14310	2693.12	40.40	24.00	0.00	2757.52
				G14310 Total	2693.12	40.40	24.00	0.00	2757.52
01	74851	POITRAS, SUSAN	HADDAD DR #6	G15069-6	1378.12	20.67	24.00	0.00	1422.79
				G15069-6 Total	1378.12	20.67	24.00	0.00	1422.79
01	82141	HALAS, JOHN G.	18 BEAR MOUNTAIN RD.	H04051	2569.44	38.55	24.00	0.00	2631.99
				H04051 Total	2569.44	38.55	24.00	0.00	2631.99
01	82571	VARUGHESI, JOSEPH & GRACIA	4 DURHAM RD.	H04095	3662.32	54.93	24.00	0.00	3741.25
				H04095 Total	3662.32	54.93	24.00	0.00	3741.25
01	85051	HALL, EDWARD & GAIL D.	11 JEANETTE RD.	H09069	2907.68	43.61	24.00	0.00	2975.29
				H09069 Total	2907.68	43.61	24.00	0.00	2975.29
01	86271	ANDERSON, ROBERTA C.	52A PADANARAM RD	H10002	9571.04	143.56	24.00	0.00	9738.60
				H10002 Total	9571.04	143.56	24.00	0.00	9738.60
01	92001	LINDQUIST, KELLY K.	7C PADANARAM RD#C57	H10157-57	981.84	14.73	24.00	0.00	1020.57
				H10157-57 Total	981.84	14.73	24.00	0.00	1020.57
01	92281	BOURNE, CASSANDRA	7 PADANARAM RD #82	H10157-82	981.84	14.73	24.00	0.00	1020.57
				H10157-82 Total	981.84	14.73	24.00	0.00	1020.57
01	96991	WOOD, DAVID	6 BENHAM ST.	H12097	2168.12	32.52	24.00	0.00	2224.64
				H12097 Total	2168.12	32.52	24.00	0.00	2224.64
01	98121	CHRISTOPHER, PATRICIA	4 BARNUM CT.	H12210	1640.60	24.61	24.00	0.00	1689.21
				H12210 Total	1640.60	24.61	24.00	0.00	1689.21
01	98231	MAGERSUPE, CARL & FRANK	16 PATCH ST	H12221	2660.44	39.91	24.00	0.00	2724.35
				H12221 Total	2660.44	39.91	24.00	0.00	2724.35
01	100371	TESTANI JOHN & MARTHA	11 HIGHLAND AVE	H13099	3096.96	46.45	24.00	0.00	3167.41
				H13099 Total	3096.96	46.45	24.00	0.00	3167.41
01	102631	ABERDEEN DEVELOPMENT	E FRANKLIN ST	H13305	7047.04	105.71	24.00	0.00	7176.75
				H13305 Total	7047.04	105.71	24.00	0.00	7176.75
01	102671	ST. JOSEPH'S RC CHURCH	365 MAIN ST.	H13309	6009.64	90.15	24.00	0.00	6123.79
				H13309 Total	6009.64	90.15	24.00	0.00	6123.79
01	102681	ST. JOSEPH'S RC CHURCH	371 MAIN ST.	H13310	8932.44	133.99	24.00	0.00	9090.43
				H13310 Total	8932.44	133.99	24.00	0.00	9090.43
01	102691	DASILVA MARIA	373 MAIN ST	H13311 BL	1837.48	27.56	24.00	0.00	1889.04
				H13311 BL Total	1837.48	27.56	24.00	0.00	1889.04
01	103601	LOPES MARIA C	23 WESTVILLE AVE	H14029 BL	2862.24	42.93	24.00	0.00	2929.17
				H14029 BL Total	2862.24	42.93	24.00	0.00	2929.17
01	107011	MJA REALTY ASSOC. LIMITED	39 SPRING ST	H14323 BL	2435.68	36.53	24.00	0.00	2496.21
				H14323 BL Total	2435.68	36.53	24.00	0.00	2496.21
01	107911	MANZANO, LEONARDO & FRANK	5 VICTOR ST.	H15034	4384.20	65.76	24.00	0.00	4473.96

				H15034 Total	4384.20	65.76	24.00	0.00	4473.96
01	108651	STEVENSON, WILLIAM & HO	10 QUIEN ST	H15108	2887.48	43.31	24.00	0.00	2954.79
				H15108 Total	2887.48	43.31	24.00	0.00	2954.79
01	109671	CORONA, DONALD J.	4 VILLAGE SQ.	H15124-24	1673.44	25.11	24.00	0.00	1722.55
				H15124-24 Total	1673.44	25.11	24.00	0.00	1722.55
01	110441	ROBINSON, MARGOT M. TRU	15 VILLAGE SQ.	H15124-93	1981.36	29.72	24.00	0.00	2035.08
				H15124-93 Total	1981.36	29.72	24.00	0.00	2035.08
01	112091	PARK AVE MORTGAGE	2 PARK AVE	H15158	2203.48	33.05	24.00	0.00	2260.53
				H15158 Total	2203.48	33.05	24.00	0.00	2260.53
01	112441	SERVIDIDIO RICHARD & SAN	2 CRESCENT DR	H15192	2243.84	33.65	24.00	0.00	2301.49
				H15192 Total	2243.84	33.65	24.00	0.00	2301.49
01	112741	STEWART, SCOTT & ROBER	20 PLEASANT	H15222	3515.96	52.73	24.00	0.00	3592.69
				H15222 Total	3515.96	52.73	24.00	0.00	3592.69
01	113391	YACKO, LEWIS EDWARD	37 GEORGE ST.	H15287	2973.28	44.60	24.00	0.00	3041.88
				H15287 Total	2973.28	44.60	24.00	0.00	3041.88
01	114671	DOOLEY FRANCES	4/41 VILLAGE SQUARE 2	H16031-25	1686.04	25.29	24.00	0.00	1735.33
				H16031-25 Total	1686.04	25.29	24.00	0.00	1735.33
01	117521	O'CONNOR JOSEPH	FAIRVIEW DR. #31-1 BLD	H16104-96	1103.00	16.55	24.00	0.00	1143.55
				H16104-96 Total	1103.00	16.55	24.00	0.00	1143.55
01	119331	NORTHRUP, GEORGE E III &	34 WOOSTER HEIGHTS RD.	H17084	3611.84	54.17	24.00	0.00	3690.01
				H17084 Total	3611.84	54.17	24.00	0.00	3690.01
01	119681	DEFRANCO LAUREN & SUSAN	21 OHEHYAHTAH PL	H17120 BL	280.16	4.20	24.00	0.00	308.36
				H17120 BL Total	280.16	4.20	24.00	0.00	308.36
01	120241	BROWN, EDWARD B. & SYRIL	11 TARRYWILLE LAKE RD	H17176	2937.96	44.07	24.00	0.00	3006.03
				H17176 Total	2937.96	44.07	24.00	0.00	3006.03
01	125741	KUEBLER, ARTHUR C. & DIANE	BRONSON RD	I05091	2970.76	44.56	24.00	0.00	3039.32
				I05091 Total	2970.76	44.56	24.00	0.00	3039.32
01	125771	RUSSELL, EVERETT C.	2 BOULDER RIDGE W	I05094	2882.44	43.24	24.00	0.00	2949.68
				I05094 Total	2882.44	43.24	24.00	0.00	2949.68
01	126331	SURACE, STEPHEN D.	POWELL STREET	I05154	3919.80	58.80	24.00	0.00	4002.60
				I05154 Total	3919.80	58.80	24.00	0.00	4002.60
01	126411	WALKER BERNHARD & ANNE	THADDEUS AVE	I05163 BL	2988.44	44.83	24.00	0.00	3057.27
				I05163 BL Total	2988.44	44.83	24.00	0.00	3057.27
01	126891	MORRISSEY WILLIAM J. JR	1 MOODY LA	I06029	1193.88	17.91	24.00	0.00	1235.79
				I06029 Total	1193.88	17.91	24.00	0.00	1235.79
01	127341	LANE GEORGE C.	1 BRIGHTON ST.	I06084	2945.52	44.19	24.00	0.00	3013.71
				I06084 Total	2945.52	44.19	24.00	0.00	3013.71
01	131461	CARNEY GAIL	7 OAK LANE	I08034 BL	3975.32	59.63	24.00	0.00	4058.95
				I08034 BL Total	3975.32	59.63	24.00	0.00	4058.95
01	131691	ERICKSON DONALD K	11 ACRE DR	I08058	2385.20	35.77	24.00	0.00	2444.97
				I08058 Total	2385.20	35.77	24.00	0.00	2444.97
01	137301	SEAMAN MICHAEL A & MARY	40 VALERIE LA	I09199	3523.52	52.85	24.00	0.00	3600.37
				I09199 Total	3523.52	52.85	24.00	0.00	3600.37
01	138281	EHRET, MAUREEN S.	1 E. HAYESTOWN RD. #50	I10051-50	2604.80	39.07	24.00	0.00	2667.87
				I10051-50 Total	2604.80	39.07	24.00	0.00	2667.87
01	140461	MAYFIELD JOHN T.	36 OAKLAND AVE.	I11045	2589.64	38.84	24.00	0.00	2652.48
				I11045 Total	2589.64	38.84	24.00	0.00	2652.48
01	141901	AMBROSE, MARY LOU	20 TAMARACK RD.	I11148	2142.88	32.15	24.00	0.00	2199.03
				I11148 Total	2142.88	32.15	24.00	0.00	2199.03
01	142071	MARTINEZ, CARLOS F.	46 FOREST AVE.	I11166	2122.68	31.84	24.00	0.00	2178.52
				I11166 Total	2122.68	31.84	24.00	0.00	2178.52
01	143011	OLSEN GARY F	3/30 GASLIGHT VILLAGE	I11244-24	1479.08	22.19	24.00	0.00	1525.27

				I11244-24 Total	1479.08	22.19	24.00	0.00	1525.27
01	144471	BRNO DEVELOPMENT GROU	64 NORTH STREET	I12018 BL	4722.40	70.84	24.00	0.00	4817.24
				I12018 BL Total	4722.40	70.84	24.00	0.00	4817.24
01	145151	CHAVEZ, RICARDO	29 PATCH ST	I12086	3132.28	46.99	24.00	0.00	3203.27
				I12086 Total	3132.28	46.99	24.00	0.00	3203.27
01	145491	DECOUTO, ANTONIO & CLO	28 GRIFFING AVE.	I12120	3503.32	52.55	24.00	0.00	3579.87
				I12120 Total	3503.32	52.55	24.00	0.00	3579.87
01	146671	DASILVA MARIA & JOSEPH	48 MAPLE AVE	I13012 BL	3069.20	46.04	24.00	0.00	3139.24
				I13012 BL Total	3069.20	46.04	24.00	0.00	3139.24
01	146931	CASTANO, MIGUEL A. & MA	10A E. FRANKLIN ST #A-5	I13019-5	1115.64	16.73	24.00	0.00	1156.37
				I13019-5 Total	1115.64	16.73	24.00	0.00	1156.37
01	147101	HARRISON MARJORIE E	336 MAIN ST	I13032	13917.36	208.76	24.00	0.00	14150.12
				I13032 Total	13917.36	208.76	24.00	0.00	14150.12
01	147891	ANTOUS, GEORGE T. MORR	13 BALMFORTH AVE.	I13113	3427.60	51.41	24.00	0.00	3503.01
				I13113 Total	3427.60	51.41	24.00	0.00	3503.01
99	147911	ANTOUS, GEORGE; MORRIS	9 BALMFORTH AVE	I13115	4965.00	1750.17	24.00		6739.17
00	147911	ANTOUS, GEORGE; MORRIS	9 BALMFORTH AVE	I13115	5202.64	897.46	24.00		6124.10
01	147911	ANTOUS, GEORGE; MORRIS	9 BALMFORTH AVE	I13115	7183.32	107.75	24.00		7315.07
				I13115 Total	17350.96	2755.38	72.00	0.00	20178.34
01	148091	DASILVA JOSEPH ESTATE	19 BALMFORTH AVE	I13132 RC	5219.64	78.29	24.00	0.00	5321.93
				I13132 RC Total	5219.64	78.29	24.00	0.00	5321.93
01	148551	DILLARD, MARY A.	13 ELLSWORTH AVE.	I13170	2380.16	35.71	24.00	0.00	2439.87
				I13170 Total	2380.16	35.71	24.00	0.00	2439.87
01	148851	MJA REALTY ASSOC. LTD	16 MOSS AVE	I13200	4417.00	66.25	24.00	0.00	4507.25
				I13200 Total	4417.00	66.25	24.00	0.00	4507.25
01	148861	MJA REALTY ASSOC. LTD	18 MOSS AVE	I13201	4972.28	74.59	24.00	0.00	5070.87
				I13201 Total	4972.28	74.59	24.00	0.00	5070.87
01	148871	MJA REALTY ASSOC LIMITE	20 MOSS AVE	I13202 BL	4952.12	74.28	24.00	0.00	5050.40
				I13202 BL Total	4952.12	74.28	24.00	0.00	5050.40
01	148901	MJA REALTY ASSOCIATES L	30-32 OSBORNE ST	I13205 RC	3291.32	49.37	24.00	0.00	3364.69
				I13205 RC Total	3291.32	49.37	24.00	0.00	3364.69
01	150041	MJA REALTY ASSOCIATES L	23-27 LIBRARY PL	I14026 RC	4462.44	66.93	24.00	0.00	4553.37
				I14026 RC Total	4462.44	66.93	24.00	0.00	4553.37
01	150121	DASILVA JOSEPH ESTATE &	12 TERRACE PL	I14035 BL	4119.20	61.79	24.00	0.00	4204.99
				I14035 BL Total	4119.20	61.79	24.00	0.00	4204.99
01	151491	DASILVA JOSEPH ESTATE &	16 LIBRARY PL	I14161 BL	5456.92	81.85	24.00	0.00	5562.77
				I14161 BL Total	5456.92	81.85	24.00	0.00	5562.77
01	151551	QUEST INTERNATIONAL INC	240 MAIN ST.	I14167	12867.36	193.01	24.00	0.00	13084.37
				I14167 Total	12867.36	193.01	24.00	0.00	13084.37
01	151561	MICHAEL LOUISE K.	238 MAIN ST.	I14168	3609.32	54.13	24.00	0.00	3687.45
				I14168 Total	3609.32	54.13	24.00	0.00	3687.45
01	151631	MJA REALTY ASSOCIATES L	190-196 MAIN ST	I14175 RC	29487.92	442.32	24.00	0.00	29954.24
				I14175 RC Total	29487.92	442.32	24.00	0.00	29954.24
01	151871	DOVALE ALFREDO & LINDA	36 LIBERTY ST	I14201	4422.08	66.33	24.00	0.00	4512.41
				I14201 Total	4422.08	66.33	24.00	0.00	4512.41
01	152311	MJA REALTY ASSOCIATES L	195 MAIN ST	I14219 RC	1469.00	22.04	24.00	0.00	1515.04
				I14219 RC Total	1469.00	22.04	24.00	0.00	1515.04
01	152341	MJA REALTY ASSOCIATES L	197 MAIN ST	I14222 RC	651.20	9.77	24.00	0.00	684.97
				I14222 RC Total	651.20	9.77	24.00	0.00	684.97
01	152481	BALAZS IBOLYA	253 MAIN ST	I14237	5860.76	87.91	24.00	0.00	5972.67
				I14237 Total	5860.76	87.91	24.00	0.00	5972.67
01	153961	NASSER FERRIS M C/O LOU	72 LIBERTY ST	I14371	4530.60	67.96	24.00	0.00	4622.56
				I14371 Total	4530.60	67.96	24.00	0.00	4622.56

01	154291	MJA REALTY ASSOC LIMITE	12 CENTER ST	I14405 BL	2862.24	42.93	24.00	0.00	2929.17
				I14405 BL Total	2862.24	42.93	24.00	0.00	2929.17
01	154301	MJA REALTY ASSOCIATES L	8-10 CENTER ST	I14406 RC	2935.44	44.03	24.00	0.00	3003.47
				I14406 RC Total	2935.44	44.03	24.00	0.00	3003.47
01	154431	MJA REALTY ASSOC. LTD	27 STATE ST.	I14419	1340.24	20.11	24.00	0.00	1384.35
				I14419 Total	1340.24	20.11	24.00	0.00	1384.35
01	154441	MJA REALTY ASSOC. LTD	35 STATE ST	I14420	1519.48	22.79	24.00	0.00	1566.27
				I14420 Total	1519.48	22.79	24.00	0.00	1566.27
01	155331	CHUONG SOTHEAT VETH	35 W WOOSTER ST	I15073	2190.84	32.87	24.00	0.00	2247.71
				I15073 Total	2190.84	32.87	24.00	0.00	2247.71
01	157741	GREHL, FRANK JR. & MARY	17 WOOSTER ST.	I15275	2571.96	38.57	24.00	0.00	2634.53
				I15275 Total	2571.96	38.57	24.00	0.00	2634.53
01	158121	MARTINS FAMILY REALTY L	58 MAIN ST.	I15314	8818.88	132.28	24.00	0.00	8975.16
				I15314 Total	8818.88	132.28	24.00	0.00	8975.16
01	159541	POPE, LEOLA	39 LINCOLN AVE	I16077	2571.96	38.57	24.00	0.00	2634.53
				I16077 Total	2571.96	38.57	24.00	0.00	2634.53
01	162761	CITY VIEW FARM LLC	80-82 BRUSHY HILL	I18015 BL	4376.64	65.65	24.00	0.00	4466.29
				I18015 BL Total	4376.64	65.65	24.00	0.00	4466.29
01	168501	GILLOTTI, NATHAN & AGNES	10 CRESTWOOD RD.	J05089	2917.76	43.76	24.00	0.00	2985.52
				J05089 Total	2917.76	43.76	24.00	0.00	2985.52
01	172161	TIGUE, J. MICHAEL & DIANE	105 HAYESTOWN RD.	J08068	3124.72	46.87	24.00	0.00	3195.59
				J08068 Total	3124.72	46.87	24.00	0.00	3195.59
00	174881	MOFFITT JAMES & REBECCA	1 DIAMOND & GREAT PLAIN	J09136	3483.12	52.25	24.00	15.00	3574.37
				J09136 Total	3483.12	52.25	24.00	15.00	3574.37
01	176831	BATES ROGER E & CHARLE	5 HAWLEY AVE	J10165	2370.04	35.55	24.00	0.00	2429.59
				J10165 Total	2370.04	35.55	24.00	0.00	2429.59
01	178211	DONNELLY JOYCE E	12 FOREST AVE	J11105	2150.48	32.25	24.00	0.00	2206.73
				J11105 Total	2150.48	32.25	24.00	0.00	2206.73
01	179011	CHICKLINSKI WALLACE J ES	73 HOSPITAL AVE	J11177	2463.44	36.95	24.00	0.00	2524.39
				J11177 Total	2463.44	36.95	24.00	0.00	2524.39
01	182891	JAMES MARY	19 AUBURN ST	J12176	2609.84	39.15	24.00	0.00	2672.99
				J12176 Total	2609.84	39.15	24.00	0.00	2672.99
01	184051	CAREY INDUSTRIES INC	190 WHITE ST	J13004	13281.32	199.21	24.00	0.00	13504.53
				J13004 Total	13281.32	199.21	24.00	0.00	13504.53
01	184291	PAYTON, MARVIN & RUTHIE	10 WILDMAN ST.	J13028	2983.40	44.75	24.00	0.00	3052.15
				J13028 Total	2983.40	44.75	24.00	0.00	3052.15
01	185991	BYRON, MAURICEIA	20 JAMES ST.	J13194	3233.24	48.49	24.00	0.00	3305.73
				J13194 Total	3233.24	48.49	24.00	0.00	3305.73
01	186721	MJA REALTY ASSOC. LTD.	259 WHITE ST.	J13266	3367.04	50.51	24.00	0.00	3441.55
				J13266 Total	3367.04	50.51	24.00	0.00	3441.55
01	187091	CLINE, PATRICIA	39 AUSTIN ST.	J13303	2577.00	38.65	24.00	0.00	2639.65
				J13303 Total	2577.00	38.65	24.00	0.00	2639.65
01	187221	SEAMAN MICHAEL A & MAR	52 CHESTNUT ST	J13316	3102.00	46.53	24.00	0.00	3172.53
				J13316 Total	3102.00	46.53	24.00	0.00	3172.53
01	187661	FIORE FRANCES ESTATE OF	125 LIBERTY ST	J14013 BL	1946.00	29.19	24.00	0.00	1999.19
				J14013 BL Total	1946.00	29.19	24.00	0.00	1999.19
01	187691	LIMA, LOUIS C.	119 LIBERTY ST.	J14016	2604.80	39.07	24.00	0.00	2667.87
				J14016 Total	2604.80	39.07	24.00	0.00	2667.87
01	189681	ALVES, JOSE O. & VIRGINIA	52 TAYLOR ST.	J14215	2084.84	31.27	24.00	0.00	2140.11
				J14215 Total	2084.84	31.27	24.00	0.00	2140.11
01	190191	CAPITAL PROPERTY ENTER	306 COLONIAL	J14247-26 BL	509.88	7.65	24.00	0.00	541.53
				J14247-26 BL Total	509.88	7.65	24.00	0.00	541.53
01	192061	BADILLO ERNEST C	78 TRIANGLE ST	J14280	13458.00	201.87	24.00	0.00	13683.87

				J14280 Total	13458.00	201.87	24.00	0.00	13683.87
01	192071	CAREY INDUSTRIES INC	TRIANGLE ST	J14281	27009.32	405.13	24.00	0.00	27438.45
				J14281 Total	27009.32	405.13	24.00	0.00	27438.45
01	192191	CAETANO, RUI M. & MARIA	36 TOWN HILL AVE.	J15010	3548.76	53.23	24.00	0.00	3625.99
				J15010 Total	3548.76	53.23	24.00	0.00	3625.99
01	192461	ROTELLO GREGORY	17 MAIN ST	J15036 BL	6882.96	103.24	24.00	0.00	7010.20
				J15036 BL Total	6882.96	103.24	24.00	0.00	7010.20
01	195121	CAREY INDUSTRIES INC.	TRIANGLE ST	J15225	7455.92	111.84	24.00	0.00	7591.76
				J15225 Total	7455.92	111.84	24.00	0.00	7591.76
01	195781	BASSETT ELIZABETH P & JA	59 SOUTH ST	J15268	2874.84	43.12	24.00	0.00	2941.96
				J15268 Total	2874.84	43.12	24.00	0.00	2941.96
01	197881	PICKEL, CLARA	33 ROCKY GLEN RD.	J16076	2135.32	32.03	24.00	0.00	2191.35
				J16076 Total	2135.32	32.03	24.00	0.00	2191.35
01	202741	RYAN, CAROL	28 SHORE RD.	K02116	8359.52	125.39	24.00	0.00	8508.91
				K02116 Total	8359.52	125.39	24.00	0.00	8508.91
01	207261	THOMPSON, ISIAH & EVELYN	4 VALLEY RD	K05111	2151.04	32.27	24.00	0.00	2207.31
				K05111 Total	2151.04	32.27	24.00	0.00	2207.31
01	208201	SANTORO MATTHEW L	CANDLEWOOD PK	K05120-32 BL	651.20	9.79	24.00	0.00	684.99
				K05120-32 BL Total	651.20	9.79	24.00	0.00	684.99
		LEGAL FEES DUE \$300 9/02				0.00			0.00
01	210441	JACKSON TERRY ANN	STADLEY ROUGH RD	K07020 BL	1304.92	19.57	24.00	0.00	1348.49
				K07020 BL Total	1304.92	19.57	24.00	0.00	1348.49
01	210871	BRILHANTE, MARIE JESUS	26 KAREN RD	K07063	2985.92	44.79	24.00	0.00	3054.71
				K07063 Total	2985.92	44.79	24.00	0.00	3054.71
01	213751	NALLEY JOHN R III & ELLEN	26 SIL-CAM DR	K08009	4149.48	62.24	24.00	0.00	4235.72
				K08009 Total	4149.48	62.24	24.00	0.00	4235.72
01	216491	HYDE MICHAEL J & ROBIN C	9 RUBSON DR	K10007	3233.24	48.49	24.00	0.00	3305.73
				K10007 Total	3233.24	48.49	24.00	0.00	3305.73
01	217671	WILLIS HOWARD R	98 FEDERAL RD	K11069	3268.60	49.03	24.00	0.00	3341.63
				K11069 Total	3268.60	49.03	24.00	0.00	3341.63
01	218191	CARREIRA, JOSE F.	83 BEAVER BROOK RD.	K11145	2518.96	37.79	24.00	0.00	2580.75
				K11145 Total	2518.96	37.79	24.00	0.00	2580.75
01	218201	CARREIRA, JOSE F.	85 BEAVER BROOK RD	K11146	2183.28	32.75	24.00	0.00	2240.03
				K11146 Total	2183.28	32.75	24.00	0.00	2240.03
01	218431	SHELLEY KAREN D	19 SPRINGSIDE AVE	K12016	2266.56	34.00	24.00	0.00	2324.56
				K12016 Total	2266.56	34.00	24.00	0.00	2324.56
01	219111	TROCOLLA, KATHERINE & D	53 HOLLEY ST EXT	K12085	2703.20	40.55	24.00	0.00	2767.75
				K12085 Total	2703.20	40.55	24.00	0.00	2767.75
01	219681	SOUSA MARIA J & JOANNA	42 FEDERAL RD	K12145	3677.48	55.16	24.00	0.00	3756.64
				K12145 Total	3677.48	55.16	24.00	0.00	3756.64
01	220271	JOHNSON, DAVID	35 BEAVER BROOK RD	K12200	3033.88	45.51	24.00	0.00	3103.39
				K12200 Total	3033.88	45.51	24.00	0.00	3103.39
01	223491	YOUNGBERG RICHARD W JR	25 CROSS ST	K13152	3023.76	45.36	24.00	0.00	3093.12
				K13152 Total	3023.76	45.36	24.00	0.00	3093.12
01	225481	ZANNI GERALDINE B	41 PURCELL DR W	K14049	2486.16	37.29	24.00	0.00	2547.45
				K14049 Total	2486.16	37.29	24.00	0.00	2547.45
01	226401	AUSTIN, EUGENE C.	79 CROSS ST	K14149RC	3748.16	56.23	24.00	0.00	3828.39
				K14149RC Total	3748.16	56.23	24.00	0.00	3828.39
01	225821	LINCK, ANNE MARIE & ALFR	33 CROSS ST	K14085	2203.48	33.05	24.00	0.00	2260.53
				K14085 Total	2203.48	33.05	24.00	0.00	2260.53
00	227651	FOUR STAR REALTY LLC	76 SOUTH ST	K15011	7145.44	107.19	24.00	0.00	7276.63
				K15011 Total	7145.44	107.19	24.00	0.00	7276.63
01	228291	SULIM LTD PARTNERSHIP	46 &A SOUTH ST	K15075	7332.24	109.99	24.00	0.00	7466.23

				K15075 Total	7332.24	109.99	24.00	0.00	7466.23
01	228451	REALTY 38 REALTY INC.	38 SHELTER ROCK RD	K15090 BL	2468.48	37.03	24.00	0.00	2529.51
				K15090 BL Total	2468.48	37.03	24.00	0.00	2529.51
01	228661	READE BARRY	41 SOUTH ST	K15111	4666.88	70.00	24.00	0.00	4760.88
				K15111 Total	4666.88	70.00	24.00	0.00	4760.88
01	234351	OLSON DONALD E	41 NO NABBY RD	L06001	2627.48	39.41	24.00	0.00	2690.89
				L06001 Total	2627.48	39.41	24.00	0.00	2690.89
01	241021	HERON BRIAN	A/1 WINDSOR GARDENS	L13046-13	742.08	11.13	24.00	0.00	777.21
				L13046-13 Total	742.08	11.13	24.00	0.00	777.21
01	241991	STILWELL JEFFREY L SR & S	3 WOODSIDE AVE EXT	L13085	2218.60	33.28	24.00	0.00	2275.88
				L13085 Total	2218.60	33.28	24.00	0.00	2275.88
01	242521	KELLEY, CAMILLE	16 VALLEY VIEW DR.	L13139	2218.60	33.28	24.00	0.00	2275.88
				L13139 Total	2218.60	33.28	24.00	0.00	2275.88
01	244421	MULVEY JAMES A & KATHEP	13 WESTVIEW DR	L14078	2589.64	38.84	24.00	0.00	2652.48
				L14078 Total	2589.64	38.84	24.00	0.00	2652.48
01	248961	KOVACS PAUL & ROBERT	5 MOUNTAINVIEW RD	M10028 BL	2617.40	39.27	24.00	0.00	2680.67
				M10028 BL Total	2617.40	39.27	24.00	0.00	2680.67
		AMER TX P/P \$5000.00 MO							
				Grand Total	645151.16	12172.31	4008.00	15.00	661346.45



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 200__

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, the City of Danbury previously assigned certain real estate tax liens to American Tax Funding, LLC ("ATF"); and,

WHEREAS, the assignment of additional tax liens on the grand lists of October 1, 1999, October 1, 2000 and October 1, 2001, to ATF with Foothill Capital Corporation as a secured party, relating to the same properties covered by the tax liens previously assigned to ATF, would further reduce the administrative burden upon the Danbury Tax Collector for the benefit of the City; and,

NOW THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF DANBURY that Mayor Mark D. Boughton be and hereby is authorized to accomplish the assignment to ATF of additional liens filed by the tax collector to secure unpaid taxes on real property appearing on the grand lists of October 1, 1999, October 1, 2000 and October 1, 2001 and having a value of \$661,346.45 (less any amounts paid on or after September 17, 2002) and that Mayor Boughton be and hereby is further authorized to execute any agreements or amendments thereto as may be required to accomplish the purposes hereof.



3

CITY OF DANBURY

OFFICE OF THE MAYOR
DANBURY, CONNECTICUT 06810

MARK D. BOUGHTON
MAYOR

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

September 25, 2002

Honorable Members of the Common Council
City of Danbury

Dear Council Members:

I hereby submit for your confirmation the promotion of Jeffrey A. Lagarto to the rank of Lieutenant in the Danbury Police Department. Sergeant Lagarto, who successfully completed the Civil Service requirements for this position, was the #1 candidate on the eligibility list.

Sergeant Lagarto was appointed to the Police Department on November 28, 1988. He was promoted to Sergeant in August 2000. He a member of the Bike Patrol, Community Services Division, and Crime Scene Unit Evidence Technician. Jeff and his wife Alex are the proud parents of a son, Ehren.

Thank you for your consideration of this appointment.

Sincerely,

A handwritten signature in black ink that reads "Mark D. Boughton".

Mark D. Boughton
Mayor



H

CITY OF DANBURY

OFFICE OF THE MAYOR
DANBURY, CONNECTICUT 06810

MARK D. BOUGHTON
MAYOR

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

September 25, 2002

Honorable Members of the Common Council
City of Danbury

Dear Council Members:

I hereby submit for your confirmation the promotion of Thomas P. Wendel to the rank of Captain in the Danbury Police Department. Lieutenant Wendel, who successfully completed the Civil Service requirements for this position, was the #1 candidate on the eligibility list.

Lt. Wendel was appointed a Patrol Officer February 13, 1979. He was a member of the SWAT team and was appointed to the Special Investigations Division of the Detective Bureau in 1986. He was promoted to Sergeant in 1988, and to Lieutenant in August of 2000. He is married, and Tom and his wife Elizabeth, have two children – a daughter, Devon Anne, and a son, Ian.

Thank you for your consideration of this appointment.

Sincerely,

Mark D. Boughton
Mayor



5

CITY OF DANBURY

OFFICE OF THE MAYOR
DANBURY, CONNECTICUT 06810

MARK D. BOUGHTON
MAYOR

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

September 25, 2002

Honorable Members of the Common Council
City of Danbury

Dear Council Members:

I hereby submit for your confirmation the appointment of the following individual to the position of Police Officer within the Danbury Police Department:

Gregory T. Topa
5 Longview Avenue
Danbury, CT 06811

Mr. Topa is a Danbury native. He is a graduate of Danbury High School, and attended Sacred Heart University and Western CT State University.

Thank you for your consideration of this appointment.

Sincerely,

Mark D. Boughton
Mayor



6

CITY OF DANBURY

OFFICE OF THE MAYOR
DANBURY, CONNECTICUT 06810

MARK D. BOUGHTON
MAYOR

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

September 25, 2002

Honorable Members of the Common Council
City of Danbury

Dear Council Members:

I hereby submit for your confirmation the appointment of the following individual to the position of Police Officer within the Danbury Police Department:

Kevin T. Wilkes
166 Suncrest Road
South Norwalk, CT 06854

Mr. Wilkes is a graduate of Brien McMahon High School and is a certified EMT. He was employed at Stratford Medical Services in Bridgeport, CT.

Thank you for your consideration of this appointment.

Sincerely,

Mark D. Boughton
Mayor



CITY OF DANBURY

OFFICE OF THE MAYOR
DANBURY, CONNECTICUT 06810

MARK D. BOUGHTON
MAYOR

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

September 25, 2002

Honorable Members of the Common Council
City of Danbury

Dear Council Members:

I hereby submit for your confirmation the promotion of George Scott Fabich to the rank of Sergeant in the Danbury Police Department. Patrol Officer Fabich, who successfully completed the Civil Service requirements for this position, was the #1 candidate on the eligibility list.

Patrol Officer George Scott Fabich was appointed a member of the Police Department on August 29, 1994. He was a member of the SWAT team, and is a member of the Bike Patrol, Safe Neighborhood Unit. He and his wife, Lisa, are parents of two children, Ryan and Kyle.

Thank you for your consideration of this appointment.

Sincerely,

A handwritten signature in black ink, appearing to read "Mark D. Boughton".

Mark D. Boughton
Mayor



8

CITY OF DANBURY

OFFICE OF THE MAYOR
DANBURY, CONNECTICUT 06810

MARK D. BOUGHTON
MAYOR

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

September 24, 2002

Honorable Members of the Common Council
City of Danbury, Connecticut

Dear Common Council Members:

The City of Danbury is reaching a transition stage from small New England city to a regional center for economic development. One of the challenges of this transition is retaining the "New England Charm" of historic Danbury. An effective response to this challenge should include an Architectural Review Board that allows greater input on the character of future development in Danbury.

The Architectural Review Board concept has many success stories throughout Fairfield County and New England. The Architectural Review process allows the project application to include a review for neighborhood compatibility and historical preservation. Our wonderful city will be served well by the positive input provided by an Architectural Review Board.

With the preservation of our quality of life in mind, I am requesting an Ad Hoc Committee study the benefits of this proposal. Thank you for your consideration of this matter.

Sincerely,

Mark D. Boughton
Mayor



9

CITY OF DANBURY
DEPARTMENT OF WELFARE & SOCIAL SERVICES

TELEPHONE
(203) 797-4569

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

FACSIMILE
(203) 797-4566

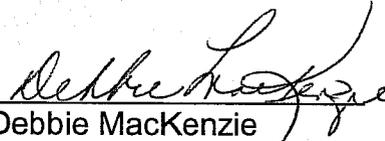
To: Members of the Common Council
Fr: Debbie MacKenzie
Re: **Donation to the City Shelter**
Date: 9/4/02

Mutual Appliance donated a necessary part for the clothes dryer at the City Shelter valued at \$19.99.

The dryer is used by persons staying at the shelter. They are able to wash & dry their clothes at a minimal cost.

The dryer broke and was being repaired by a skilled client. Due to the urgency Mutual Appliance donated the part so that the repair could be done immediately.

Please accept this donation.


Debbie MacKenzie



BENJAMIN V. DOTO, III, P.E.
CONSULTING CIVIL ENGINEER

10

131 DEER HILL AVENUE
DANBURY, CT 06810

PHONE: 203/743-3424
FAX: 203/743-3588

September 13, 2002

Honorable Warren Levy
Chairman, Common Council
City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

Re: Still River Greenway
Donation

Dear Council Members:

On behalf of the Benjamin & Frances Doto Family Fund (Fairfield County Foundation) we request that the City of Danbury accept a \$500 donation for the Still River Greenway, Eagle Road Bridge Water Quality Improvement Project. The contribution is intended to assist in the purchase of plantings and other related costs.

Please feel free to contact me if you have any questions or need additional information.

Sincerely,


Benjamin V. Doto, III, P.E.

cc: Dr. Benjamin V. Doto, Jr.
Mr. Jack Kozuchowski (City of Danbury Health Dept.)



CITY OF DANBURY

OFFICE OF THE MAYOR
DANBURY, CONNECTICUT 06810

MARK D. BOUGHTON
MAYOR

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

September 18, 2002

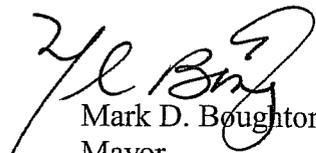
Honorable Members of the Common Council
Danbury, Connecticut

Dear Common Council Members:

The City of Danbury recently commissioned Iovino Brothers Sporting Goods to reproduce the official City Seal for embroidery on clothing. The one-time cost for setup and artwork is \$363.30 and Steve Kaplanis of Iovino Brothers is donating this expense to the City.

Thank you for your consideration of this generous donation.

Sincerely,


Mark D. Boughton
Mayor



12

CITY OF DANBURY

DANBURY, CONNECTICUT 06810

Fire Department
19 New Street

Peter J. Sicienski, Chief
(203)796-1550
Fax (203) 796-1533

DATE: SEPTEMBER 24, 2002

TO: MAYOR MARK D. BOUGHTON &
MEMBERS OF THE COMMON COUNCIL

FROM: PETER J. SIECIENSKI, FIRE CHIEF

RE: DONATION

CC: D.R. DIORIO, FINANCE DIRECTOR
J.L. SAMAHA, ASSISTANT CITY CLERK

Dear Mayor Boughton & Members of the Common Council:

I would request the approval of the Common Council to accept a donation of two stairmasters to the Danbury Fire Department from the New York Sports Club of Danbury. These units are operational and would assist in conditioning our Firefighters. (See attachment)

If additional information is needed, please contact.

Respectfully yours,

Peter J. Sicienski
Fire Chief

PJS/ft
.attach.
Donation
Tax I.D. # A185683



**new york
sports clubs**

To whom it may concern,

New York Sports Club would like to donate 2 Stairmaster 4000PT Stairmasters to the Danbury Fire Department.

The serial numbers of the 2 units are 084460716002 and 09200020116018.

If you have any questions please don't hesitate to call me at 203 748 9121.

Thank you,

Paul M. Gesualdi

Paul M. Gesualdi
General Manager
Danbury, CT



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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 Mark Boughton and
Members of the Common Council
City of Danbury – 155 Deer Hill Avenue
Danbury, CT 06810

September 17, 2002

Mayor Boughton and Members of the Common Council:

The following donations (\$190.00) have been sent to the Department of Elderly Services for the use of the Senior Center. Please accept these donations and transfer them into the appropriate line items, as requested on the accompanying form.

Mary/Robert Johnson -	100.00
Charles/Betty Willis -	40.00
Almost Family Adult Day Care -	<u>50.00</u>

Respectfully,

Leo McIlrath



100 Mallard Creek Road, Suite 400
Louisville, KY 40207
(502) 899-5355

Bank One NA
P O Box 1045
Columbus, OH
43271-1045
56-1544 / 441

219973

DATE	6/5/2002
AMOUNT	***50.00

PAY Fifty and 00/100*****

Void after 90 days

TO THE ORDER OF DANBURY SENIOR CENTER
DANBURY

Willis family

CHECK IS PRINTED ON SECURITY PAPER WHICH INCLUDES FLUORESCENT FIBERS. BORDER CONTAINS MICROPRINTING.

⑈ 219973 ⑆ ⑆ 044115443 ⑆ 616285748 ⑆

MARY JOHNSON J. ROBERT JOHNSON 38 PENINSULA RD. P.O. BOX 484 HARVARD, MA 01451		5-13/110 0003087344	7068
PAY TO THE ORDER OF <i>Danbury Senior Center</i>		DATE <i>September 19, 2002</i>	\$ <i>100.00</i>
<i>One hundred</i> ^{<i>00</i>} / _{<i>100</i>} DOLLARS		Security Features are included. Details on Back.	
 www.fleet.com 80588 Watertown Stop & Shop Office Watertown, Massachusetts 02472		<i>Mary Johnson</i>	
MEMO _____		MP _____	
⑆ 011000138 ⑆ 00030 87344 ⑆ 7068			

CHARLES E. WILLIS, SR. BETTY F. WILLIS 2414 GRANDVIEW AVE. 407-323-2791 SANFORD, FL 32771-4500		7881
DATE <i>8/30/02</i>		53-8136/2631 11
PAY TO THE ORDER OF <i>Danbury Senior Center</i>		\$ <i>40.00</i>
<i>Forty</i> ^{<i>00</i>} / _{<i>100</i>} DOLLARS		Security Features are included. Details on Back.
 Phone: (407) 277-5045		Golden Anchor Club
FOR <i>Memory Wayne Washer</i>		<i>Betty F Willis</i>
⑆ 263181368 ⑆ 8250132780045 ⑆ 7881		



14

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:09/23/02

MEMO TO: Hon. Mark Boughton
via the Common Council

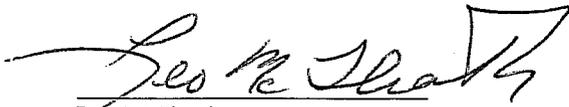
FROM: Leo McIlrath, Director
Elderly Services

RE: Reappropriation of Donated Funds

I hereby request a transfer of funds in the amount of \$478.00 from the Elderly Services donations account to the Commission on Aging budget for the following accounts:

Professional Service Fees – 5002.5331	478.00
---------------------------------------	--------

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


Leo McIlrath

LM/jg

cc: Dena Diorio
Director of Finance



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DENA DIORIO
DIRECTOR OF FINANCE

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

M E M O R A N D U M

DATE: September 24, 2002
TO: Hon. Mark D. Boughton via the Common Council
FROM: Dena Diorio, Director of Finance
RE: Commission on Aging

CERTIFICATION

I hereby certify the availability of \$478.00 to be transferred from the Elderly Services Donations Revenue Account to the Commission on Aging budget to the following account:

Professional Services	5002.5311	\$ 478.00
-----------------------	-----------	-----------

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


Dena Diorio

/jgb



CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

REGISTRAR OF VOTERS
(203) 797-4550

DATE: September 26, 2002
TO: The Honorable Mayor Boughton and members of the Common Council
FROM: Marge Gallo/Jean Natale
Registrars of Voters
RE: Request for expenditures for Redistrict Notification of House District
Mailing to Danbury Voters.

We, the undersigned, respectfully request \$4,450.00 to cover the expense of mailing redistricting notices to 18000 voter households throughout Danbury.

The breakdown for reimbursement is as follows:

1060.5324...Printing and Binding (cost of postcards)	310.00
1060.5318...Postage (rate \$.23 ea x 18000)	<u>\$ 4,140.00</u>
Total	\$ 4,450.00

Respectfully submitted,

Margaret Gallo
Registrar of Voters

Jean Natale
Registrar of Voters

Cc: D.DiOrio



15

CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

DENA DIORIO
DIRECTOR OF FINANCE

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

M E M O R A N D U M

TO: Hon. Mark D. Boughton via the Common Council
FROM: Dena Diorio, Director of Finance *ll*
RE: REDISTRICIT NOTIFICATION
DATE: September 26, 2002

CERTIFICATION #7

As per the attached request of the Registrars of Voters, Marge Gallo and Jean Natale, I hereby certify the availability of \$4,450.00 to be transferred from the Contingency Fund to the following line items in the Registrars of Voters budget:

Account #1060.5318	Postage	\$4,140.00
Account #1060.5324	Printing & Binding	<u>310.00</u>
Total		\$4,450.00
Balance of Contingency		\$490,120
Less this request		<u>4,450</u>
Balance		\$485,670

If you have any questions, please give me a call.

Dena Diorio
Dena Diorio

DD/jgb

**CAMBODIAN NEW LIFE EVANGELICAL CHURCH
22 MAPLE AVENUE
DANBURY, CT 06810**

September 24, 2002

Common Council
c/o City Clerk's Office
City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

Re: **Lease of Land on Garamella Blvd.**

Honorable Council Members:

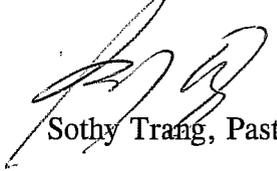
As you may know, our organization owns the property at 22 Maple Avenue in Danbury. We have secured all the approvals needed to upgrade the building in order to carry out our religious and social service missions. The amount of parking available on site is not ideal, however, so we continue to search for supplemental parking areas.

Just to the North of our site, at the Southwest corner of Garamella Boulevard and Maple Avenue, lies a small, vacant piece of property owned by the City. We would like to discuss the possibility of obtaining a long-term lease of the parcel for parking.

Would you be kind enough to put this matter on your next agenda and refer it to the appropriate subcommittee or agencies for review.

Thank you.

Very truly yours,


Sothy Trang, Pastor



CITY OF DANBURY

DEPARTMENT OF PUBLIC UTILITIES
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

MARIO RICOZZI, P.E., F.ASCE
SUPERINTENDENT OF PUBLIC UTILITIES

(203) 797-4539
FAX: (203) 796-1590

September 25, 2002

Honorable Mark D. Boughton
Honorable Members of the Danbury Common Council
155 Deer Hill Avenue
Danbury, CT 06810

RE: Amendment to Recycling and Solid Waste Operation Agreement

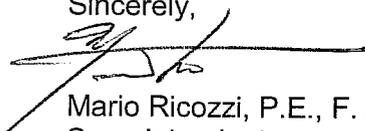
Dear Mayor Boughton and Members of the Common Council:

In August 1998 the City of Danbury entered into a "Recycling and Solid Waste Operation Agreement" with Automated Waste Disposal (AWD). The agreement established the mechanism and procedures for AWD to accept solid waste and recycling directly from residents (Mom and Pops) at their facility at 304 White Street.

The agreement was modified and extended in November 2000 and it expired on June 30, 2002. We have reviewed another extension of the agreement with AWD. AWD has agreed to keep the same payment terms for an additional 2 years, expiring on June 30, 2004. Funds for this contract are included in our current operating budget.

Attached for your review and approved is a proposed amendment extending the period to 2004. I will be happy to discuss this with you.

Sincerely,



Mario Ricoszi, P.E., F. ASCE
Superintendent

Enclosure

MR:sm

cc: William J. Buckley, Jr., P.E.

Eric Gottschalk

Dena Diorio

sm/c:/marioword/rswop.doc

SECOND AMENDMENT TO RSW OPERATION AGREEMENT

AGREEMENT, made this _____ day of October 2002, by and between the CITY OF DANBURY in the State of Connecticut, a municipality and political subdivision of the State of Connecticut ("the City"), acting by and through Mark D. Boughton, its Mayor, and AUTOMATED WASTE DISPOSAL, INC., a Connecticut corporation having a principal place of business at 307 White Street, Danbury, Connecticut ("the Contractor").

WHEREAS, the parties signed an "RSW Operation Agreement" ("the Agreement") on August 18, 1998, and an Amendment to RSW Operation Agreement on November 13, 2000; and

WHEREAS, the parties are satisfied with the performance by each of the terms of the Agreement as amended; and

WHEREAS, the parties wish to further amend the Agreement.

NOW THEREFORE, in consideration of the mutual covenants herein contained, the parties agree:

1. The Effective Date of this Second Amendment to RSW Operation Agreement is July 1, 2002.
2. The term of the Agreement, as amended, is extended to June 30, 2004.
3. Except as modified in this Second Amendment, all other provisions of the Agreement, as amended, shall remain in full force and effect.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals
the day and year first above written.

CITY OF DANBURY

By: Mark D. Boughton, Mayor
Duly Authorized

AUTOMATED WASTE DISPOSAL, INC.

By: James E. Galante, its President
Duly Authorized



18

CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

October 1, 2002

Mayor Mark D. Boughton
Members of the Common Council
155 Deer Hill Avenue
Danbury, Connecticut 06810

Re: City of Danbury Website

Dear Mayor and Council Members:

I request that a ad hoc committee be appointed to study the City of Danbury Website for ways to improve its display and operations. I recommend bringing in outside consultants, if necessary, to solve the problems it seems to have.

Sincerely,


John C. Gogliettino
Council at Large

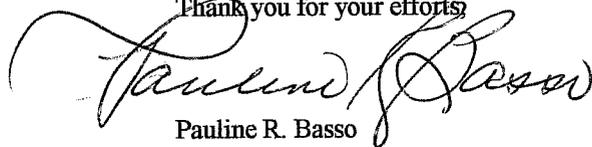
September 3, 2002

Danbury Common Council
Deer Hill Ave
Danbury, Connecticut 06810
Warren Levy, President

Common Council Members,

I am asking for an Ad Hoc committee to be formed to look into a problem of parking on both sides of the street on Henry St. Perhaps we can ask the Police Dept. or the Traffic Engineer to look into what can be done to help this problem.

Thank you for your efforts,

A handwritten signature in black ink, appearing to read "Pauline R. Basso". The signature is written in a cursive style with a large initial "P".

Pauline R. Basso

COMMON COUNCIL - CITY OF DANBURY

APPLICATION FOR EXTENSION OF SEWER/WATER

Sewer

Water

Name of Applicant: John Healy

Address: 23 Crofut St
Danbury, ct 06810

Telephone: (203) 798-0558

The undersigned submits for consideration an application for extension of sewer and/or water facilities for property

Located at: Oil Mill Road

Assessors's Lot No. H15375

Zone: R3

Intended Use: Retail _____ Single Family Residential _____
Office _____ Multiple Family Development
Mixed Use _____
Industrial _____

Number of Efficiency Units _____
Number of 1 Bedroom Units _____
Number of 2 Bedroom Units _____
Number of 3 Bedroom Units 2
Total Number of Units 2

John Healy
SIGNATURE

9-19-02
DATE

22

To: The Honorable Mayor Mark D. Boughton
The Honorable Members of the Common Council

From: The Reapportionment Committee
Joseph DaSilva, Chairman,
Wayne Baker, George Fagan, Margaret Gallo and Jean Natale

Date: September 17, 2002

Re: Reapportionment of Wards in Danbury

.....
The committee appointed to make recommendations regarding the reapportionment of wards in Danbury met nine times between May 15, 2002 and September 3, 2002.

The first four meetings were used to study the charge and responsibilities of the committee as presented by Common Council President Warren Levy and Assistant Corporation Council Eric Gottschalk, and to choose a fifth member of the committee. The remaining meetings were spent discussing three different plans for redistricting that were developed by members of the committee.

A plan was presented by Wayne Baker that used the Connecticut State House Districts as the basis for ward division. Jean Natale offered a plan that maintains the pie shaped concept of ward organization and was aimed to straighten the boundaries of some wards. Margaret Gallo and Joseph DaSilva developed a plan that also kept to the pie shaped wards that now exist and disrupted the movement to different wards to as few neighborhoods as possible.

After considerable discussion of the various plans offered, the committee was not able to come to a consensus. None of the plans could garner a majority vote of the members in attendance. The committee then unanimously voted to present the three plans to the Common Council, which has the ultimate responsibility for the reapportionment of our City.

The three plans are now located in the office of the Registrar of Voters and is available for study by members of the Council at any time. The committee will make itself available to answer any questions or to attend any meetings called on this issue.

The members of the committee were happy to offer their service to the City of Danbury. We hope that our offerings will be of benefit to the Common Council and the City.

Respectfully submitted,
Joseph DaSilva, Chairman
Wayne Baker
George Fagan
Margaret Gallo
Jean Natale



23

CITY OF DANBURY

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

(203) 797-4518
(203) 796-8043 FAX

PLEASE REPLY TO:
DANBURY, CT 06810

September 10, 2002

Honorable Mayor Mark D. Boughton
Honorable Members of the Common Council
City Hall
155 Deer Hill Avenue
Danbury, Connecticut 06810

Re: Executive Aero Maintenance LLC v. City of Danbury et al.

Dear Mayor and Council Members:

Executive Aero Maintenance has served the city with a writ, summons and complaint and a request for a temporary injunction to prevent the city from terminating its tenancy and the Danbury Municipal Airport. In past cases involving the airport we have used the services of attorney Gerald McEnery who has special expertise in this area. If approved, attorney McEnery has agreed to represent the city in this matter at the greatly reduced rate of \$135.00 per hour. Please consider and authorize the retention of Mr. McEnery for purposes of defending the city in this lawsuit.

Sincerely,

Robert J. Yamin
Corporation Counsel

25-august

24



CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

PLANNING COMMISSION
(203) 797-4525
(203) 797-4586 (FAX)

September 5, 2002

To: Mayor Mark Boughton
Members of Common Council

From: Planning Commission

Re: 8-24 Referral – July C.C. Agenda Item ? -Request for Water Extension at 11 South Cove Rd.

The Planning Commission has received a request from the Common Council for a report pursuant to CT General Statutes/Sec 8-24, regarding the above referenced item.

At the August 21, 2002 meeting, the Planning Commission made a motion to give a positive recommendation for the above referenced request based on the Planning Director's report and provided such extension is made to the satisfaction of the City and assuming petitioner receives whatever rights related to the work in the road that may be required.

Sincerely,

Joseph Justino
Chairman

JJ/jr

c: Engineering Dept.



CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

39-July

25

PLANNING COMMISSION
(203) 797-4525
(203) 797-4586 (FAX)

September 4, 2002

To: Mayor Mark Boughton
Members of Common Council

From: Planning Commission

Re: 8-24 Referral – July C.C. Agenda Item 39 – Blind Brook Playground Resolution.

The Planning Commission has received a request from the Common Council for a report pursuant to CT General Statutes/Sec 8-24, regarding the above referenced item.

At the August 7, 2002 meeting, the Planning Commission made a motion to give a positive recommendation for the above referenced request because this is in compliance with the Plan of Conservation & Development and the money has been set aside for this purpose. The motion was passed unanimously.

Sincerely,

Joseph Justino
Chairman

JJ/jr

c: Corporation Counsel
Engineering Dept.



32-July

26

CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

ENGINEERING DEPARTMENT
(203) 797-4641
FAX (203) 796-1586

WILLIAM J. BUCKLEY, JR., P.E.
DIRECTOR OF PUBLIC WORKS / CITY ENGINEER

July 3, 2002

Honorable Mark D. Boughton
Common Council
City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

Dear Mayor Boughton and Common Council Members:

Tax Assessor's Lot I11102
Oakland Avenue
Housatonic Habitat for Humanity

At the July 2, 2002 Common Council meeting, the June 12, 2002 request by Chris Brown, Executive Director of Housatonic Habitat for Humanity that the City give or sell the above noted parcel of land to Housatonic Habitat for Humanity was forwarded to our office for a report within thirty days (reference is made to item 32 of the meeting minutes).

Tax Assessor's Lot I11102 was acquired by the City of Danbury in 1982 through a foreclosure for tax purposes.

The parcel of land in question is noted on the Tax Assessor's map and card as being 0.14 acre in area. The Tax Assessor's map indicates that the parcel of land is 40 feet in width. The lot has a present appraised value of \$1,400.00 (assessed value of \$1,000.00). The Tax Assessor's card notes that an adjustment was made to the appraised value/assessed value of the parcel as a result of the size/shape of the lot.

The lot can be served by existing City sanitary sewer and water mains located in Oakland Avenue.

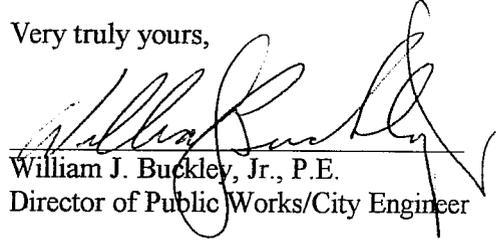
Our department has no objection to the transfer of this parcel of land (either as a gift or by sale) to Housatonic Habitat for Humanity. We suggest that before a decision is made, input from the Planning and Zoning Department be solicited to verify that zoning regulations will permit a house to be constructed on this lot because of its size/dimensions.

It is assumed that if a decision is made to sell this parcel of land, input from the tax assessor's office as to the value of this property will be obtained.

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



Very truly yours,



William J. Buckley, Jr., P.E.
Director of Public Works/City Engineer

C: Eric L. Gottschalk, Esq.
Dennis I. Elpern
Wayne Skelly
Colleen Velez



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

OFFICE OF THE CORPORATION COUNSEL

July 8, 2002

PLEASE REPLY TO:

DANBURY, CT 06810

Hon. Mayor Mark D. Boughton
Hon. Members of the Common Council
155 Deer Hill Avenue
Danbury, CT 06810

Re: July Agenda - Item No. 32
Habitat for Humanity
Request to Purchase Property – Lot I-11102 / Oakland Avenue

Dear Mayor and Council:

The above request to purchase what the petitioner states is property owned by the City was referred to this office, the Planning Director, Public Works and the Planning Commission for reports.

If the other reports are favorable, and if you are interested in transferring this property to the petitioner, you may wish to forward this matter to the Tax Assessor for a determination of value. In the event you decide to agree to sell this property, you must first declare it surplus and then must elect to convey it to the petitioner, or offer it for sale, through the Purchasing Agent, to the general public. Bear in mind that any proposal to dispose of an interest in municipally owned property requires Planning Commission approval and a two-thirds vote of all of the members of the Common Council (See Sec. 3-17 of the Danbury Municipal Charter).

In the event you have any questions about this, please do not hesitate to call.

Very truly yours,

Laszlo L. Pinter,
Assistant Corporation Counsel

cc: William J. Buckley, Jr., Director of Public Works/City Engineer
Dennis I. Elpern, Director of Planning & Zoning
Dominic A. Setaro, Jr., Acting Director of Finance

Llp/CitySale



CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

PLANNING COMMISSION
(203) 797-4525
(203) 797-4586 (FAX)

September 5, 2002

To: Mayor Mark Boughton
Members of Common Council

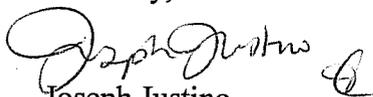
From: Planning Commission

Re: 8-24 Referral – July C.C. Agenda Item 32 – Habitat for Humanity, Oakland Ave.

The Planning Commission has received a request from the Common Council for a report pursuant to CT General Statutes/Sec 8-24, regarding the above referenced item.

At the August 21, 2002 meeting, the Planning Commission made a motion to give a positive recommendation for the above referenced request based on the Planning Director's report and with the suggestion that the property owner verify the setback requirements and the possible location of any wetlands.

Sincerely,


Joseph Justino
Chairman

JJ/jr

c: Engineering Dept.



CITY OF DANBURY

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

27

(203) 797-4518
(203) 796-8043 FAX

September 23, 2002

PLEASE REPLY TO:
DANBURY, CT 06810

Honorable Mayor Mark D. Boughton
Honorable Members of the Common Council
155 Deer Hill Avenue
Danbury, CT 06810

Re: Agenda Item No. 18 – September 4, 2002
Broad Street Re: Request to Acquire Portion of Roadway by Eminent Domain

Dear Mayor Boughton and Council Members:

I write to provide you with additional information regarding the above matter. This matter comes before the Common Council as on August 29, 2002, Attorney Ward J. Mazzucco requested that the City exercise its powers of eminent domain to acquire a small triangular piece of land on Broad Street. At your request, Mr. Buckley, Director of Public Works/City Engineer, provided you with a report recommending that the Common Council authorize this office to acquire the small triangular piece for roadway and other public purposes.

The principal issue to be considered is whether or not it is necessary to institute condemnation proceedings. The facts as we understand them are as follows: Broad Street existed as a private street as early as 1965; when Broad Street was constructed a small portion of it was built upon a triangular piece of land now or formerly owned by William and Ethel Pierce; and it is not presently possible to determine the current owner of the triangular piece of land upon which a small portion of Broad Street is constructed. The bulk of Broad Street was deeded to the City by John Allen in 1987, however, the small triangular piece was left out.

In considering whether to institute condemnation proceedings, our office researched whether there has been implied dedication and acceptance of the small triangular piece of land in the paved portion of Broad Street rendering the condemnation process unnecessary. "Both the owner's intention to dedicate the way to public use and acceptance by the public must exist, but the intention to dedicate a way to public use may be implied from the acts and conduct of the owner, and public acceptance may be shown by proof of the actual use of the way by the public." Wamphassuc Point Property Owners Association v. Public Utilities Commission, 154 Conn. 674, 681 (1967). A presumption of intent to dedicate land for a road may be inferred by a course of conduct for which the only reasonable explanation is that a dedication was intended. Fuller, Land Use and Practice Section 49.2., (1999). Implied acceptance may be shown by the conduct of the municipality. Id.

September 23, 2002

Our office also asked both the engineering and highway departments to review how long Broad Street has been maintained as a City road, and whether there have ever been any reports from a private owner abutting Broad Street complaining that the City was using his property for public purposes.

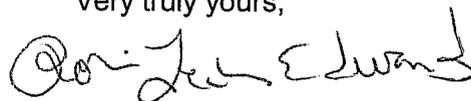
Mrs. Ellsworth's report, copy attached, indicates that a review of her department's Broad Street file shows that there is no record of complaint from an abutting landowner concerning that the paved portion of Broad Street located on private property and being used for public purposes. Since there has been no record of complaint from a private abutting owner regarding the use of the small triangular piece of land by the City, it is reasonable to conclude that implied dedication could be inferred from the now unknown owner's silence.

Mr. Cavagna's report, copy attached, indicates that Broad Street has been maintained by the Highway Department for at least the past fourteen years during his tenure and as far back as the past twenty-five years according to long term employees. In these circumstances, it is reasonable to conclude that implied acceptance has occurred since the City has maintained Broad Street for the past twenty-five years.

In summary, since the City has maintained Broad Street for the past twenty-five years and no abutting owners have complained that their property was being used by the City, we believe it is reasonable to conclude that it is not necessary to institute condemnation proceedings for the small piece of land in question.

Please call if you should have any questions.

Very truly yours,



Robin Leah Edwards
Assistant Corporation Counsel

Attachments

cc: Robert J. Yamin, Corporation Counsel
Eric L. Gottschalk, Assistant Corporation Counsel
William J. Buckley, Jr., P. E. Dir. Public Works/City Engineer
Patricia A. Ellsworth, P.E. Assistant City Engineer
Frank Cavagna, Superintendent of Highway
Ward J. Mazzucco, Esquire



RECEIVED

CITY OF DANBURY

SEP 18 2002

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

ENGINEERING DEPARTMENT
(203) 797-4641
FAX (203) 796-1586

WILLIAM J. BUCKLEY, JR., P.E.
DIRECTOR OF PUBLIC WORKS / CITY ENGINEER

September 18, 2002

MEMO TO: Robin L. Edwards, Esq.
Assistant Corporation Counsel

FROM: Patricia A. Ellsworth, P.E.
Assistant City Engineer

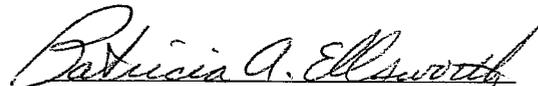
SUBJECT: Broad Street

I have reviewed the Engineering Department file for Broad Street to determine whether the City has ever received notification from an abutting property owner that the paved portion of Broad Street was located on their land (private property) and was being used for public purposes.

I found no record of any verbal or written notification/complaint.

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

Very truly yours,


Patricia A. Ellsworth, P.E.
Assistant City Engineer

C: William J. Buckley, Jr., P.E.
Frank Cavagna





CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

HIGHWAY DEPARTMENT
(203) 797-4606

FRANK L. CAVAGNA
SUPERINTENDENT OF HIGHWAYS

TO: Robin L. Edwards, Esq., Asst. Corporation Counsel

FROM: Frank L. Cavagna, Highway Superintendent

RE: Broad Street - Triangular section on private property

DATE: September 20, 2002

Please be advised that the Highway Department has maintained Broad Street as it is presently configured for at least the last fourteen years that I am aware of and, according to some of our long term (25 year) employees, as long as they can remember. The geometry of the roadway through the location in question may have changed somewhat when the parking lots that presently exist on that corner were laid out and constructed.

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

FLC

sf



18-Sept

CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

ENGINEERING DEPARTMENT
(203) 797-4641
FAX (203) 796-1586

WILLIAM J. BUCKLEY, JR., P.E.
DIRECTOR OF PUBLIC WORKS / CITY ENGINEER

September 10, 2002

Honorable Mark D. Boughton
Common Council
City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

Dear Mayor Boughton and Common Council Members:

Broad Street
Request to Acquire Portion of Roadway by Eminent Domain

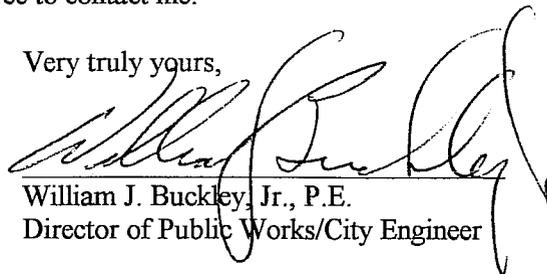
At the September 4, 2002 Common Council meeting, the August 29, 2002 request from Attorney Ward J. Mazzucco that the City exercise its powers of eminent domain to acquire a triangular piece of land on Broad Street was forwarded to our office for a report within thirty days (reference item 18 of the meeting minutes).

Enclosed please find a copy of a portion of the as-built sanitary sewer extension plan prepared for Broad Street Associates, LLP. The triangular piece of land in question is cross hatched on the enclosed plan. The sanitary sewer pipe was installed within the paved portion of Broad Street, however, the developers' land surveyor has determined that a triangle of land that includes a portion of the paved roadway in which the sewer was installed is of uncertain ownership.

We recommend that the Common Council authorize the Corporation Counsel's office to acquire this small triangular piece of land for roadway and other public purposes.

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

Very truly yours,



William J. Buckley, Jr., P.E.
Director of Public Works/City Engineer

WJB/PAE/pe

Encl.

C: Eric L. Gottschalk, Esq., with encl.
Dennis Elpern, with encl.



PORTION OF SANITARY SEWER LINE,
 REFER TO MAP ENTITLED:
 AS-BUILT PLAN & PROFILE
 OF SEWERAGE CIRCLE
 AT TILL RIVER GLEN
 DANBURY, CONNECTICUT
 PREPARED FOR
 STREET ASSOCIATES, LLP
 DATE: MARCH 29, 2002
 REVISED: AUG. 7, 2002
 PREPARED BY
 LAND SURVEYING, P.C.
 COAL PIT HILL RD.-DANBURY, CT.

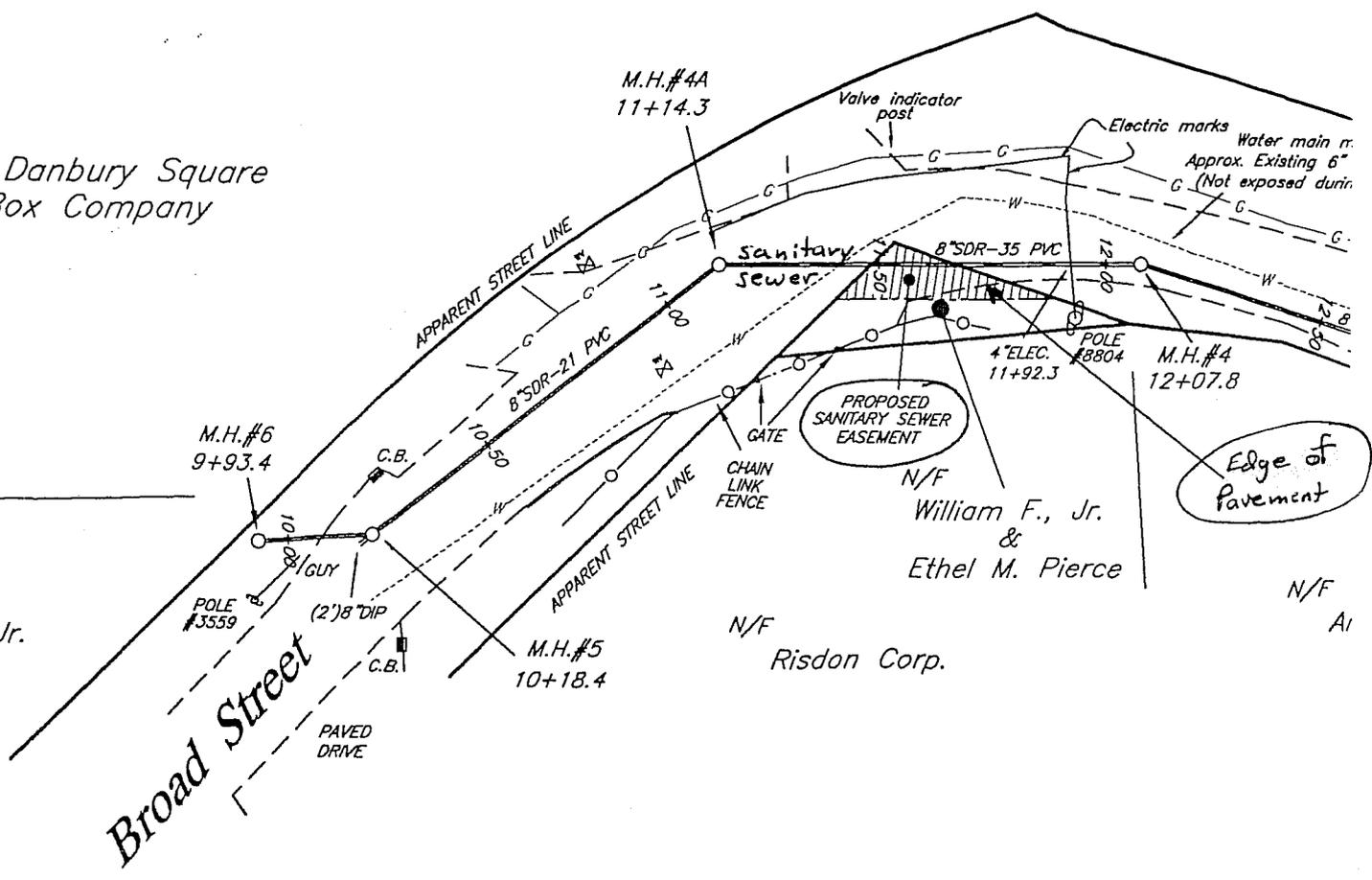
N/F

The Danbury Square
 Box Company

Crano, Jr.

N/F
 Risdon Corp.

N/F
 Ai



N/F
 William F., Jr.
 &
 Ethel M. Pierce

Edge of Pavement



28

CITY OF DANBURY

OFFICE OF THE MAYOR
DANBURY, CONNECTICUT 06810

MARK D. BOUGHTON
MAYOR

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

September 16, 2002

Honorable Members of the Common Council
Danbury, Connecticut

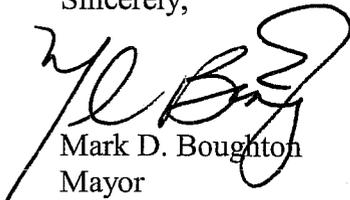
Dear Common Council Members:

I am in receipt of the Long Range School Facilities Committee report. I have forwarded a copy of this report to you for further review.

The City of Danbury has a tradition of providing a quality education for its students. In some cases we have already implemented several of the Committee's recommendations, however, we must address issues of space in our schools and the needs of our children in a comprehensive and proactive manner. Specifically, I am concerned about our two middle schools and the capacity of the respective facilities. The report provides the city with several options for school construction or expansion.

I am respectfully requesting that the Council examine the various options proposed, and to develop a plan to address the space requirements for our students in the 21st century. I respectfully request that we complete our recommendations in a timely manner so that we can allocate the required funds in a bond referendum for presentation to the voters in November of 2003.

Sincerely,



Mark D. Boughton
Mayor

DANBURY PUBLIC SCHOOLS

Administrative Center
63 Beaver Brook Road
Danbury, Connecticut 06810-6211

June 7, 2002

To: Board of Education Members
From: George O'Loughlin and Lawrence Post, Co-Chairs
Subject: Long-Range Facilities Study Committee Final Report

For the last six months a committee appointed by the Danbury School Board, the Long-Range Facilities Study Committee, has been carrying out their purpose to determine if the NESDEC Study's recommendation for additional space to house students and programs is as valid today as it was in May 2000.

The Committee, which is comprised of a cross-section of the community (Appendix 1), took several steps to reach their conclusions. These steps included, but were not limited to, the following:

- Review of the NESDEC Study.
- A tour of Rogers Park and Broadview Middle Schools and Danbury High School.
- A presentation of enrollment projections by the State Department of Education.
- An overview of the trends and cost of school construction by Morganti Inc. and Friar Associates.
- A presentation by the Director of Planning for the City of Danbury on land availability in Danbury.

The first step to accomplish these goals is for the City of Danbury, which is responsible for the construction and maintenance of Danbury Schools, to hire an architect to develop the schematic drawings and cost estimates necessary for the Common Council to move forward with a school building program.

The Committee has validated the conclusions of the NESDEC Study. The City of Danbury needs to adopt a strategy to update and upgrade the educational facilities in the City to meet the current and future needs of our children. The Committee recommends a series of actions that will address these needs until 2010. They are:

- Construct the Western Connecticut Academy of International Studies Magnet School.
- Construct a Roberts Avenue replacement school.
- Construct a third middle school and renovate the two existing schools.
- Expand and renovate the High School.
- Review the elementary school needs after the two new schools are completed.

The NESDEC Study makes the need for additional elementary space quite clear. The consensus of the Long-Range School Facilities Committee is that the Common Council

EXHIBIT # 02-167

move forward with the proposed transfer of land from WCSU to the City of Danbury for the construction of the Western Connecticut Academy of International Studies Magnet School. The State funding for the Magnet School has been approved at 100% funding.

The Committee also recommends that the City of Danbury sell the existing Roberts Avenue School located on the WCSU Campus to the University. The revenue from this sale should be applied toward the construction of a pre-K through 5 elementary school to replace Roberts Avenue School. The grant for the Roberts Avenue School replacement facility will be approved this legislative session at 52% reimbursement. These projects enable the City to obtain \$31,000,000 for school construction for less than \$6,500,000. Although there are needs to provide additional specialized space at our elementary schools, the construction of these two schools will significantly impact the need for space at our elementary schools for the present.

The Long-Range School Facilities Study Committee concludes that the immediate need for space is at the middle school and high school level. This is also the priority identified in the NESDEC Study.

The Long-Range School Facilities Study Committee proposes several resolutions for the School Board to recommend to the Mayor and the Common Council to be approved within the coming year. The following resolutions will address the pressing need for space in our schools:

- Resolution to sign the necessary agreements to transfer the WCSU land to the City of Danbury for the construction of a Magnet School (June 2002).
- Resolution to sell Roberts Avenue School to WCSU with the proceeds from the sale going toward the construction of a new pre-K through 5 elementary school (June 2002).
- Resolution that the School Board appoint a building committee and architect for the Roberts Avenue replacement school.
- Resolution to go to referendum in the fall of 2002 for the construction of a new elementary school to replace Roberts Avenue School.
- Resolution to appoint a building committee and architect to develop schematic drawings for a middle school and high school building project (December 2002).
- Resolution to approve the application of a grant to the State Department of Education for the construction of a third middle school and the renovation of the existing two middle schools (June 2003).
- Resolution to approve the application of a grant to remodel and expand Danbury High School (June 2003).

Appendix 1 - Long Range Facilities Study Committee Members

Appendix 2 - NESDEC Report, Executive Summary

Appendix 3 - Enrollment Projections, State Department of Education

Long Range Facilities Study Committee Middle Schools

*Resolution to appoint a building committee and architect to develop schematic drawings for a middle school and high school building project
(December 2002)*

Resolution to approve the application of a grant to the State Department of Education for the construction of a third middle school and the renovation of the existing two middle schools (June 2003)

The Middle School Subcommittee convened for the purpose of proposing to the Danbury Board of Education a middle school building project that would serve our growing middle school population. It would expand school programs for today and extend them over the next three to fifteen years.

The subcommittee toured both Broadview Middle School and Rogers Park Middle School and reviewed the NESDEC Long Range Facilities Master Plan as it pertains to the existing middle schools. To best meet the needs of the middle school student, the committee recommends additional classroom space and renovations.

In order to address current overcrowding, projected growth, and facilitate the cluster concept, the committee considered two proposals for further review.

Of the two proposals listed below, the Committee strongly recommends the building of a third middle school for the following reasons:

- Research supports the idea that smaller schools (under 1,000) improve safety, supervision and school climate.
- Three smaller middle schools will provide an optimal learning environment that keeps the City of Danbury an attractive community.
- Research supports that optimal learning for middle school age students occurs in smaller environments.
- Building a new school, followed by renovation of the existing schools will minimize the disruption of student life and the educational process.
- A third school will provide more space for expanded community activities.

PLAN A

Develop a new middle school configured with a cluster concept. In addition, reconfigure and renovate the existing space in the two middle schools to facilitate the cluster concept.

PLAN B

Construct additions and renovate both existing middle schools.

Pertinent Data

<u>School</u>	<u>Current Enrollment</u>	<u>Planned Operating Capacity</u>	<u>Deficiency</u>
Broadview	1,154	780	374
Rogers Park	1,080	660	420
	<hr/>	<hr/>	<hr/>
Total (Current)	2,234	1,440	794
Planned Growth	166		166
	<hr/>		<hr/>
Design Enrollment	2,400		960

Each of the current middle schools was originally designed as a junior high school. Each needs to be redesigned to facilitate the cluster concept.

Each cluster would utilize four general purpose classrooms, one science classroom, unified arts classrooms and expanded core facilities to support the number of programs and students it houses.

PLAN A

Develop a new middle school configured with a cluster concept. In addition, reconfigure and renovate the existing space in the two middle schools to facilitate the cluster concept.

1. **New Middle School** - Student capacity 1,000 students
2. **Broadview Middle School** - Student capacity 800 students

Reconfigure existing space as a middle school with cluster concept noting deficiencies identified in the NESDEC Study.

Focusing on but not limited to:

- Cafeteria - redesign
- Gymnasium - additional teacher station, locker room renovations, upgrade bleachers
- Auditorium - construct
- Media Center - expansion and redesign
- Bathrooms - renovate and modernize
- Science rooms/labs
- Classrooms - decompress existing classrooms and redesign space for effective use
- Mechanical infrastructure
- Follow deficiency recommendations as noted in NESDEC Study

3. **Rogers Park Middle School** - Student capacity 660 students

Reconfigure existing space as a middle school with cluster concept noting deficiencies identified in the NESDEC Study.

Focusing on but limited to:

- Corridors - create sight lines
- Health Clinic
- Science labs
- Gymnasium - additional teacher station, necessary upgrades
- Bathrooms - renovate and modernize
- Mechanical infrastructure
- Follow deficiency recommendations as noted in NESDEC Study

PLAN B

Construct additions and renovate both existing middle schools.

1. **Broadview Middle School** - Student capacity 1,200 students

Reconfigure existing space to facilitate the cluster concept and provide additional space to house an additional 420 students.

Focusing on but not limited to:

- Cafeteria - redesign and expand space
- Auditorium - construct
- Gymnasium - expansion to include additional teacher station, locker room renovations, upgrade bleachers
- Media Center - expansion and redesign
- Bathrooms - renovate and modernize
- Science Classrooms/Labs
- Storage
- Mechanical infrastructure
- Follow deficiency recommendations as noted in NESDEC Study

2. **Rogers Park Middle School** - Student capacity 1,200 students

Reconfigure existing space to facilitate the cluster concept and provide additional space to house an additional 540 students.

Focusing on but not limited to:

- Corridors - create sight lines
- Health Clinic
- Science labs
- Gymnasium - additional teacher station, necessary upgrades
- Bathrooms - renovate and modernize
- Mechanical infrastructure
- Follow deficiency recommendations as noted in NESDEC Study

Long Range Facilities Study Committee High School

Resolution to approve the application of a grant to remodel and expand Danbury High School (June 2003)

The NESDEC Study provided the Committee with sound data to prepare a plan of action to insure adequate facilities in the future. The Committee discussed the option of building a second high school. Two high schools of 1,500 students each, although educationally desirable, is probably not economically feasible at this time due to conditions of land availability and the increased burden to the taxpayers. The fact remains that the enrollment projections by the State indicate that the population in the high school will increase for the foreseeable future. The Committee therefore highlighted critical space needs and offers the following prioritized list to meet these needs.

The Prioritized Needs Are:

- Classroom space - Ten (10) classrooms to be reclaimed and add eight additional classrooms.
- Cafeteria expansion and renovation to provide additional seating capacity for two hundred (200) students. Create a flexible space, including an outdoor courtyard area.
- Main Office - reorganize and renovate, enlarge lobby space, reposition conference room and reception area, improve office work areas .
- Science classrooms - renovate and refurbish, the eighteen original existing classrooms have not been renovated in forty years. The design and usage of these labs require updating to insure safety to comply with code requirements and new curricular trends.
- Restrooms - refurbish and modernize student and staff lavatories to facilitate improved supervision and safety.
- Traffic - accessibility and flow need to be improved for safety of students, staff and visitors.
- Tech Center - space is available to develop a video/TV production studio. The space needs to be sub-divided and equipment provided.
- Contiguous parcels of land should be targeted to be purchased when they become available for sale to allow for campus expansion.
- Renovate mechanical and electrical systems.

Potential Areas for Additions:

- Area between "D" and "E" building behind the walkway
- The existing courtyard
- Expansion of "F" (automotive building toward "D")
- 5th floor to "D"

Potential Areas for Renovations:

Classroom/Storage/Main Office/Cafeteria

- Ramped enclosed hall from cafeteria to E-2 hall - Extend cafeteria to knee wall in courtyard.
- Excavate lower courtyard to E-1 hall level access.
- Make basement storage/mechanical equipment area.
- Next level up equal to extend cafeteria area.
- Add offices and adjoining to D-2 and E-2 connect access.
- Next level adjoin to South Bridge B-3 to D-3.
- Add new central office, waiting lounge, conference office, attendance, and all department heads office spaces.
- Outer east wall extended to capture D-3 hall, south wall to end at existing limit of courtyard, west walk to end where current overhang is, and add two connector spans to C-3 for added egress and access. Envelop this level and last upper floor with outer edge hallways.
- The top floor access from extending D-4 hall could house at least six scaled-to-needs classrooms for programs of lesser population of students that now use full-scaled classrooms.
- Add stairwell to rear of all.
- These changes along with use of existing central office conversion to a receiving and mail distribution/central copying/central communications and general as well as ESL reception area, would recoup classrooms now in use for office spaces.
- Additional space savings can come from scanning to text many file cabinets worth of stored data and discarding what can be discarded and storing others in large area of this addition.
- Add purposed dental clinic at present main copy room.

Other Site Needs

- Student Lockers - Additional needed, replace, revamp existing.
- Expand custodial/maintenance staffing levels.
- Student traffic flow and door repairs cut down by F/A magnetic hold opens for stairwell and hallway doors be added.
- Revamp all lavatories to hands-off controls, air dryers, etc.
- Add throughout air makeup H.V.A.C.
- Revamp security, alarms, safety advocates, surveillance with purposed addition, current spaces renovations needed.
- Main office - revamp to house reception area, central copier center where conference room is now. Relocate ESL reception and office to current offices.
- Moving copier center opens space for purpose of Dental Clinic with use of current Safety Advocates office for reception room.
- Revamp D-2 and D-3 Department Head office suites leaving conference rooms and copier rooms to open space for teachers work rooms and meeting areas. Return current work rooms to classrooms.
- Return to classroom space D-3 Attendance and D-2 Career Center.
- Return D-183 I.S.S. room for classroom use.
- Return D-460 now office for classroom use.

Traffic

- Remove unnecessary islands in all lots.
- Wider mouth of exit "student lot" - divide for uphill and down flow.
- Place traffic signal with trip Clapboard and Beckerle.
- Connect all lots front with driveway at upper slope of entrance to continue through all lots and separate exit only on to E. Gate Road.
- West edge of student lot - continue line of parking up driveway to staff parking area near loading dock. Replace handicap spaces now used.
- Teachers lot - all right turn lane to E. Gate Road.

Long Range Facilities Study Committee Elementary Schools

Resolution to sign the necessary agreements to transfer the WCSU land to the City of Danbury for the construction of a Magnet School (June 2002)

Resolution to sell Roberts Avenue School to WCSU with the proceeds from the sale going toward the construction of a new pre-k through 5 elementary school (June 2002)

Resolution that the School Board appoint a building committee and architect for the Roberts Avenue replacement school

Resolution to go to referendum in the fall of 2002 for the construction of a new elementary school to replace Roberts Avenue School

The NESDEC Study identified a number of programmatic problems indicative of a need for additional space or redesign of internal spaces to accommodate programs such as special education, auxiliary area, music, art, technology and storage. The accompanying chart highlights the needs in each elementary school.

We support the closing of Roberts Avenue School, which was built in 1951, and the construction of a new elementary school to replace it. The proposed replacement school will house 360 K-5 students and will also cover the expansion of our preschool Head Start Program. The City will be obtaining \$3 million for the existing building. This revenue should be set aside to offset the cost of the \$16 million replacement school. A grant for this new Roberts Avenue School has been submitted to the State and should be funded in the Spring of 2002. The City is eligible for 47% reimbursement plus an additional 5% because of the addition of preschool classrooms for a reimbursement of \$8,432,000. These two sources of revenue will enable the City to obtain a \$16,000,000 state of the art school for \$4,368,000. The City, by taking advantage of selling the present Roberts Avenue School, will obtain a school that will serve 360 students.

The other significant elementary construction that will impact housing of elementary students is the Magnet School Project. This 360 student K-5 elementary school will house 270 Danbury students. These Danbury students will be drawn from elementary schools across the City. This will free up space in each school to address space needs in each building. The Magnet School, which is funded 100% by the State, will be owned by the City and will provide a state of the art school for Danbury students for the next fifty years.

There is a general need to upgrade and modernize all of the elementary schools. The increased demands of specialty programs, state and federal grant programs, mandated programs, computer technology, and specialty curricula dictate the need for creating

new teaching areas. Additionally, there is need of increased storage space, improved parking facilities and upgraded electrical connections.

If the Danbury School system follows the growing trend to implement all day kindergarten, early childhood and Head Start programs, serious consideration should be given to rebuilding Mill Ridge Primary School. The facility is programmatically and operationally outdated. The central location and surrounding property make it a desirable site to accommodate a modern school facility.

In addition to the specific recommendations for the Magnet School, the replacement of Roberts Avenue School and Mill Ridge Primary School, there are unique sets of needs at each school. The chart below highlights the existing space needs at each elementary school.

ELEMENTARY SCHOOL SPACE NEEDS

April 2, 2002

SCHOOL	ART	MUSIC	AUXILIARY	STORAGE	COMPUTER LABS	OFFICE SPACE	CLASS ROOM	NURSES	PARKING	HANDICAP
Great Plain	X	X	X	X				X	X	
Hayestown	X	X	X	X						X
King Street Primary				X						
King Street Intermediate	X	X		X		X Principal Office				
Mill Ridge Primary	X	X	X	X		X Conf.Rm.			X	
Mill Ridge Intermediate	X	X			X				X	
Morris Street			X						X	
Park Avenue	X	X	X	X						
Pembroke			X							
Shelter Rock	X	X			X			X		
South Street	X	X			X		X			
Stadley Rough	X				X		X	X		
Roberts Avenue	RECOMMEND TO REPLACE									

X indicates required need

- Appendix 1 - Long Range Facilities Study Committee Members
- Appendix 2 - NESDEC Report, Executive Summary
- Appendix 3 - Enrollment Projections, State Department of Education
- Appendix 4 - Facility Profile and Operating Capacity for Broadview Middle School and Rogers Park Middle School from the NESDEC Report

APPENDIX 1

Long Range Facilities Study Committee Members

Community Representatives

Helena Abrantes
Gary L. Anderson
Ernest M. Boynton
Edward B. Brown
Scott M. Ferguson
Jan Giegler
Mark W. Gorian
David E. Johnson
Jonathan Levine
Eileen Mitchell
Ann Marie Neville
Lawrence J. Post, Co-Chair
Robert Rogers
Lorraine P. Seder
Rosty Slabicky
Dean J. Tozzoli

School Staff

Claudia Anderson
Ramona Brunetti
Timothy Connors
John Goetz
William Murray
Ed Robbs
Ray Sherwood
William Spielberg
Phyllis Tranzillo

Board Members

George O'Loughlin, Co-Chair
Ellen Morelock
Joan Hodge
Daryle Dennis

Common Council Members

Warren Null
Vin Nolan

APPENDIX 2

EXECUTIVE SUMMARY

Danbury Public Schools NESDEC Long Range Facilities Report

1. Enrollment Projections and Building Capacities

- Enrollments are projected to decline slightly at the elementary level, remain constant at the middle school level and increase at the high school level; major problems at the middle school and high school levels.
- Planned Operating Capacities are adjusted capacities to compensate for identified deficiencies in program space.

Level	Elementary (K-5) without Roberts Avenue	Elementary (K-5) with Magnet School and without Roberts Ave & Head Start	Middle (6-8)	High School (9-12)
Planned Operating Capacity	3,710	4,336	1,416	2,273
Enrollment Projections(09/10)	3,836	3,836	1,978	2,590
Variance (# of Pupil Stations above/below POC)	-126	+500	-562	-317

** Approximately 626 additional elementary school pupil stations can be secured by relocating Head Start/"Other" (+374) and re-assigning pupils to the proposed Magnet School (+252). See second elementary column, above. If Head Start/"Other" is relocated out of the schools or another elementary school is built, the space problems would be substantially resolved at the elementary level.*

- The enrollment/capacity issues would remain, however, at the middle and high school levels.
- #### 2. Programmatic statement of the Problem

1. Minority enrollments increasing (20% to 40% in 10 years) need more space for ESL and Bilingual Programs.
2. Roberts Avenue School should be discontinued as an active school building (condition, obsolescence, location, grossly undersized site, lacks core & specialized teaching stations).
3. Need to consolidate and expand early childhood development programs in comprehensive, coordinated Early Childhood Center(s).
4. Need to provide more appropriate facilities for Community Resource Center Programs (can be combined with Early Childhood Center).
5. Need to offer full-day Kindergarten for all.

6. Increasing diverse population requires more and different programs to meet new needs. Danbury has responded favorably (Health Clinics; ESL; Bilingual; Spec. Ed.; Gifted/Talented; Star; Walls; Acad. West. Conn., etc.) but these need additional space.
7. Middle schools need appropriate spaces to house the full middle school concept (Danbury changed the organization, the schedule, the structure, but did not add sufficient space to accommodate all these changes).
8. Need to add auditorium, small gym at Broadview and small gym at ACE Program Building.
9. In 30+ year old buildings, need to redesign some existing spaces, construct additional spaces and upgrade/renovate some existing spaces.
10. Technology space needs should be addressed at middle and elementary levels. (High school is currently in process of addressing these needs.)
11. Temporary, portable classrooms should be replaced with permanent, designed school facilities to facilitate internal program relationships.
12. Major core areas (cafeterias, gyms, libraries, administrative offices) were not enlarged when classroom spaces and additional enrollments were added. Hence, core spaces in several schools cannot handle pupil and program load factors.
13. Need to consolidate system-wide administrative/supervisory offices in one location if possible (or two, if necessary) to improve efficiency and coordination.
14. Need to provide a "meeting space" (Board of Education; Administrative Council; Curriculum Teams; Staff In-Service Ed. Programs, etc.).

3. Alternative Solutions

A) Option I (estimated cost \$12.4 mil.: after state aid = \$6.6 mil.)

- Discontinue Roberts Ave. building
- Relocate Head Start and construct new early Childhood Center (CRC)
- Full-day Kindergarten
- Small additions to secondary schools

B) Option II (estimated cost \$36.2 mil.; after state aid = \$19.3 mil.)

- Construct new school to replace Roberts Ave. building
- Full-day Kindergarten
- Major additions to each secondary school
- Selective renovations/upgrades of other buildings

Alternative: Rather than additions to the two middle schools, construct a third middle school

C) Option III (estimated cost \$95.4 mil.; after state aid = \$50.8 mil.)

- All components of Option II (or second bullet of Option I)
- Construct auditorium and additional gym station at Broadview
- Construct gym on ACE Building
- Major renovations/upgrades on all buildings

D) Central Administration Module (estimated cost \$.95 to 2.0 mil.; after state aid = \$.5 to \$1.1 mil.)

- Small addition on Beaver Brook building and convert CRC to system-wide meeting facility; or
- Construct new Central Administration Building; or
- Lease commercial office space

E) Swimming Pool Module (estimated cost \$2.25 mil.; after state aid = \$1.2 mil.)

State share of approved construction/renovation @ 46.8%
Danbury share of approved construction/renovation @ 53.2%

DANBURY ENROLLMENT PROJECTED TO 2010

School Year	Birth Year	Births	K	1	2	3	4	5	6	7	8	9	10	11	12	Ungr	PK	K-5	6-8	9-12	Total
1990-91	1985	948	617	696	719	676	604	589	615	587	605	508	663	506	475	258	196	3901	1807	2152	8314
1991-92	1986	1008	692	694	668	709	675	613	583	617	584	555	663	519	442	265	247	4051	1784	2179	8526
1992-93	1987	1074	701	718	683	660	707	665	624	608	661	584	675	552	470	34	242	4134	1893	2281	8584
1993-94	1988	1100	745	715	696	666	616	668	654	573	590	659	556	513	465	185	270	4106	1817	2193	8571
1994-95	1989	1137	758	778	702	677	683	670	680	675	604	769	503	483	461	20	282	4268	1959	2216	8745
1995-96	1990	1223	758	744	741	661	652	659	622	646	645	695	580	471	439	31	314	4215	1913	2185	8658
1996-97	1991	1065	680	776	713	756	648	653	628	628	643	745	560	541	456	0	310	4226	1899	2302	8737
1997-98	1992	1119	676	702	744	735	740	658	646	629	627	745	608	507	480	0	341	4255	1902	2340	8838
1998-99	1993	1146	696	694	675	752	708	751	653	645	624	751	582	563	479	0	332	4276	1922	2375	8905
1999-00	1994	1122	742	723	693	673	745	702	743	650	672	752	630	565	518	0	343	4278	2065	2465	9151
2000-01	1995	1101	704	786	721	685	689	760	728	750	666	795	645	577	547	0	317	4345	2144	2564	9370
2001-02	1996	1067	747	734	774	704	688	713	753	721	741	813	679	615	562	0	323	4360	2245	2669	9567

Projectad Year	Birth Year	Births	K	1	2	3	4	5	6	7	8	9	10	11	12	Ungr	PK	K-5	6-8	9-12	Total
2002-03	1997	1076	724	779	724	768	704	701	715	752	728	889	683	638	585	0	323	4400	2195	2795	9713
2003-04	1998	991	670	755	768	718	768	717	703	714	759	874	747	642	607	0	323	4396	2176	2870	9765
2004-05	1999	1076	721	699	744	762	718	782	719	702	721	911	734	702	611	0	323	4426	2142	2958	9849
2005-06	2000#	1069	719	752	689	738	762	731	784	718	709	865	765	690	668	0	323	4391	2211	2988	9913
2006-07	2001*	1064	716	750	741	683	738	776	733	783	725	851	726	719	657	0	323	4404	2241	2953	9921
2007-08	2002*	1058	712	747	740	735	683	752	778	732	791	870	715	682	684	0	323	4369	2301	2951	9944
2008-09	2003*	1052	708	743	737	734	735	695	754	777	739	949	731	672	649	0	323	4352	2270	3001	9946
2009-10	2004*	1046	704	739	733	731	734	748	697	753	785	887	797	687	640	0	323	4389	2235	3011	9958
2010-11	2005*	1040	700	735	729	727	731	747	750	696	760	942	745	749	654	0	323	4369	2206	3090	9988

Change Coefficients	##	1.043	0.986	0.992	1.000	1.018	1.003	0.998	1.010	1.200	0.840	0.940	0.952	1.000	1.000	0.999
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Persistence History

Year	0.687	1.125	0.960	0.986	0.999	1.015	0.990	1.003	0.995	0.917	1.305	0.783	0.874	Average	Estimated Migration
1991	0.687	1.125	0.960	0.986	0.999	1.015	0.990	1.003	0.995	0.917	1.305	0.783	0.874	0.996	-0.21%
1992	0.653	1.038	0.984	0.988	0.997	0.985	1.018	1.043	1.071	1.000	1.216	0.833	0.906	1.007	-1.30%
1993	0.677	1.020	0.969	0.975	0.933	0.945	0.983	0.918	0.970	0.997	0.952	0.760	0.842	0.939	-2.78%
1994	0.667	1.044	0.982	0.973	1.026	1.088	1.018	1.032	1.054	1.303	0.763	0.869	0.899	1.004	0.94%
1995	0.620	0.982	0.952	0.942	0.963	0.965	0.928	0.950	0.956	1.151	0.754	0.936	0.909	0.949	-4.81%
1996	0.638	1.024	0.958	1.020	0.980	1.002	0.953	1.010	0.995	1.155	0.806	0.933	0.968	0.984	-1.00%
1997	0.604	1.032	0.959	1.031	0.979	1.015	0.989	1.002	0.998	1.159	0.816	0.905	0.887	0.981	0.22%
1998	0.607	1.027	0.962	1.011	0.963	1.015	0.992	0.998	0.992	1.198	0.781	0.926	0.945	0.984	-0.46%
1999	0.661	1.039	0.999	0.997	0.991	0.992	0.989	0.995	1.042	1.205	0.839	0.971	0.920	0.998	-0.14%
2000	0.639	1.059	0.997	0.988	1.024	1.020	1.037	1.009	1.025	1.183	0.858	0.916	0.968	1.007	1.55%
2001	0.700	1.043	0.985	0.976	1.004	1.035	0.991	0.990	0.988	1.221	0.854	0.953	0.974	1.001	-0.46%

5 Year Ave.	0.642	1.040	0.980	1.001	0.992	1.015	1.000	0.999	1.009	1.193	0.830	0.934	0.939	0.994	
3 Year Ave.	0.667	1.047	0.994	0.987	1.006	1.015	1.006	0.998	1.018	1.203	0.850	0.947	0.954	1.002	
Weighted 5 year	0.657	1.043	0.986	0.992	1.000	1.018	1.003	0.998	1.010	1.200	0.840	0.940	0.952	0.999	
Median, Past 10 Years	0.646	1.035	0.976	0.988	0.986	1.008	0.990	1.000	0.997	1.171	0.827	0.921	0.914	0.984	

* Births estimated as 2-year moving average of the revised expected growth rate in the towns of ERG H.

Provisional births from Department of Public Health.

Final 2000 figure may differ.

Based on weighted 3-year averages from

"Analysis of Kindergarten Enrollment."

The MIGRATION RATE is estimated by comparing enrollment in grades 3-8 one year with enrollment in grades 2-7 the prior year with an adjustment for changes in ungraded enrollments.

 = Based on students already enrolled.

 = Based on children already born.

APPENDIX 4

FACILITY PROFILE - MIDDLE/JUNIOR HIGH SCHOOL

Name of School: Broadview		Grades: 6-8	Reg.Ed.Enr.: 1062	Spec.Ed.Enr.: 44 (included in total)	
Year of Construction: 1967	Year of Additions: 1992, 1998	Site size acres: 27.4	sq. ft. bldg.: 185,000		
Is this school scheduled as a middle school? or junior high? Middle School Schedule					
Optimum number of pupils per class: 24		Number of interchangeable general classrooms: 35			
In addition, does the School have dedicated space for: (indicate number of rooms in the appropriate box)					
	Full-size room	Conference-size room	Space shared with:	No. of student stations:	Comments (if desired)
Art	2			40	
Computer	3			75	Nice space
Foreign Language					
Health					Part of P.E.
Family & Consumer	2			40	
Tech. Ed.	2			50	
Music	3	2		90	
Reading		2		16	Too Small
Science	6			144	Need Renovation
Auditorium					No Auditorium
Cafeteria	1			318	Too small for current population
Gym	1			50	Only 2 stations
Library	1			70	Needs expansion
ESL		1		15	Also use Gen. Purpose C.R.
Special Needs Classrooms	5			60	Dedicated; self contained
Resource Rooms	2	2		28	
Psychologist		1			
Social Worker		1			
Chap./Remedial Math					
Guidance/Testing		5			
Star		1		15	Too small
Gifted & Talented		1			Too small
Nurse's Office		1			Crowded
Administrative Offices		13			Main Office redesign
Teachers' Room	1				
Teachers' Workroom		1			Too small
Health Clinic		1			Small space
Multi-Purpose C. R.	1			150	Good space; small stage
In-School Suspension		1		15	
Current Operating Capacity: 1044		Planned Operating Capacity: 780			

Broadview Middle School
Planned Operating Capacity

Deficiencies

Cafeteria			
		Needs redesign; 3 service lines	
Auditorium			
		Needs new auditorium	
Small Gym			
		Needs one additional teacher station	
½ ESL	@	24	12
½ Bilingual	@	24	17
1 Gifted /Talented	@	24	24
1 Library/Media Expansion	@	24	24
½ Music Storage	@	24	12
3 Team Office Space (9 Team Rooms @ 300 s.f. each)	@	24	72
2 Science C.R./Labs	@	24	48
2 Aux.Serv./Star/Sp. Ed.	@	24	48
½ Health Clinic	@	24	12

Current Operating Capacity	= 1,044
Deficiencies	- <u>264</u>
Planned Operating Capacity	780

FACILITY PROFILE - MIDDLE/JUNIOR HIGH SCHOOL

Name of School: Rogers Park 1992 Grades: 6-8 Reg.Ed.Enr.: 1,003 Spec.Ed.Enr.:(included)
 Year of Construction: 1971 Year of Additions: 1990 Site size acres: 13 sq. ft. bldg.: 158,000
 Is this school scheduled as a middle school? or junior high? Middle School Schedule
 Optimum number of pupils per class: 24 Number of interchangeable general classrooms: 30

In addition, does the School have dedicated space for: (indicate number of rooms in the appropriate box)

	Full-size room	Conference-size room	Space shared with:	No. of student stations:	Comments (if desired)
Art	3				
Computer	1			60	5 used for G & T
Foreign Language				25	
Health					
Family Consumer Science	2				Taught in P.E.
Technical Education	2			40	
Music	3	3		50	Good Spaces
Reading	1	4		90	Need more space
Science	8			56	Small spaces
ESL				192	Need upgrade
Auditorium	1				
Cafeteria	1	Tch. D. R.		450	Plus:2 tiered seating areas
Gym	2+	1		325	3 serv. lines; 4 waves
Library	1			75	3-station gym
Gifted & Talented		1			Crowded (70 computers).
Special Needs Classrooms		4		15	Small space
Resource Rooms	2			24	Self cont.; rooms too small
Psychologist		1		24	Standard C.R. size
Social Worker		1			
Chap./Remedial Math					
Guidance/Testing	1	3			
Star	1				Recept/Off. & 3 Couns. Offices
ESL-Bilingual	2			15	Former storage area
Nurse's Office	1			50	
Administrative Offices		9 spaces			3 Stations
Teachers' Room	1				Needs redesign
Teachers' Workroom	2				
In School/Suspension		1			

Current Operating Capacity: 936

Planned Operating Capacity: 660

Rogers Park Middle School
Planned Operating Capacity

Deficiencies

½ Health Clinic	@	24	12
1 Library/Media	@	24	24
½ Music/Storage	@	24	12
1 Computer	@	24	24
½ ESL	@	24	12
½ Bilingual	@	24	12
3 Team Office Space (9 Team Rooms @ 300 s.f. each)	@	24	72
1 Large Group (Team) Lecture Room (sized as 2 standard C.R. = 1700 s.f. app.)	@	-	48
1 Science C.R./Lab	@	24	24
1 Aux. Serv./Sp.Ed./G&T	@	24	24
½ School Admin. Office Space	@	24	12
1 Cafeteria Expansion	@	24	24

Current Operating Capacity = 936

Deficiencies - 276

Planned Operating Capacity 660



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CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

ENGINEERING DEPARTMENT
(203) 797-4641
FAX (203) 796-1586

WILLIAM J. BUCKLEY, JR., P.E.
DIRECTOR OF PUBLIC WORKS / CITY ENGINEER

September 23, 2002

Mayor Mark D. Boughton
Common Council
City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

Re: West Side Interceptor Sewer

Dear Mayor Boughton and Members of the Common Council:

Attached you will find a copy of the July 26, 2002 proposal from Roald Haestad, Inc. addressed to me regarding the West Side Interceptor Sewer. The proposal contains a scope of services that begins with field surveys and ends with Roald Haestad, Inc. providing record drawings to the City. It spans the entire project from beginning to completion.

I am requesting that you authorize the appropriation of \$50,000.00 (fifty thousand dollars), pending certification by the Director of Finance, which will be used to accomplish items one and two (surveys and mapping) of the preliminary design phase of the scope of service. You will note that on page three of the attachment the estimated fee for items one and two is listed at \$40,000.00 (forty thousand dollars). I have added an additional \$10,000.00 (ten thousand dollars) for any changes, modifications or unexpected conditions that might arise in this early phase of the project. The money for this project will come from the sewer fund at this early stage.

Some of you may recall that in 1987 we commissioned a study of our sewer system by Roald Haestad, Inc., which was intended to be an update of the 1967 Maganaro, Martin and Lincoln report. The West Side Interceptor Sewer is a recommended improvement in the Roald Haestad, Inc. 1987 study expanded upon a recommendation in the 1967 Maganaro, Martin and Lincoln report for the area. The area on the west side of the City has developed beyond the extent of development that was expected when previous saturated zone computations were done so that the existing sanitary sewer lines are in need of replacement.

Additionally, as many of you are aware from recent petitioners to the Common Council, we have been asked to provide sewer service to people in that area who do not have any sanitary sewer service at all (Lake View Mobile Home Park). For sewer service to these people, they will be assessed the benefit of being provided with a municipal sanitary sewer service. We have

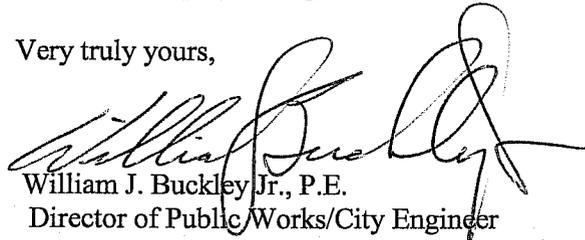


included the West Side Interceptor Sewer Project in our Capital Improvement Budget requests for many years. However, because of the significant expense associated with this project and the fact that we are not able to break it down into smaller, less expensive projects the project has never been funded. We believe that now is the time to begin the process of funding this project and this initial \$50,000.00 (fifty thousand dollars) will help us identify the route and identify any potential problems at this early stage.

Director of Finance Dena Diorio and I will be working closely with the Mayor to try to develop a fair and equitable way of funding this project through a combination of sources of funds. We have already applied to the State of Connecticut for Clean Water Fund status relative to this project. We are working with Congressman Jim Maloney in an attempt to secure federal grant money for this project. We are discussing, amongst ourselves, a fair and equitable way of assessing benefits to lots presently not served in the west side of the City and determining how much of the project should be funded out of the sewer fund since the existing users/customers will also benefit from this project.

As always, I would be more than happy to meet with you and any subcommittee of the Common Council that you so choose to appoint to discuss this project in greater detail.

Very truly yours,

A handwritten signature in black ink, appearing to read "William J. Buckley Jr.", written over a printed name and title.

William J. Buckley Jr., P.E.
Director of Public Works/City Engineer

Cc: Dena R. Diorio
Mario Ricozzi, P.E.



CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

DENA DIORIO
DIRECTOR OF FINANCE

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

MEMORANDUM

TO: Hon. Mark D. Boughton via the Common Council
FROM: Dena Diorio Director of Finance
RE: **WEST SIDE INTERCEPTOR SEWER**
DATE: September 24, 2002

CERTIFICATION

As per the attached request from Director of Public Works William Buckley, I hereby certify the availability of \$50,000 to be transferred from the Sewer Fund, Fund Balance to the "Professional Services-Fees" line item in the Sewer Fund budget, Account #9503.5311.

Should you need any additional information, feel free to give me a call.

A handwritten signature in cursive script that reads "Dena Diorio".

Dena Diorio

DD/jgb

Attach.



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CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

ENGINEERING DEPARTMENT
(203) 797-4641
FAX (203) 796-1586

WILLIAM J. BUCKLEY, JR., P.E.
DIRECTOR OF PUBLIC WORKS / CITY ENGINEER

September 25, 2002

Mayor Mark D. Boughton
Common Council
City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

Re: Storm Water Drainage Easements – East Ditch Project

Dear Mayor Boughton and Members of the Common Council:

As I indicated to you in my status report last month, we are moving forward with the improvements to the East Ditch that were funded through the Vision 21² Bond Package. In doing so I have worked with Roald Haestad, Inc. in developing conceptual plans for the project and a conceptual phasing of the project as we move from this point in time to completion. As you are aware, in the Vision 21² Bond Package, one million dollars were earmarked for work on the East Ditch.

Attached you will find an August 29, 2002 letter from Roald Haestad, Inc. to me regarding the East Ditch Storm Drainage. In that letter Roald Haestad, Inc. has broken the project down into six phases. Phase one is easement acquisition. It is my estimation that we are going to need approximately twenty easements for this entire project. Most of the East Ditch, at the present time, flows through private properties for which very few easements exist. In order to enlarge this pipeline and place it in the ground at the same time that we are maintaining flow through the existing East Ditch, these easements will be required to be obtained.

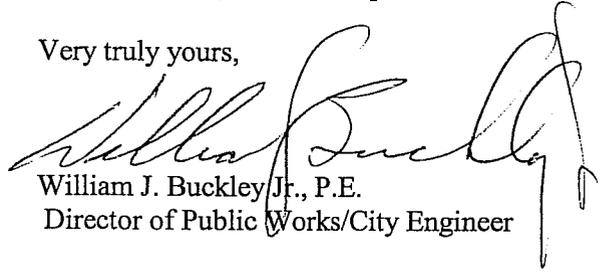
Since the entire East Ditch is not conceptually defined, we are still working on the two legs between the Danbury Commons and Park Place and Main Street and Park Place, I do not have all the easements at this time. However, I have three for your consideration. One of the three is on the corner of Keeler Street and Liberty Street and those of you familiar with this area will note that there is an abandoned, condemned building at that location. I concentrated on that easement first before the owner had an opportunity to knock the building down and reconstruct. I have had discussions with the owner and they are aware of our intentions. If you approve the acquisition of the easement at that location, the East Ditch pipeline (a box culvert that is eleven feet wide by seven feet tall in size) will be placed on that property. The box culvert will be designed to support a building and/or a parking lot. The three properties that I am requesting easements for at this time are as follows:



- 1) Ferris M. Nasser, Liberty Street, Tax Assessor's Lot No. I14371
- 2) Acacio Fernandes and Emilia Fernandes, Keeler Street and Liberty Street, Tax Assessor's Lot No. I14372
- 3) St. Peter's Corporate Society, Center Street Tax Assessor's Lot No. I14385

As you are aware, a project of this size is complex and if any of you would like to discuss the specifics of it with me in greater detail I will make myself available. In the meantime, I am requesting that you authorize the Corporation Counsel's office to acquire the easements listed above. As I indicated, I will forward another group of easements to you in subsequent months.

Very truly yours,



William J. Buckley Jr., P.E.
Director of Public Works/City Engineer

Encl.

WJB/com

Cc: Dena R. Diorio
Mario Ricozzi, P.E.
Frank Cavagna
Dennis I. Elpern
Eric L. Gottschalk, Esq., with encl.

Pertinent Data

<u>School</u>	<u>Current Enrollment</u>	<u>Planned Operating Capacity</u>	<u>Deficiency</u>
Broadview	1,154	780	374
Rogers Park	1,080	660	420
	<hr/>	<hr/>	<hr/>
Total (Current)	2,234	1,440	794
Planned Growth	166		166
	<hr/>		<hr/>
Design Enrollment	2,400		960

Each of the current middle schools was originally designed as a junior high school. Each needs to be redesigned to facilitate the cluster concept.

Each cluster would utilize four general purpose classrooms, one science classroom, unified arts classrooms and expanded core facilities to support the number of programs and students it houses.

PLAN A

Develop a new middle school configured with a cluster concept. In addition, reconfigure and renovate the existing space in the two middle schools to facilitate the cluster concept.

1. **New Middle School** - Student capacity 1,000 students
2. **Broadview Middle School** - Student capacity 800 students

Reconfigure existing space as a middle school with cluster concept noting deficiencies identified in the NESDEC Study.

Focusing on but not limited to:

- Cafeteria - redesign
- Gymnasium - additional teacher station, locker room renovations, upgrade bleachers
- Auditorium - construct
- Media Center - expansion and redesign
- Bathrooms - renovate and modernize
- Science rooms/labs
- Classrooms - decompress existing classrooms and redesign space for effective use
- Mechanical infrastructure
- Follow deficiency recommendations as noted in NESDEC Study

3. **Rogers Park Middle School** - Student capacity 660 students

Reconfigure existing space as a middle school with cluster concept noting deficiencies identified in the NESDEC Study.

Focusing on but limited to:

- Corridors - create sight lines
- Health Clinic
- Science labs
- Gymnasium - additional teacher station, necessary upgrades
- Bathrooms - renovate and modernize
- Mechanical infrastructure
- Follow deficiency recommendations as noted in NESDEC Study

PLAN B

Construct additions and renovate both existing middle schools.

1. **Broadview Middle School** - Student capacity 1,200 students

Reconfigure existing space to facilitate the cluster concept and provide additional space to house an additional 420 students.

Focusing on but not limited to:

- Cafeteria - redesign and expand space
- Auditorium - construct
- Gymnasium - expansion to include additional teacher station, locker room renovations, upgrade bleachers
- Media Center - expansion and redesign
- Bathrooms - renovate and modernize
- Science Classrooms/Labs
- Storage
- Mechanical infrastructure
- Follow deficiency recommendations as noted in NESDEC Study

2. **Rogers Park Middle School** - Student capacity 1,200 students

Reconfigure existing space to facilitate the cluster concept and provide additional space to house an additional 540 students.

Focusing on but not limited to:

- Corridors - create sight lines
- Health Clinic
- Science labs
- Gymnasium - additional teacher station, necessary upgrades
- Bathrooms - renovate and modernize
- Mechanical infrastructure
- Follow deficiency recommendations as noted in NESDEC Study

Long Range Facilities Study Committee High School

Resolution to approve the application of a grant to remodel and expand Danbury High School (June 2003)

The NESDEC Study provided the Committee with sound data to prepare a plan of action to insure adequate facilities in the future. The Committee discussed the option of building a second high school. Two high schools of 1,500 students each, although educationally desirable, is probably not economically feasible at this time due to conditions of land availability and the increased burden to the taxpayers. The fact remains that the enrollment projections by the State indicate that the population in the high school will increase for the foreseeable future. The Committee therefore highlighted critical space needs and offers the following prioritized list to meet these needs.

The Prioritized Needs Are:

- Classroom space - Ten (10) classrooms to be reclaimed and add eight additional classrooms.
- Cafeteria expansion and renovation to provide additional seating capacity for two hundred (200) students. Create a flexible space, including an outdoor courtyard area.
- Main Office - reorganize and renovate, enlarge lobby space, reposition conference room and reception area, improve office work areas .
- Science classrooms - renovate and refurbish, the eighteen original existing classrooms have not been renovated in forty years. The design and usage of these labs require updating to insure safety to comply with code requirements and new curricular trends.
- Restrooms - refurbish and modernize student and staff lavatories to facilitate improved supervision and safety.
- Traffic - accessibility and flow need to be improved for safety of students, staff and visitors.
- Tech Center - space is available to develop a video/TV production studio. The space needs to be sub-divided and equipment provided.
- Contiguous parcels of land should be targeted to be purchased when they become available for sale to allow for campus expansion.
- Renovate mechanical and electrical systems.

Potential Areas for Additions:

- Area between "D" and "E" building behind the walkway
- The existing courtyard
- Expansion of "F" (automotive building toward "D")
- 5th floor to "D"

Potential Areas for Renovations:

Classroom/Storage/Main Office/Cafeteria

- Ramped enclosed hall from cafeteria to E-2 hall - Extend cafeteria to knee wall in courtyard.
- Excavate lower courtyard to E-1 hall level access.
- Make basement storage/mechanical equipment area.
- Next level up equal to extend cafeteria area.
- Add offices and adjoining to D-2 and E-2 connect access.
- Next level adjoin to South Bridge B-3 to D-3.
- Add new central office, waiting lounge, conference office, attendance, and all department heads office spaces.
- Outer east wall extended to capture D-3 hall, south wall to end at existing limit of courtyard, west walk to end where current overhang is, and add two connector spans to C-3 for added egress and access. Envelop this level and last upper floor with outer edge hallways.
- The top floor access from extending D-4 hall could house at least six scaled-to-needs classrooms for programs of lesser population of students that now use full-scaled classrooms.
- Add stairwell to rear of all.
- These changes along with use of existing central office conversion to a receiving and mail distribution/central copying/central communications and general as well as ESL reception area, would recoup classrooms now in use for office spaces.
- Additional space savings can come from scanning to text many file cabinets worth of stored data and discarding what can be discarded and storing others in large area of this addition.
- Add purposed dental clinic at present main copy room.

Other Site Needs

- Student Lockers - Additional needed, replace, revamp existing.
- Expand custodial/maintenance staffing levels.
- Student traffic flow and door repairs cut down by F/A magnetic hold opens for stairwell and hallway doors be added.
- Revamp all lavatories to hands-off controls, air dryers, etc.
- Add throughout air makeup H.V.A.C.
- Revamp security, alarms, safety advocates, surveillance with purposed addition, current spaces renovations needed.
- Main office - revamp to house reception area, central copier center where conference room is now. Relocate ESL reception and office to current offices.
- Moving copier center opens space for purpose of Dental Clinic with use of current Safety Advocates office for reception room.
- Revamp D-2 and D-3 Department Head office suites leaving conference rooms and copier rooms to open space for teachers work rooms and meeting areas. Return current work rooms to classrooms.
- Return to classroom space D-3 Attendance and D-2 Career Center.
- Return D-183 I.S.S. room for classroom use.
- Return D-460 now office for classroom use.

Traffic

- Remove unnecessary islands in all lots.
- Wider mouth of exit "student lot" - divide for uphill and down flow.
- Place traffic signal with trip Clapboard and Beckerle.
- Connect all lots front with driveway at upper slope of entrance to continue through all lots and separate 'exit only on to E. Gate Road.
- West edge of student lot - continue line of parking up driveway to staff parking area near loading dock. Replace handicap spaces now used.
- Teachers lot - all right turn lane to E. Gate Road.

Long Range Facilities Study Committee Elementary Schools

Resolution to sign the necessary agreements to transfer the WCSU land to the City of Danbury for the construction of a Magnet School (June 2002)

Resolution to sell Roberts Avenue School to WCSU with the proceeds from the sale going toward the construction of a new pre-k through 5 elementary school (June 2002)

Resolution that the School Board appoint a building committee and architect for the Roberts Avenue replacement school

Resolution to go to referendum in the fall of 2002 for the construction of a new elementary school to replace Roberts Avenue School

The NESDEC Study identified a number of programmatic problems indicative of a need for additional space or redesign of internal spaces to accommodate programs such as special education, auxiliary area, music, art, technology and storage. The accompanying chart highlights the needs in each elementary school.

We support the closing of Roberts Avenue School, which was built in 1951, and the construction of a new elementary school to replace it. The proposed replacement school will house 360 K-5 students and will also cover the expansion of our preschool Head Start Program. The City will be obtaining \$3 million for the existing building. This revenue should be set aside to offset the cost of the \$16 million replacement school. A grant for this new Roberts Avenue School has been submitted to the State and should be funded in the Spring of 2002. The City is eligible for 47% reimbursement plus an additional 5% because of the addition of preschool classrooms for a reimbursement of \$8,432,000. These two sources of revenue will enable the City to obtain a \$16,000,000 state of the art school for \$4,368,000. The City, by taking advantage of selling the present Roberts Avenue School, will obtain a school that will serve 360 students.

The other significant elementary construction that will impact housing of elementary students is the Magnet School Project. This 360 student K-5 elementary school will house 270 Danbury students. These Danbury students will be drawn from elementary schools across the City. This will free up space in each school to address space needs in each building. The Magnet School, which is funded 100% by the State, will be owned by the City and will provide a state of the art school for Danbury students for the next fifty years.

There is a general need to upgrade and modernize all of the elementary schools. The increased demands of specialty programs, state and federal grant programs, mandated programs, computer technology, and specialty curricula dictate the need for creating

ROALD HAESTAD, INC.
Consulting Engineers

ROALD HAESTAD, P.E., F-ASCE, DEE
RONALD G. LITKE, P.E., M-ASCE
DONALD L. SMITH, P.E., F-ASCE, DEE
SALVATORE LONGO, P.E., M-ASCE

RECEIVED
SEP 13 2002
ENGINEERING DEPT.

37 Brookside Road, Waterbury, Connecticut 06708
Telephone: (203) 753-9800 FAX: (203) 597-1488

August 29, 2002

City of Danbury
155 Deer Hill Avenue
Danbury, Connecticut 06810

FAX: 203-796-1586

Attention: William Buckley Jr., P.E.
City Engineer/Public Works Director

Re. East Ditch Storm Sewer

Gentlemen:

In accordance with our August 12, 2002 meeting, we have prepared a preliminary opinion of probable costs for the construction portions of the above noted project. Based on our discussion with you, we understand that the project will be set up in phases as follows:

- Phase 1 Easement Acquisitions
- Phase 2 Construction of 550 feet of 10 feet wide by 5 feet high precast concrete box culvert from the Still River to the intersection of Liberty Street and Pahquioque Avenue
- Phase 3 Construction of 900 feet of 10 feet wide by 5 feet high precast concrete box culvert from the intersection of Liberty Street and Pahquioque Avenue to the parking lot on the north side of Center Street
- Phase 4 Construction of 550 feet of 10 feet wide by 5 feet high precast concrete box culvert from the parking lot on the north side of Center Street to State Street and 400 feet of 10 feet wide by 4 feet high precast concrete box culvert from State Street to Park Place
- Phase 5 Construction of 125 feet of 10 feet wide by 4 feet high precast concrete box culvert and 325 feet of 48-inch reinforced concrete pipe from Park Place through the Danbury Commons to the existing detention pond and 470 feet of 48-inch reinforced concrete pipe up to Main Street
- Phase 6 Make connections from side streets to the new storm sewer

We have not included an estimate of the Phase 1 costs to acquire easements for the East Ditch Storm Sewer or for Phase 6 costs to connect side streets to the new storm sewers. Based on the preliminary layout reviewed with you at our meeting, one boarded up three story building at the intersection of Keeler and Liberty Streets and a garage behind house No. 8 on Park Place would have to be removed. Easements would be required for the portions of the storm sewers that are not installed in City Streets.

*Copies to
Mayor Boughton
Nena Peric
11/10/02*

ROALD HAESTAD, INC.

East Ditch Storm Sewer

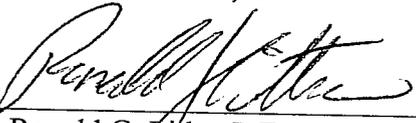
The following construction costs do not include any costs for utility relocation. Existing water mains, sanitary sewers and underground communication lines will need to be relocated.

Phase 2	\$ 880,000
Phase 3	\$1,470,000
Phase 4	\$1,020,000
Phase 5	<u>\$ 480,000</u>
Total	\$3,850,000

A breakdown of the costs is attached. If you have any questions, please call.

Very truly yours,

ROALD HAESTAD, INC.

By 
Ronald G. Litke, P.E.
Vice President

RGL/cmr
cc: File 10-524

CITY OF DANBURY
Danbury, Connecticut

EAST DITCH STORM SEWER

Summation Table

	Phase 2	Phase 3	Phase 4	Phase 5
Vertical Trench with Sheeting	394,276	850,674		
Sloped Trench	194,996	170,348	742,041	335,893
Extra Costs	60,000	65,000	10,000	15,000
Subtotal	649,272	1,086,022	752,041	350,893
+35% for Contingencies and Engineering	227,245	380,108	263,215	122,812
Total	\$876,518	\$1,466,129	\$1,015,256	\$473,705
For Budget Purposes Use	\$880,000	\$1,470,000	\$1,020,000	\$480,000

EAST DITCH STORM SEWER

Sloped Trench

Station	Elev. @ Surface	Elev. @ Culvert Bottom	Depth to Subbase	Area Excavated (SF)	Volume Excavated (CY)	Excavation & Backfill Cost (\$)	Surface Restoration			Gravel Base		Box Culvert (\$)	Phase 2 (\$)	Phase 3 (\$)	Phase 4 (\$)
							(SY)	G/P	(\$)	(CY)	(\$)				
0	369.5	361	9.5	233											
100	372	361.5	11.5	305	995	9,954	422	G	2,111	56	1,389	57,000			
150	372.5	361.75	11.75	314	573	5,732	214	G	1,069	28	694	28,500			
200	373.5	362	12.5	344	609	6,093	222	G	1,111	28	694	28,500	36,399		
300	376	362.5	14.5	428	1,429	14,287	489	G	2,444	56	1,389	57,000	75,120		
400	383	363	21	756	2,192	21,921	633	G	3,167	56	1,389	57,000	83,477		
405	384.5	363.25	22.25	829	147	1,467	33	P	826	3	69	2,850			
500	382.5	363.75	19.75	686	2,665	26,655	575	P	14,382	53	1,319	54,150			
550	381.5	364	18.5	620	1,209	12,093	289	P	7,222	28	694	28,500			
600	380.5	364.5	17	544	1,078	10,775	272	P	6,806	28	694	28,500			
700	379	365	15	450	1,841	18,407	500	P	12,500	56	1,389	57,000			
800	377.5	365.5	13	364	1,507	15,074	456	P	11,389	56	1,389	57,000			
900	378	366	13	364	1,348	13,481	456	P	11,389	56	1,389	57,000			
1000	379	366.5	13.5	385	1,387	13,866	467	P	11,667	56	1,389	57,000			
1100	380	367	14	406	1,464	14,644	478	P	11,944	56	1,389	57,000			
1200	381.5	367.5	15	450	1,585	15,852	500	P	12,500	56	1,389	57,000			
1241	382	367.75	15.25	461	692	6,919	207	P	5,182	23	569	23,370			
1300	381.75	367.9	14.85	443	988	9,883	293	G	1,465	33	819	33,630		45,798	
1307	381.5	368	14.5	428	113	1,129	34	G	171	4	97	3,990		5,387	
1400	380.25	368.25	13	364	1,364	13,636	424	P	10,592	52	1,292	53,010		78,529	
1415	379.5	368.3	12.2	332	193	1,933	66	P	1,642	8	208	8,550		12,333	
1450	379	368.4	11.6	309	415	4,151	149	P	3,714	19	486	19,950		28,301	
1500	378.5	368.5	11	286	551	5,505	206	P	5,139	28	694	28,500			39,839
1600	377.75	368.75	10	250	993	9,926	411	P	10,278	56	1,389	57,000			78,593
1700	378	369	10	250	926	9,259	411	P	10,278	56	1,389	57,000			77,926
1770	378	369.25	9.75	241	637	6,369	284	P	7,097	39	972	39,900			54,338
1800	378.5	369.3	10.2	257	277	2,769	125	G	623	17	417	17,100			20,909
1900	379	369.5	10.5	268	972	9,718	422	G	2,111	56	1,389	57,000			70,218
1985	379	369.7	10.3	261	832	8,316	355	G	1,776	47	1,181	48,450			59,723
2000	378.5	369.75	9.75	241	139	1,394	61	P	1,521	8	208	8,550			11,673
2010	379	370.75	9.25	224	86	862	39	P	986	6	139	5,700			7,687
2100	380	371	10	250	791	7,905	370	P	9,250	50	1,250	51,300			69,705
2200	381.5	371.3	11.2	293	1,006	10,064	438	P	10,944	56	1,389	57,000			79,397
2300	381	371.5	10.5	268	1,039	10,392	422	P	10,556	56	1,389	57,000			79,337
2400	381.5	371.75	10.75	277	1,008	10,084	428	P	10,694	56	1,389	57,000			79,168
2417	381.75	371.8	10.95	284	177	1,766	73	P	1,837	9	236	9,690			13,529
Total =												194,996	170,348	742,041	

EAST DITCH STORM SEWER

Vertical Trench with Sheet piling

Station	Elev. @ Surface	Elev. @ Culvert Bottom	Depth to Subbase	Area Excavated (SF)	Volume Excavated (CY)	Excavation & Backfill Cost (\$)	Surface Restoration			Gravel Base		Box Culvert (\$)	Sheet piling		Phase 2 (\$)	Phase 3 (\$)
							(SY)	G/P	(\$)	(CY)	(\$)		(SF)	(\$)		
0	369.5	361	9.5	143												
100	372	361.5	11.5	173	583	11,667	222	G	1,111	56	1,389	57,000	2,100	31,500		
150	372.5	361.75	11.75	176	323	6,458	111	G	556	28	694	28,500	1,163	17,438	102,667	
200	373.5	362	12.5	188	337	6,736	167	G	833	28	694	28,500	2,400	36,000	53,646	
300	376	362.5	14.5	218	750	15,000	167	G	833	56	1,389	57,000	2,700	40,500		
400	383	363	21	315	986	19,722	167	G	833	56	1,389	57,000	3,550	63,900		
405	384.5	363.25	22.25	334	60	1,201	8	P	208	3	69	2,850	216	3,893	8,222	
500	382.5	363.75	19.75	296	1,108	22,167	158	P	3,958	53	1,319	54,150	3,990	71,820	153,414	
550	381.5	364	18.5	278	531	10,625	83	P	2,083	28	694	28,500	1,913	34,425	76,328	
600	380.5	364.5	17	255	493	9,861	83	P	2,083	28	694	28,500	1,775	31,950		73,089
700	379	365	15	225	889	17,778	167	P	4,167	56	1,389	57,000	3,200	48,000		128,333
800	377.5	365.5	13	195	778	15,556	167	P	4,167	56	1,389	57,000	2,800	42,000		120,111
900	378	366	13	195	722	14,444	167	P	4,167	56	1,389	57,000	2,600	39,000		116,000
1000	379	366.5	13.5	203	736	14,722	167	P	4,167	56	1,389	57,000	2,650	39,750		117,028
1100	380	367	14	210	764	15,278	167	P	4,167	56	1,389	57,000	2,750	41,250		119,083
1200	381.5	367.5	15	225	806	16,111	167	P	4,167	56	1,389	57,000	2,900	43,500		122,167
1241	382	367.75	15.25	229	345	6,890	68	P	1,708	23	569	23,370	1,240	22,325		54,863
1300	381.75	367.9	14.85	223	493	9,866	98	G	492	33	819	33,630	1,776	26,639		
1307	381.5	368	14.5	218	57	1,141	12	G	58	4	97	3,990	205	3,082		
1400	380.25	368.25	13	195	710	14,208	155	P	3,875	52	1,292	53,010	2,558	38,363		
1415	379.5	368.3	12.2	183	105	2,100	25	P	625	8	208	8,550	378	5,670		
1450	379	368.4	11.6	174	231	4,628	58	P	1,458	19	486	19,950	833	12,495		
1500	378.5	368.5	11	165	314	6,278	83	P	2,083	28	694	28,500	1,130	16,950		
1600	377.75	368.75	10	150	583	11,667	167	P	4,167	56	1,389	57,000	2,100	31,500		
1700	378	369	10	150	556	11,111	167	P	4,167	56	1,389	57,000	2,000	30,000		
1770	378	369.25	9.75	146	384	7,681	117	P	2,917	39	972	39,900	1,383	20,738		
1800	378.5	369.3	10.2	153	166	3,325	50	G	250	17	417	17,100	599	8,977		
1900	379	369.5	10.5	158	575	11,500	167	G	833	56	1,389	57,000	2,070	31,050		
1985	379	369.7	10.3	155	491	9,822	142	G	708	47	1,181	48,450	1,768	26,520		
2000	378.5	369.75	9.75	146	84	1,671	25	P	625	8	208	8,550	301	4,511		
2010	379	370.75	9.25	139	53	1,056	17	P	417	6	139	5,700	190	2,850		
2100	380	371	10	150	481	9,625	150	P	3,750	50	1,250	51,300	1,733	25,988		
2200	381.5	371.3	11.2	168	589	11,778	167	P	4,167	56	1,389	57,000	2,120	31,800		
2300	381	371.5	10.5	158	603	12,056	167	P	4,167	56	1,389	57,000	2,170	32,550		
2400	381.5	371.75	10.75	161	590	11,806	167	P	4,167	56	1,389	57,000	2,125	31,875		
2417	381.75	371.8	10.95	164	102	2,049	28	P	708	9	236	9,690	369	5,534		
Total =													394,276	850,674		

CITY OF DANBURY
Danbury, Connecticut

EAST DITCH STORM SEWER

48-inch RCP

Station	Elev. @ Surface	Elev. @ Bottom of Structure	Depth to Subbase	Area Excavated (SF)	Volume Excavated (CY)	Excavation & Backfill Cost (\$)	Surface Restoration			Gravel Base		RCP (\$)	Phase 5 (\$)
							(SY)	G/P	(\$)	(CY)	(\$)		
0	382.5	372.25	11.25	217									
100	381.5	373.25	9.25	160	697	6,965	294	G	1,472	30	741	20,000	29,178
200	382.5	374.25	9.25	160	591	5,910	294	G	1,472	30	741	20,000	28,123
268	384.25	375	10.25	187	436	4,365	215	G	1,077	20	504	13,600	19,545
300	385	375.75	10.25	187	222	2,217	101	G	507	9	237	6,400	9,361
400	386.5	377.75	9.75	173	667	6,669	306	G	1,528	30	741	20,000	28,938
472	385.75	379.25	7.5	116	386	3,858	184	G	920	21	533	14,400	19,711
												Total =	134,855

CITY OF DANBURY
Danbury, Connecticut

EAST DITCH STORM SEWER

4x10 Box & 48-inch RCP

Station	Elev. @ Surface	Elev. @ Bottom of Structure	Depth to Subbase	Area Excavated (SF)	Volume Excavated (CY)	Excavation & Backfill Cost (\$)	Surface Restoration			Gravel Base		Box Culvert (\$)	RCP (\$)	Phase 5 (\$)
							(SY)	G/P	(\$)	(CY)	(\$)			
2417	381.75	371.8	10.95	284										
2425	381.5	371.9	10.6	271	82	823	32	P	804	4	111	4,560		6,299
2517	383	372	12	324	1,014	10,143	399	G	1,993	51	1,278	52,440		65,854
2540	382.5	372.2	11.3	297	265	2,646	96	G	480	13	319	13,110		16,556
2617	383	372.5	11.5	224	744	7,435	265	G	1,326	23	570		15,400	24,732
2717	382	372.75	10.25	187	762	7,617	317	P	7,917	30	741		20,000	36,274
2817	383	373	11	209	733	7,334	333	P	8,333	30	741		20,000	36,409
2840	382.75	373.1	10.65	199	174	1,736	75	P	1,872	7	170		4,600	8,378
2864	378.5	373.2	6.3	90	128	1,283	55	G	275	7	178		4,800	6,536
													Total =	201,037

FERRIS M. NASSER
LIBERTY STREET

A certain piece or parcel of land containing 3,487 square feet (0.0801 Acres), more or less, situated in the City of Danbury, County of Fairfield and State of Connecticut at Liberty Street and known as Tax Assessor's Lot No. I14371 (portion of) bounded and described as follows:

Commencing at a point on the southwesterly corner of land of the Grantor, which point being the southeasterly corner of land now or formerly of Acacio Fernandes and Emilia Fernandes and said point being the southwesterly corner of land herein described, thence running northerly along the westerly boundary line of the Grantor N. $32^{\circ} 22' 23''$ W. a distance of 18.77 feet to a point, thence turning and running northerly through the land of the Grantor N $16^{\circ} 20' 26''$ W. a distance of 96.98 feet to a point on the norththerly boundary line of the Grantor and the southerly boundary line now or formerly of Acacio Fernades and Emilia Fernandes, thence turning and running easterly along the norththerly boundary line of the Grantor N. $53^{\circ} 12' 33''$ E. a distance of 32.02 feet to a point, thence turning and running southerly through the land of the Grantor S. $16^{\circ} 20' 26''$ E. a distance of 119.40 feet to a point on the southerly boundary line of the Grantor and the northerly boundary line now or formerly of St. Peter's Corporate Society, thence turning and running westerly along the southerly boundary line of the Grantor S. $58^{\circ} 18' 37''$ W. a distance of 25.73 feet to the point or place of beginning.

Bounded:

Northerly : By land now or formerly of Acacio & Emilia Fernandes.

Easterly : By land of the Grantor.

Southerly : By land now or formerly of St. Peter's Corporate Society.

Westerly : By land now or formerly of Acacio & Emilia Fernandes and by land of the Grantor, each in part.

Together with a 25 feet wide temporary construction easement located adjacent and parallel to the easterly and westerly lines of the said permanent easement as shown in the below referenced map.

For a more particular description reference made to a map entitled " Map Showing Proposed Easement Through the Land of Ferris M. Nasser Liberty Street Danbury, Connecticut Scale 1" = 20' Sept. 10, 2002" prepared by the Engineering Department of the City of Danbury and certified substantially correct by Ireneo H. Despojado, P.E.&L.S No. 12050 which map is to be filed in the Danbury Land Records.

ACACIO FERNANDES AND EMILIA FERNANDES

Two parcels of land, containing 1,148 square feet (0.0264 Acres), more or less, to be called Parcel "A" and the second parcel being triangular in shape containing 51 square feet (0.0012 Acres), more or less, known as Parcel "B", situated in the City of Danbury, County of Fairfield and State of Connecticut located at Keeler Street and Liberty Street and known as Tax Assessor's Lot No. I14372 (portions of) bounded and describe as follows:

PARCEL "A"

Commencing at a point on the southerly street line of Keeler Street, which point being the northeasterly corner of land herein described and located 6.48 feet westerly from the corner intersections of Keeler Street and Liberty Street, thence running southerly through the land of the Grantor S. 16° 20' 26" E. a distance of 36.76 feet to a point on the southerly boundary line of the Grantor and the northerly boundary line now or formerly of Ferris Nasser, thence turning and running westerly along the southerly boundary line of the Grantor S. 53° 12' 33" W. a distance of 32.02 feet to a point, thence turning and running northerly through the land of the Grantor N. 16° 20' 26" W. a distance of 39.77 feet to a point on the southerly street line of Keeler Street, thence turning and running easterly along the southerly street line of Keeler Street N. 58° 24' 06" E. a distance of 31.10 feet to the point or place of beginning.

Bounded:

Northerly : Keeler Street

Easterly : By other land of the Grantor.

Southerly : By land now or formerly of Ferris Nasser

Westerly : By other land of the Grantor.

Together with a 25 feet wide temporary construction easements located adjacent and parallel to the easterly and westerly lines of the said permanent easement as shown in the below referenced map.

PARCEL "B"

Commencing at a point located on the southeasterly corner of land of the Grantor, which point being the southwestly corner of land now or formerly of Ferris Nasser and said point being the southeasterly corner of land herein described, thence running westerly along the southerly boundary line of the Grantor and the northerly boundary line now or formerly of St. Peter's Corporate Society S. 58° 18' 37" W. a distance of 5.38 feet to a point, thence turning and running northerly through the land of the Grantor N. 16° 20' 26" W. a distance of 19.47 feet to a point on the easterly boundary line of the Grantor and the westerly boundary line now or formerly of Ferris Nasser, thence turning and running southerly along the easterly boundary line of the Grantor S. 32° 22' 23" E. a distance of 18.77 feet to the point or place of beginning.

Bounded:

Northerly : By land of the Grantor and by land now or formerly of Ferris Nasser, each in part.

Easterly : By land now or formerly of Ferris Nasser.

Southerly : By land now or formerly of St. Peter's Corporate Society.

Westerly : By other land of the Grantor.

Together with a 25 feet wide temporary construction easement located adjacent and parallel to the westerly lines of the said permanent easement as shown in the below referenced map.

For a more particular description reference made to a map entitled " Map Showing Proposed Easements Through the Land of Acacio & Emilia Fernandes Liberty Street and Keeler Street Danbury, Connecticut Scale 1" = 20' Sept. 10, 2002" prepared by the Engineering Department of the City of Danbury and certified substantially correct by Ireneo H. Despojado, P.E.&L.S. No. 12050 which map is to be filed in the Danbury Land Records.



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 200_

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the City of Danbury, pursuant to authorization through the Vision² bond package, is proceeding, through plans and designs, to make necessary improvements to the East Ditch Storm Sewer; and

WHEREAS, as one phase to said proposed improvements, the City will have to obtain three (3) easements from property owners in order to accomplish project goals; and

WHEREAS, the properties to be acquired are described and identified in EXHIBITS A, B and C attached hereto; and

WHEREAS, said easements will have to be acquired either by negotiation with the property owners or by eminent domain, if such negotiations are unsuccessful; and

WHEREAS, it is in the best interest of the City of Danbury to acquire said rights and proceed with the work required.

NOW, THEREFORE, BE IT RESOLVED THAT the City of Danbury, through the Office of Corporation Counsel, be and hereby is authorized to acquire the easements set forth on EXHIBITS A, B and C attached hereto, in accordance with procedures established by State law, either by negotiation or eminent domain through the institution of suit against the interested property owners and holders of mortgages encumbering the properties, if any, by April 1, 2003.

ACACIO FERNANDES AND EMILIA FERNANDES

Two parcels of land, containing 1,148 square feet (0.0264 Acres), more or less, to be called Parcel "A" and the second parcel being triangular in shape containing 51 square feet (0.0012 Acres), more or less, known as Parcel "B", situated in the City of Danbury, County of Fairfield and State of Connecticut located at Keeler Street and Liberty Street and known as Tax Assessor's Lot No. I14372 (portions of) bounded and describe as follows:

PARCEL "A"

Commencing at a point on the southerly street line of Keeler Street, which point being the northeasterly corner of land herein described and located 6.48 feet westerly from the corner intersections of Keeler Street and Liberty Street, thence running southerly through the land of the Grantor S. $16^{\circ} 20' 26''$ E. a distance of 36.76 feet to a point on the southerly boundary line of the Grantor and the northerly boundary line now or formerly of Ferris Nasser, thence turning and running westerly along the southerly boundary line of the Grantor S. $53^{\circ} 12' 33''$ W. a distance of 32.02 feet to a point, thence turning and running northerly through the land of the Grantor N. $16^{\circ} 20' 26''$ W. a distance of 39.77 feet to a point on the southerly street line of Keeler Street, thence turning and running easterly along the southerly street line of Keeler Street N. $58^{\circ} 24' 06''$ E. a distance of 31.10 feet to the point or place of beginning.

Bounded:

Northerly : Keeler Street

Easterly : By other land of the Grantor.

Southerly : By land now or formerly of Ferris Nasser

Westerly : By other land of the Grantor.

Together with a 25 feet wide temporary construction easements located adjacent and parallel to the easterly and westerly lines of the said permanent easement as shown in the below referenced map.

PARCEL "B"

Commencing at a point located on the southeasterly corner of land of the Grantor, which point being the southwestly corner of land now or formerly of Ferris Nasser and said point being the southeasterly corner of land herein described, thence running westerly along the southerly boundary line of the Grantor and the northerly boundary line now or formerly of St. Peter's Corporate Society S. $58^{\circ} 18' 37''$ W. a distance of 5.38 feet to a point, thence turning and running northerly through the land of the Grantor N. $16^{\circ} 20' 26''$ W. a distance of 19.47 feet to a point on the easterly boundary line of the Grantor and the westerly boundary line now or formerly of Ferris Nasser, thence turning and running southerly along the easterly boundary line of the Grantor S. $32^{\circ} 22' 23''$ E. a distance of 18.77 feet to the point or place of beginning.

Bounded:

Northerly : By land of the Grantor and by land now or formerly of Ferris Nasser, each in part.

Easterly : By land now or formerly of Ferris Nasser.

Southerly : By land now or formerly of St. Peter's Corporate Society.

Westerly : By other land of the Grantor.

Together with a 25 feet wide temporary construction easement located adjacent and parallel to the westerly lines of the said permanent easement as shown in the below referenced map.

For a more particular description reference made to a map entitled " Map Showing Proposed Easements Through the Land of Acacio & Emilia Fernandes Liberty Street and Keeler Street Danbury, Connecticut Scale 1" = 20' Sept. 10, 2002" prepared by the Engineering Department of the City of Danbury and certified substantially correct by Ireneo H. Despojado, P.E.&L.S. No. 12050 which map is to be filed in the Danbury Land Records.

FERRIS M. NASSER
LIBERTY STREET

A certain piece or parcel of land containing 3,487 square feet (0.0801 Acres), more or less, situated in the City of Danbury, County of Fairfield and State of Connecticut at Liberty Street and known as Tax Assessor's Lot No. I14371 (portion of) bounded and described as follows:

Commencing at a point on the southwesterly corner of land of the Grantor, which point being the southeasterly corner of land now or formerly of Acacio Fernandes and Emilia Fernandes and said point being the southwesterly corner of land herein described, thence running northerly along the westerly boundary line of the Grantor N. 32° 22' 23" W. a distance of 18.77 feet to a point, thence turning and running northerly through the land of the Grantor N 16° 20' 26" W. a distance of 96.98 feet to a point on the northterly boundary line of the Grantor and the southerly boundary line now or formerly of Acacio Fernades and Emilia Fernandes, thence turning and running easterly along the northterly boundary line of the Grantor N. 53° 12' 33" E. a distance of 32.02 feet to a point, thence turning and running southerly through the land of the Grantor S. 16° 20' 26" E. a distance of 119.40 feet to a point on the southerly boundary line of the Grantor and the northerly boundary line now or formerly of St. Peter's Corporate Society, thence turning and running westerly along the southerly boundary line of the Grantor S. 58° 18' 37" W. a distance of 25.73 feet to the point or place of beginning.

Bounded:

Northerly : By land-now or formerly of Acacio & Emilia Fernandes.

Easterly : By land of the Grantor.

Southerly : By land now or formerly of St. Peter's Corporate Society.

Westerly : By land now or formerly of Acacio & Emilia Fernandes and by land of the Grantor, each in part.

Together with a 25 feet wide temporary construction easement located adjacent and parallel to the easterly and westerly lines of the said permanent easement as shown in the below referenced map.

For a more particular description reference made to a map entitled " Map Showing Proposed Easement Through the Land of Ferris M. Nasser Liberty Street Danbury, Connecticut Scale 1" = 20' Sept. 10, 2002" prepared by the Engineering Department of the City of Danbury and certified substantially correct by Ireneo H. Despojado, P.E.&L.S No. 12050 which map is to be filed in the Danbury Land Records.

ST. PETER'S CORPORATE SOCIETY
D/B/A ST. PETER CHURCH

A certain piece or parcel of land containing 4,743 square feet (01.1089 Acres), more or less, situated in the City of Danbury, County of Fairfield and State of Connecticut at Center Street and known as Tax Assessor's Lot No. I14385 (portion of) bounded and described as follows:

Commencing at a point on the northerly street line of Center Street, which point being the southeasterly corner of land herein described and located 25.54 feet from the southeasterly corner of land of the Grantor and the southwesterly corner of land now or formerly of Jose Manuel Cordeiro, thence running westerly along the northerly street line of Center Street S. 65° 06' 30" W. a distance of 30.34 feet to a point, thence turning and running northerly through the land of the Grantor N. 16° 20' 26" W. a distance of 156.23 feet to a point on the northerly boundary line of the Grantor and the southerly boundary line now or formerly of Acacio Fernandes and Emilia Fernandes, thence turning and running easterly along the northerly boundary line of the Grantor N. 58° 18' 37" E. a distance of 5.38 feet to the southwesterly corner of land now or formerly of Ferris M. Nasser, thence continuing easterly N. 58° 18' 37" E. a distance of 25.73 feet to a point, thence turning and running southerly through the land of the Grantor S. 16° 20' 26" E. a distance of 159.96 feet to the point or place of beginning.

Bounded :

Northerly : By land now or formerly of Acacio Fernandes and Emilia Fernandes and by land now or formerly of Ferris M. Nasser, each in part.

Easterly : By land of the Grantor.

Southerly : Center Street

Westerly : By land of the Grantor.

Together with a 25 feet wide temporary construction easement located adjacent and parallel to the easterly and westerly line of the said permanent easement as shown in the below reference map.

For a more particular description reference made to a map entitled " Map Showing Proposed Easement Through the Land of St. Peter's Corporate Society D/B/A St. Peter Church Center Street Danbury, Connecticut Scale 1"= 20' Sept. 10, 2002" prepared by the Engineering Department of the City of Danbury and certified substantially correct by Ireneo H. Despojado, P.E.&L.S. No. 12050 which map is to be filed in the Danbury Land records.



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 200_

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the City of Danbury, pursuant to authorization through the Vision² bond package, is proceeding, through plans and designs, to make necessary improvements to the East Ditch Storm Sewer; and

WHEREAS, as one phase to said proposed improvements, the City will have to obtain three (3) easements from property owners in order to accomplish project goals; and

WHEREAS, the properties to be acquired are described and identified in EXHIBITS A, B and C attached hereto; and

WHEREAS, said easements will have to be acquired either by negotiation with the property owners or by eminent domain, if such negotiations are unsuccessful; and

WHEREAS, it is in the best interest of the City of Danbury to acquire said rights and proceed with the work required.

NOW, THEREFORE, BE IT RESOLVED THAT the City of Danbury, through the Office of Corporation Counsel, be and hereby is authorized to acquire the easements set forth on EXHIBITS A, B and C attached hereto, in accordance with procedures established by State law, either by negotiation or eminent domain through the institution of suit against the interested property owners and holders of mortgages encumbering the properties, if any, by April 1, 2003.

ST. PETER'S CORPORATE SOCIETY
D/B/A ST. PETER CHURCH

A certain piece or parcel of land containing 4,743 square feet (01.1089 Acres), more or less, situated in the City of Danbury, County of Fairfield and State of Connecticut at Center Street and known as Tax Assessor's Lot No. I14385 (portion of) bounded and described as follows:

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Together with a 25 feet wide temporary construction easement located adjacent and parallel to the easterly and westerly line of the said permanent easement as shown in the below reference map.

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31

CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

ENGINEERING DEPARTMENT
(203) 797-4641
FAX (203) 796-1586

WILLIAM J. BUCKLEY, JR., P.E.
DIRECTOR OF PUBLIC WORKS / CITY ENGINEER

September 24, 2002

Mayor Mark D. Boughton
Common Council
City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

Re: Holy Trinity Orthodox Church
Joe's Hill Road, Danbury, Connecticut

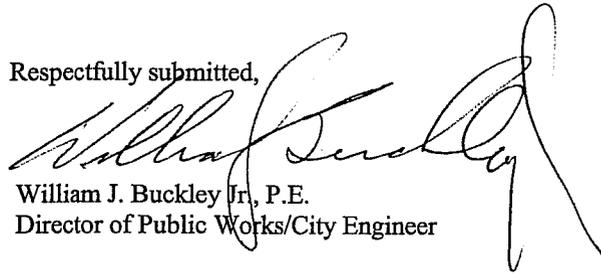
Dear Mayor Boughton and Members of the Common Council:

For the past few months I have been working with Father Luke Mihaly of the Holy Trinity Orthodox Church relative to storm drainage issues at the location of their new place of worship on Joe's Hill Road in Danbury, Connecticut. Father Mihaly has hired Mr. Ralph Gallagher, P.E. to do the engineering for a solution to the problem which Highway Superintendent Frank Cavagna and I have had discussions with Mr. Gallagher and the City has reviewed the engineering plans associated with this project. Attached for your information are a copy of the September 5, 2002 letter to me from Mr. Gallagher and proposed engineering plans.

I am writing to you because we have asked Mr. Gallagher to incorporate into his design improvements to the drainage system on Joe's Hill Road that will benefit the City of Danbury. Since this is the case and the proposed improvements would result in improved drainage on Joe's Hill Road, I am requesting that you authorize the City to donate materials and pipe that will be used in the City right of way and which will become part of the City's facilities to this petitioner for this particular project. If you look at the drawing you can see that two of the proposed catch basins incorporated into the design are located on Joe's Hill Road and there is a fifteen-inch pipe to be installed across Joe's Hill Road. There is also a discharge onto open space which is currently owned by Tanglewood Estates on the east side of Joe's Hill Road. The petitioner has also asked the City to help with acquiring drainage rights onto this open space. This can only be done with the consent of the Common Council.

On behalf of Father Mihaly and the Holy Trinity Orthodox Church, I submit this information to you for your consideration as to the donation of materials for use within the Joe's Hill Road right of way and for authorization for the Corporation Counsel's office to work with my department and private property owners to acquire rights to drain as warranted. As always I would make myself available to meet with you to discuss this matter in greater detail.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "William J. Buckley Jr.", written in a cursive style.

William J. Buckley Jr., P.E.
Director of Public Works/City Engineer

Encl.

WJB/com

Cc: Frank L. Cavagna
Dena R. Diorio
Eric L. Gottschalk, Esq.

R.J. GALLAGHER JR. & ASSOCIATES

PATRIOT SQUARE
39 MILL PLAIN ROAD - SUITE #2
DANBURY, CONNECTICUT 06811
PHONE (203) 798-9640
FAX (203) 792-7024

RECEIVED

SEP 1 - 2002

ENGINEERING DEPT.

RALPH J. GALLAGHER, JR., P.E.

September 5, 2002

Mr. William J. Buckley, Jr., P.E.
City Engineer
City of Danbury
155 Deer Hill Avenue
Danbury, CT 06810

RE: Holy Trinity Orthodox Church
66-74 Joe's Hill Road, Danbury
Planning Code SE 563
R.J.G. JR. & ASSOCIATES FILE NO. 98017

Dear Mr. Buckley,

Per your discussion with Father Luke Mihaly of the Holy Trinity Church, we respectfully enclose the proposed drainage plan, designed to take both surface and ground water away from Joe's Hill Road in the area of the recently constructed driveway.

As you know, after the driveway was cut to grade, a continuous stream of water emanates from the rock face which exists at the north side of the entrance. This plan has been designed to eliminate the problem.

We understand that the Common Council may allow the City to donate the material for the drainage improvement in Joe's Hill Road, and help with the rights to drain onto the open space parcel of Tanglewood Estates, currently owned by Tanglewood Realty for whom no owner can be contacted.

Very truly yours,



Ralph J. Gallagher, Jr., P.E.

RJG/gg

Enc.

Cc: Holy Trinity Church

*9/23/02
Per Frank Caragna/
Jan DAE IS OK*

*9/18/02
copies to
Frank Caragna
his
comments*



32

CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DANBURY MUNICIPAL AIRPORT
P.O. BOX 2299
DANBURY, CT. 06813-2299

AIRPORT ADMINISTRATOR
PAUL D. ESTEFAN
(203) 797-4624

September 24, 2002

Mayor Mark D. Boughton
Members of the Common Council
City of Danbury
155 Deer Hill Avenue
Danbury, Connecticut

Dear Mayor & Council Members,

I have enclosed for your consideration a pre-application to obtain easements in the runway 8 approaches. This is a 90% Federally Funded project with the State of Connecticut participating at 7.5%. The FAA has recently informed us that we have until September 2005 to cut and trim additional trees that have been identified as a safety issue. In order to do the additional safety work in that area we need to acquire additional easements from the landowners whose trees have affected the safety of the runway 8 approaches. The City of Danbury's share is 2.5% and does not have to be put up at this time only when we are going to receive the grant.

Sincerely,



Paul D. Estefan
Airport Administrator

Cc: file
Boughton15



APPLICATION FOR FEDERAL ASSISTANCE

1. Type of Submission: Application Construction Non-Construction	Preapplication Construction	2. DATE SUBMITTED September 2002	Applicant Identifier
	: Non-Construction	3. DATE RECEIVED BY STATE	State Application Identifier
		4. DATE RECEIVED BY FEDERAL AGENCY	Federal Identifier

5. APPLICANT INFORMATION

Legal Name: City of Danbury	Organization Unit: Danbury Municipal Airport
Address (give city, county, state, and zip code): 155 Deer Hill Avenue Danbury, Connecticut 06810	Name and telephone number of the person to be contacted on matters involving this application (give area code) Paul Estefan, Airport Administrator (203) 797-4624

6. EMPLOYER IDENTIFICATION NUMBER (EIN): <table border="1"> <tr> <td>0</td><td>6</td><td>6</td><td>0</td><td>0</td><td>1</td><td>8</td><td>6</td><td>8</td> </tr> </table>	0	6	6	0	0	1	8	6	8	7. TYPE OF APPLICANT: (enter appropriate letter in box) A. State B. County C. Municipal D. Township E. Interstate F. Intermunicipal G. Special District H. Independent School Dist. I. State Controlled Institution of Higher Learning J. Private University K. Indian Tribe L. Individual M. Profit Organization N. Other (Specify):
0	6	6	0	0	1	8	6	8		
8. TYPE OF APPLICATION: : New Continuation Revision If Revision, enter appropriate letter(s) in box(es): A. Increase Award B. Decrease Award C. Increase Duration D. Decrease Duration Other (specify):	9. NAME OF FEDERAL AGENCY: Federal Aviation Administration									

10. CATALOG OF FEDERAL DOMESTIC ASSISTANCE NUMBER: <table border="1"> <tr> <td>2</td><td>0</td><td>1</td><td>0</td><td>6</td> </tr> </table>	2	0	1	0	6	11. DESCRIPTIVE TITLE OF APPLICANT'S PROJECT: Obtain Easements in Runway 8 Approach – Phase 1
2	0	1	0	6		
TITLE: Airport Improvement Program						
12. AREAS AFFECTED BY PROJECT: (cities, counties, states, etc.): Danbury & Fairfield County, Connecticut						

13. PROPOSED PROJECT: <table border="1"> <tr> <td>Start Date 10/02</td> <td>Ending Date</td> </tr> </table>	Start Date 10/02	Ending Date	14. CONGRESSIONAL DISTRICTS OF: a. Applicant 5th b. Project 5th
Start Date 10/02	Ending Date		

15. ESTIMATED FUNDING: <table border="1"> <tr> <td>a. Federal</td> <td>\$ 2,333,988.00</td> </tr> <tr> <td>b. Applicant</td> <td>\$</td> </tr> <tr> <td>c. State</td> <td>\$ 194,499.00</td> </tr> <tr> <td>d. Local</td> <td>\$ 64,833.00</td> </tr> <tr> <td>e. Other</td> <td>\$</td> </tr> <tr> <td>f. Program Income</td> <td>\$</td> </tr> <tr> <td>g. TOTAL</td> <td>\$ 2,593,320.00</td> </tr> </table>	a. Federal	\$ 2,333,988.00	b. Applicant	\$	c. State	\$ 194,499.00	d. Local	\$ 64,833.00	e. Other	\$	f. Program Income	\$	g. TOTAL	\$ 2,593,320.00	16. IS APPLICATION SUBJECT TO REVIEW BY STATE EXECUTIVE ORDER 12372 PROCESS? a. YES THIS PREAPPLICATION/APPLICATION WAS MADE AVAILABLE TO THE STATE EXECUTIVE ORDER 12372 PROCESS FOR REVIEW ON: DATE b. NO PROGRAM IS NOT COVERED BY E.O. 12372 : OR PROGRAM HAS NOT BEEN SELECTED BY STATE FOR REVIEW
a. Federal	\$ 2,333,988.00														
b. Applicant	\$														
c. State	\$ 194,499.00														
d. Local	\$ 64,833.00														
e. Other	\$														
f. Program Income	\$														
g. TOTAL	\$ 2,593,320.00														
	17. IS THE APPLICANT DELINQUENT ON ANY FEDERAL DEBT? Yes If "Yes," attach an explanation. : No														

18. TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL DATA IN THIS APPLICATION/PREAPPLICATION ARE TRUE AND CORRECT, THE DOCUMENT HAS BEEN DULY AUTHORIZED BY THE GOVERNING BODY OF THE APPLICANT AND THE APPLICANT WILL COMPLY WITH THE ATTACHED ASSURANCES IF THE ASSISTANCE IS AWARDED

a. Typed Name of Authorized Representative Mark D. Boughton	b. Title Mayor, City of Danbury	c. Telephone Number (203) 797-4511
d. Signature of Authorized Representative		e. Date Signed

PREAPPLICATION FOR FEDERAL ASSISTANCE

PART II

1. Does this assistance request require State, local, regional or other priority rating? ___ Yes No
2. Does this assistance require State or local advisory, educational or health clearance? ___ Yes No
3. Does this assistance request require Clearinghouse review? ___ Yes No
4. Does this assistance request require State, local, regional or other planning approval? Yes ___ No
5. Is the proposed project covered by an approved comprehensive plan? Yes ___ No Airport Master Plan
6. Will the assistance requested serve a Federal installation? ___ Yes No
7. Will the assistance requested be on Federal land or installation? ___ Yes No
8. Will the assistance requested have an effect on the environment? ___ Yes No
9. Will the assistance requested cause the displacement of individuals, families, businesses or farms? ___ Yes No
10. Is there other related assistance for this project previous, pending or anticipated? ___ Yes No

PART III - PROJECT BUDGET

FEDERAL CATALOG NUMBER (a)	TYPE OF ASSISTANCE LOAN, GRANT, ETC. (b)	FIRST BUDGET PERIOD (c)	BALANCE OF PROJECT (d)	TOTAL (e)
1. 20.106	Grant			\$ 2,333,988.00
2.				
3.				
4.				
5.				
6. Total Federal Contribution		\$	\$	\$ 2,333,988.00
7. State Contribution				194,499.00
8. Applicant Contribution				64,833.00
9. Other Contributions				
10. Totals		\$	\$	\$ 2,593,320.00

PART IV - PROGRAM NARRATIVE STATEMENT

(Attach per instruction)

PROJECT DESCRIPTION

This project will involve obtaining aviation easements in the approach to Runway 8 including the appraisals and the review appraisals.

NEEDS, OBJECTIVES AND BENEFITS

The approach to Runway 8 must be improved to increase both the reliability and efficiency of the runway. A primary means of improving approaches to runways is clearing obstructions, i.e. trees, structures, and so on, from various surfaces as described by FAA standards and regulations. The purpose of these surfaces is to define protected airspace for aircraft to navigate safely without interference from ground features (manmade or natural). Penetrations to the surfaces are used to determine runway approaches and published minimums for takeoffs and landings. Generally, obstructions within defined approach surfaces increase minimums and decision thresholds, which become more difficult to meet in poor weather conditions. Thus, the reliability and efficiency of such runways are reduced.

New revisions to the document used by FAA to establish the procedures into the airport and to determine the published minimums for takeoff and landings are a great concern to Danbury Municipal Airport. The implementation of these new revisions could have a major impact on nighttime Instrument Flight Rule (IFR) operations if the surfaces are not free from obstructions. In a letter dated August 23, 2002, FAA notified the City that these surfaces would need to be cleared by September of 2005. As stated in the letter, "Current FAA guidance for the Flight Procedures Office would require eliminating nighttime instrument approach procedures three years from the time the airport is made aware of the mandatory TERPS 20:1 clearing requirement."

**DANBURY MUNICIPAL AIRPORT
DANBURY, CONNECTICUT**

OBTAIN EASEMENTS IN RUNWAY 8 APPROACH – PHASE 1

PRE-APPLICATION FOR FEDERAL FUNDS

PART IV - PROGRAM NARRATIVE STATEMENT

PROJECT DESCRIPTION

This project will acquire easements for the Runway 8 approach based on the threshold siting criteria.

ESTIMATED PROJECT COST

Purchase Easements	\$ 2,450,320.00
Appraisals & Review Appraisals	\$45,000.00
Assistance with Easement Acquisitions	\$98,000.00

TOTAL	\$2,593,320
--------------	--------------------

90% Federal	\$2,333,988
7.5% State	\$194,499
2.5% Local	\$64,833

DANBURY MUNICIPAL AIRPORT

EASEMENTS TO BE ACQUIRED - RUNWAY 8 APPROACH - PHASE 1

Assessor Map Number	Assessed Value	Estimated Appraised Value	Estimated Easement Value - 20% of Appraised Value	Property Owner	Property Address
E18003	\$123,900	\$177,000	\$35,400	Wooster School Corp.	35-67 Ye Old Road
E19001	\$8,322,900	\$11,039,600	\$2,207,920	Wooster School Corp.	91 Miry Brook Rd
E19014	\$130,000	\$172,400	\$34,480	Wooster School Corp.	94A Miry Brook Rd
E19015	\$196,800	\$261,000	\$52,200	Wooster School Corp.	94 Miry Brook Rd.
E19016	\$324,800	\$430,800	\$86,160	Wooster School Corp.	92 Miry Brook Rd
Subtotal Wooster School			\$2,416,160		
E19013	\$128,800	\$170,800	\$34,160	Falbo, Lina & Gary Scott Herriman	94B Miry Brook Rd
Total all Easements			\$2,450,320		



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 200_

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the Federal Aviation Administration of the United States Department of Transportation and the Bureau of Aeronautics of the Connecticut Department of Transportation make airport improvement funds available through the Airport Improvement Act of 1987; and

WHEREAS, the City of Danbury wishes to obtain funding for the acquisition of easements in the approaches to Runway 8 of the Danbury Municipal Airport and in order to eliminate obstructions and permit significant improvements to enhance the safety of aircraft and the public; and

WHEREAS, the City of Danbury wishes to prepare and submit a pre-application for said funds to the FAA and the Connecticut Bureau of Aeronautics; and

WHEREAS, said project would be 90% federally funded, 7.5% State funded and 2.5% funded by the City of Danbury; and

WHEREAS, the local share (2.5%) of the total cost of this work (\$2,593,320.00) is (\$64,833.00).

NOW, THEREFORE, BE IT RESOLVED THAT Mark D. Boughton, Mayor of the City of Danbury, contingent on availability of, and certification of funding, for final application, be and is hereby authorized to make pre-application for said funds and is further authorized to make subsequent application for said funds in amounts not to exceed the sums in the pre-application, and to take such other actions as are necessary in order to accomplish the purposes hereof.



RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

_____ A. D., 200__

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PLEASE REPLY TO Danbury

HERBERT L. COHEN
(1928-1983)

September 25, 2002

AUSTIN K. WOLF
MARTIN F. WOLF
RICHARD L. ALBRECHT
JONATHAN S. BOWMAN
IRVING J. KERN
MARTIN J. ALBERT
STEWART I. EDELSTEIN
NEIL R. MARCUS
G. KENNETH BERNHARD
DAVID L. GROGINS
GRETA E. SOLOMON
ROBIN A. KAHN
RICHARD G. KENT
RICHARD SLAVIN
DANIEL S. NAGEL
RICHARD J. DI MARCO
DAVID B. ZABEL
MARK A. KIRSCH
DAVID M. LEVINE
JOSEPH G. WALSH
DAVID A. BALL
JOCELYN B. HURWITZ
STUART M. KATZ
MONTE E. FRANK
PATRICIA C. SULLIVAN
VINCENT M. MARINO
ANN B. MULCAHY
MARNIE J. RUBIN
ARI J. HOFFMAN
BARBARA M. SCHELLENBERG
FREDERIC B. EISMAN
COURTNEY A. GEORGE
ALEJANDRO RODRIGUEZ

By Hand

Common Council of the City of Danbury
155 Deer Hill Avenue
Danbury, Connecticut 06810

**Re: Toll Land XVIII, Limited Partnership
Ridgebury Hills**

Gentlemen/Mesdames:

This letter is to request approval by the Common Council of the acceptance by the City of Danbury of the following:

1. Roads known as Orchid Drive, Lilac Lane, Aster Drive and Ashley Court located in the Ridgebury Hills development. A copy of the proposed Deed conveying these roads is enclosed.

2. A parcel, for highway purposes, more particularly described in the enclosed Deed.

I would appreciate it if you would place this request on the agenda for the October 1, 2002, meeting of the Council for consideration.

Very truly yours,



Robin A. Kahn

RAK:lr
enc:

cc: Office of the Corporation Counsel
Patricia Ellsworth, Engineering Department
Toll Land XVIII, Limited Partnership

STATUTORY WARRANTY DEED

TO ALL PEOPLE TO WHOM THESE REPRESENTS SHALL COME, GREETING:

KNOW YE, that TOLL LAND XVIII LIMITED PARTNERSHIP, a Connecticut Limited Partnership, having an office at 3103 Philmont Avenue, Huntingdon Valley, PA 19006,

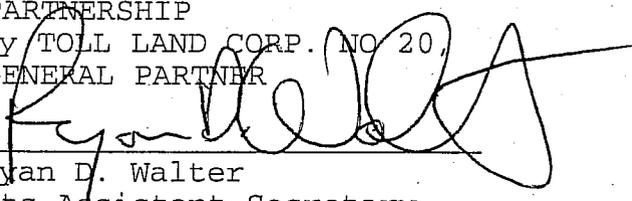
in consideration of the sum of ONE DOLLAR AND OTHER VALUABLE CONSIDERATION, paid, grants to the CITY OF DANBURY, a municipal corporation located in Fairfield County and organized an existing under and by virtue of the laws of the State of Connecticut,

WITH WARRANTY COVENANTS, the premises more particularly described in SCHEDULE A annexed hereto and made a part hereof.

IN WITNESS WHEREOF, the undersigned has caused to be set its hand and seal this 21 day of September, 2001.

Signed, Sealed and Delivered
In the presence of:

TOLL LAND XVIII LIMITED
PARTNERSHIP
By TOLL LAND CORP. NO 20,
GENERAL PARTNER

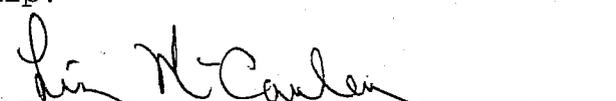
By: 
Ryan D. Walter
Its Assistant Secretary

STATE OF CONNECTICUT)

ss: DANBURY

COUNTY OF FAIRFIELD)

On this 21 day of September 2001, before me, the undersigned officer, personally appeared Ryan D. Walter, the Assistant Secretary of Toll Land Corp. No. 20, the corporate General Partner of Toll Land XVIII Limited Partnership, and that as signer and sealer of the foregoing instrument acknowledged the execution of the same to be his free act and deed individually and as such Vice President and the free act and deed of such corporation and limited partnership.


Notary Public

LIZ MCCAULEY
NOTARY PUBLIC
MY COMMISSION EXPIRES APR. 30, 2006

SCHEDULE A

ALL THOSE CERTAIN pieces or parcels of land, located in the City of Danbury, County of Fairfield and State of Connecticut, shown and designated as "ORCHID DRIVE", "LILAC LANE", "ASHLEY COURT" and "ASTER DRIVE" on certain maps entitled : "SHEET 2 OF 3 - SCHEDULE B DECLARATION OF RIDGEBURY HILLS LOT LAYOUT BRIAR RIDGE ROAD, ORCHID DRIVE, ASTER DRIVE, ASHLEY COURT & LILAC LANE DANBURY, CONNECTICUT SCALE: 1" = 40' AREA: 46.180 Acres (TOTAL) DATE: JUNE 1, 1998"; REVISED: DECEMBER 23, 1999 REVISED: JANUARY 21, 2000 JULY 19, 2000 (SEE NOTE 4) and "SHEET 3 OF 3 - SCHEDULE B DECLARATION OF RIDGEBURY HILLS LOT LAYOUT BRIAR RIDGE ROAD, ORCHID DRIVE, ASTER DRIVE, ASHLEY COURT & LILAC LANE DANBURY, CONNECTICUT SCALE: 1" = 40' AREA: 46.180 Acres (TOTAL) DATE: JUNE 1, 1998"; REVISED: DECEMBER 23, 1999 REVISED: JANUARY 21, 2000 JULY 19, 2000 (SEE NOTE 4)" which maps are both certified substantially correct by Paul M. Fagan, L. S. #7756, Prepared by Surveying Associates, P.C., 432 Main Street, Danbury, Conn. and are on file in the office of the Town Clerk of the City of Danbury, as Map Nos. 10987A and 10987B.

Said premises are conveyed SUBJECT TO the following:

1. Any and all provisions of any ordinance, public or private law, municipal regulation, including, but not limited to, Inland/Wetlands regulations, planning, zoning and subdivision regulations of the City of Danbury.
2. Taxes hereafter becoming due and payable to the City of Danbury.
3. Sewer and/or water use charges hereafter becoming due and payable to the City of Danbury.
4. Notes, conditions, easements, retaining wall maintenance easement and riparian rights in and to the waters of the stream crossing the premises as depicted on Map Nos. 10600, 10204, 10769, 10806, 10865 and 10987A and 10987B on file in the Danbury Land Records.
5. Terms and provisions contained in a certain Zoning Resolution dated May 2, 1995, and recorded in Volume 1120 at Page 1128 of the Danbury Land Records.
6. Declaration of Affordable Housing Restrictions recorded August 27, 1998 in Volume 1230 at Page 839 in the Danbury Land Records.
7. Declaration of Conservation Restrictions recorded August 27, 1998 in Volume 1230 at Page 848 in the Danbury Land Records.
8. Utility Easement from Toll Land XVIII, Limited Partnership to The Connecticut Light and Power Company dated August 26, 1998 and recorded in Volume 1232 at Page 133 of the Danbury Land Records.
9. Utility Easement from Toll Land XVIII, Limited Partnership to Yankee Gas Services Company dated November 30, 1998 and recorded in Volume 1243 at Page 938 of the Danbury Land Records.
10. Declaration of Ridgebury Hills dated October 26, 1999, and

recorded in Volume 1284 at Page 1032 of the Danbury Land Records, as amended of record.

11. Water Line Easement to the City of Danbury dated October 25, 1999, and recorded in Volume 1284 at Page 932 of the Danbury Land Records.
12. Sewer Line Easement to the City of Danbury dated October 25, 1999, and recorded in Volume 1284 at Page 934 of the Danbury Land Records.

STATUTORY WARRANTY DEED

TO ALL PEOPLE TO WHOM THESE REPRESENTS SHALL COME, GREETING:

KNOW YE, that TOLL LAND XVIII LIMITED PARTNERSHIP, a Connecticut Limited Partnership, having an office at 3103 Philmont Avenue, Huntingdon Valley, PA 19006,

in consideration of the sum of ONE DOLLAR AND OTHER VALUABLE CONSIDERATION, paid, grants to the CITY OF DANBURY, a municipal corporation located in Fairfield County and organized an existing under and by virtue of the laws of the State of Connecticut,

WITH WARRANTY COVENANTS, the premises more particularly described in SCHEDULE A annexed hereto and made a part hereof.

IN WITNESS WHEREOF, the undersigned has caused to be set its hand and seal this 21 day of September 2001.

Signed, Sealed and Delivered
In the presence of:

TOLL LAND XVIII LIMITED
PARTNERSHIP

By TOLL LAND CORP. NO 20
GENERAL PARTNER

By: Ryan D. Walter
Ryan D. Walter
Its Assistant Secretary.

Liz McCauley
[Signature]

STATE OF CONNECTICUT)

ss: DANBURY

COUNTY OF FAIRFIELD)

On this 21 day of September 2001, before me, the undersigned officer, personally appeared Ryan D. Walter, the Assistant Secretary of Toll Land Corp. No. 20, the corporate General Partner of Toll Land XVIII Limited Partnership, and that as signer and sealer of the foregoing instrument acknowledged the execution of the same to be his free act and deed individually and as such Vice President and the free act and deed of such corporation and limited partnership

Liz McCauley
Notary Public

LIZ MCCAULEY
NOTARY PUBLIC
MY COMMISSION EXPIRES APR. 30, 2006

SCHEDULE A

ALL THAT CERTAIN piece or parcel of land, located in the City of Danbury, County of Fairfield and State of Connecticut, shown and designated as "(CROSS HATCHED AREA) PARCEL 'X' - 36,615 sf TO BE CONVEYED TO 'CITY OF DANBURY'", DANBURY, CONNECTICUT on certain maps entitled: "SHEET 2 OF 3 - SCHEDULE B DECLARATION OF RIDGEBURY HILLS LOT LAYOUT BRIAR RIDGE ROAD, ORCHID DRIVE, ASTER DRIVE, ASHLEY COURT & LILAC LANE DANBURY, CONNECTICUT SCALE: 1" = 40' AREA: 46.180 Acres (TOTAL) DATE: JUNE 1, 1998"; REVISED: DECEMBER 23, 1999 REVISED: JANUARY 21, 2000 JULY 19, 2000 (SEE NOTE 4) and "SHEET 3 OF 3 - SCHEDULE B DECLARATION OF RIDGEBURY HILLS LOT LAYOUT BRIAR RIDGE ROAD, ORCHID DRIVE, ASTER DRIVE, ASHLEY COURT & LILAC LANE DANBURY, CONNECTICUT SCALE: 1" = 40' AREA: 46.180 Acres (TOTAL) DATE: JUNE 1, 1998"; REVISED: DECEMBER 23, 1999 REVISED: JANUARY 21, 2000 JULY 19, 2000 (SEE NOTE 4)" which maps are both certified substantially correct by Paul M. Fagan, L. S. #7756, Prepared by Surveying Associates, P.C., 432 Main Street, Danbury, Conn. and are on file in the office of the Town Clerk of the City of Danbury, as Map Nos. 10987A and 10987B.

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CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

October 1, 2002

Mayor Mark D. Boughton
Members of the Common Council

Re: Use of Sidewalks

The Common Council Committee appointed to review the use of sidewalks met on August 22, 2002 and again on September 18, 2002 in Conference Room 3C in City Hall. In attendance at the August 22, 2002 were committee members Mazzuchelli, Dean Esposito and Basso. Also in attendance were Assistant Corporation Counsel Les Pinter, Executive Director of CityCenter Nancy Whitfield, Chairman of CityCenter Mark Nolan, Tom Devine, owner of Two Steps and Ciao, Director of the Senior Center Leo McIlrath, Lt. Brian Gantert of the Police Department and Council Members John Gogliettino and Warren Levy, ex-officio. Present at the September 18th meeting were committee members Mazzuchelli, Dean Esposito and Basso. Also in attendance were Assistant Corporation Counsel Les Pinter, Captain Sullo and Lt. Gantert of the Police Department, Tom Devine and members of the public.

Mr. Mazzuchelli opened the August 22nd meeting by introducing the committee and other Council Members. He said he would like to keep the discussion focused. He stated that the issue is damage to private and public facilities by skateboards, in-line skates and other human powered apparatus, as well as endangerment to pedestrians and residents of the area. He segmented the issue into two parts.

1. Private Property – laws already exist protecting the use of private property for any purpose without the authorization of the owners.
2. Public Property and thoroughfares, i.e. public buildings, sidewalks, schools, parks, etc. Ordinances exist governing powered vehicles and devices. However, no ordinances have been enacted designating or regulating human powered devices such as skateboards, in-line skates and scooters. In addition, new apparatus such as battery-powered scooters are now reaching more wide spread use.

An obvious solution would be to enact ordinances banning the use of human powered apparatus in the downtown service area. The problem then becomes enforcement. The vast majority of users of this apparatus are youngsters under the age of 16. This makes their parents responsible for any penalties for violation of the ordinances and any fines or punishments stipulated by the ordinances. It would also appear to be an additional burden for the police force and/or judicial system to enforce. The likelihood of full compliance to any restrictions is very small. The question needs to be asked do we want to make criminals out of our kids?

A possible solution is a downtown skate park. A parcel of land has been designated in Rogers Park for this purpose. \$250,000 was allocated as part of the Vision 21 Bond Package for construction of this facility. The questions are how soon can it be approved? Will it be large enough and challenging enough to attract a majority of potential users? Will it offset the conveniences of downtown? Downtown has no restrictions on hours.

Another solution would be to skate proof all downtown and public facilities. Devices and deterrents can be attached to railings, benches, curbs, adornments, etc. to render them less than optimal for use by skateboarders, in-line skaters and scooters.

Dean Esposito stated that this is an opportunity to change the ordinance to enforce the laws. He believes that we should take the initiative to enforce these restrictions. We have to move forward on this issue by working with the police to enforce the laws. Mrs. Basso asked if the bike patrol is still in the downtown area. Lt. Gantert said they are, but the cannot force a ride of the bike. Mrs. Basso asked if the police officers are allowed to ride on the sidewalks why can't everyone else. Lt. Gantert said the reason for the bike patrol was for personal contact. They are exempt under the ordinance.

Attorney Pinter stated that there are a number of communities that have different types of ordinances regarding bikes and skateboards. Municipalities can enact such an ordinance, but enforcement is the issue. The critical issue is to define the time, place and manner of activity. There are some cities that carve out areas of the downtown that can have this type of activity. An ordinance can simply address the downtown area or it can be citywide. You want to make the ordinance simple. People should be able to read it and understand it. Mr. Mazzuchelli asked Attorney Pinter if an ordinance were to be enacted, would we have to put up signs. Attorney Pinter said signs would not have to be put up. Mrs. Basso stated that she is in favor of putting up signs. Mr. Esposito said he believes that we need to enact an ordinance, but it would have to be citywide. If we only say no skateboarding downtown, they will go somewhere else. CityCenter would be the ideal place to focus on. Signs are a good idea.

Mrs. Basso made a motion to continue the meeting. Seconded by Mr. Esposito and passed unanimously.

The September 18, 2002 meeting was reconvened at 6:30 P.M. Mr. Mazzuchelli stated that the process would be the same. As a result of the last meeting, Attorney

Pinter drafted an ordinance that will probably apply to CityCenter. The ordinance is fairly broad. Attorney Pinter did allow for the traffic authority to put up signs.

Attorney Pinter stated that based on what the committee discussed, he prepared a one-page ordinance as a starting point. He made it Section 12-5. Subsection (a) sets up the policy. We want to prevent people from being hit by skateboards. This language establishes why the municipality wants an ordinance. Subsection (b) tells people what they cannot do. Subsection (c) delineates liability. Subsection (d) provides for a two-phase penalty. Subsection (e) gives the traffic authority the authority to erect signs and Subsections (f) and (g) contain language we like to put in to protect us in case someone says we are violating constitutional rights.

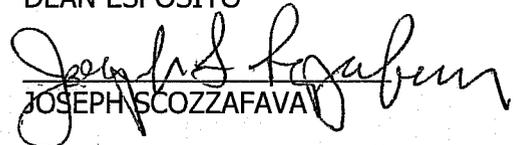
Dean Esposito asked if police officers would be able to ride on the sidewalks? Attorney Pinter said that it would be presumed to be an official act. Mr. Esposito said he would be comfortable with a citywide ordinance. Mrs. Basso said the problem exists in CityCenter. We do not have a problem in the outskirts. We should limit it to downtown.

Dean Esposito made a motion to accept the ordinance to be enacted citywide for restrictions on the sidewalk. Seconded by Mrs. Basso. Mr. Mazzuchelli offered an amendment to exclude police officers. Seconded by Mrs. Basso. Motion to amend carried unanimously. Main motion, as amended, carried unanimously.

Respectfully submitted,

DAVID MAZZUCHELLI, Chair

DEAN ESPOSITO


JOSEPH SCOZZAFAVA



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CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

October 1, 2002

Mayor Mark D. Boughton
Members of the Common Council

Re: **Installation of Sprinklers**

The Common Council Committee appointed to review the installation of sprinklers met on September 10, 2002 at 7:00 P.M. in the Third Floor Caucus Room in City Hall. In attendance were committee members Kelly and McAllister. Also in attendance were Fire Chief Peter Siecienski, Fire Marshall Barry Rickert, Corporation Counsel Eric Gottschalk, Council President Warren Levy, ex-officio and Lynn Waller. Mr. Dittrich was absent due to a previous commitment.

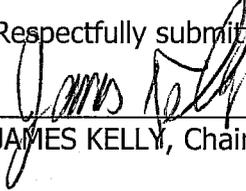
Mr. Kelly read the call of the committee. Mr. McAllister explained the reason the City should consider making the necessary code changes to include residential fire sprinkler systems. He had attended a demonstration showing the effective use of these systems to suppress fire and substantially reduce fatal fires.

Chief Siecienski introduced a memo showing his complete research on the cause and magnitude of fatal residential fires. 78% occur in structures and 94% of those occur on residential property. He agrees that residential automatic sprinkler systems would save lives.

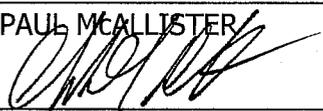
Attorney Gottschalk read an opinion from Attorney General Richard Blumenthal, which addressed whether municipalities can enact ordinances requiring more extensive use of automatic fire extinguishing systems. It stated that the state legislature, under the Connecticut Fire Safety Code, the Connecticut State Building Code and Connecticut Gen. Stat. 29-315 with regard to automatic fire extinguishers "preempt the field" so as to not permit local ordinances on the subject. Fire Marshall Barry Rickert suggested that the City could offer building permit fee reductions as an incentive to encourage the use of sprinkler systems in residences. Attorney Gottschalk said the City has the right to make any adjustment to their building permit fees.

Mr. McAllister made a motion to take no action. Seconded by Mr. Kelly. Motion carried unanimously.

Respectfully submitted,



JAMES KELLY, Chairman



PAUL McALLISTER



CHRISTIAN DITTRICH



36

CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

October 1, 2002

Mayor Mark D. Boughton
Members of the Common Council

Re: **Brush and Leaf Collection**

The Common Council Committee appointed to review brush and leaf collection met twice, first on July 31, 2002 and again on September 12, 2002 in the Third Floor Caucus Room in City Hall. In attendance at the July 31st meeting were committee members Mazzuchelli and Scozzafava. Mr. Furtado was absent. Also in attendance were Director of Public Works William Buckley, Superintendent of Public Utilities Mario Ricoszi, Superintendent of Highways Frank Cavagna, Council Member Pauline Basso, ex-officio and members of the public. Present at the September 12th meeting were committee members Mazzuchelli and Furtado. Mr. Scozzafava was absent. Also in attendance were Director of Public Works William Buckley and Mayoral Aide Greg Williams.

At the July 31st meeting, Mr. Mazzuchelli asked Mr. Buckley for a brief overview of how the City is addressing this problem and how we could reinstate a formal brush and leaf collection system. Mr. Buckley stated that the City has a permitted leaf compost facility. Leaves are picked up in the fall as long as they are in brown paper bags. Plastic bags are not picked up. Homeowners are allowed to bring leaves in and dump them in the fall. Leaves picked up in the spring include brush and twigs. If someone calls up and has brush on the side of the road, the City will use it as filler work. There is no collection crew. If the City wants to start collecting, it will have to reinstate employees.

Mr. Mazzuchelli said that the objective is to have some place for residents to take their leaves and brush. The objective is to identify if we can do it and how much it would cost. Mr. Ricoszi asked to divide the objective into two parts; first, the place where residents can bring the brush and second would be the schedule. If you are looking to staff a facility you will need three people. You will also need equipment at a cost of \$750,000. Mr. Mazzuchelli asked Mr. Cavagna and Mr. Buckley to put together a capital equipment budget and an operational budget, strictly for leaves and brush, not for pickup.

Mr. Cavagna said that the State brings in a tub grinder twice a year to grind up logs. The brush has to be differentiated between what can be brought in and what can be picked up. Mr. Buckley said it would be a price staffing operation, where it can be brought, received and processed. It should be just residential. It could be open four hours a day and be processed four hours a day. A catch up provision would have to be considered. We could get the State's low bidder in for \$50,000 to get rid of what is already there.

Mr. Scozzafava made a motion to continue the meeting after the budget information is submitted by Mr. Buckley and Mr. Cavagna. Seconded by Mr. Mazzuchelli and passed unanimously.

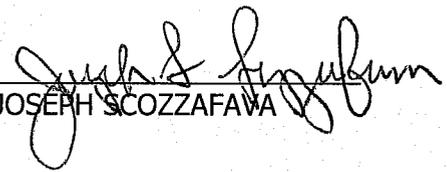
The meeting reconvened at 6:30 P.M. on September 12, 2002. Mr. Buckley submitted a cost evaluation showing the cost of \$150,000 to purchase one piece of equipment, which is a payloader, and a capital expense of \$350,000. A discussion followed on the cost of cleaning up what is now there. This would have to be done no matter what the committee decides.

Mr. Furtado made a motion to take no action at this time. Seconded by Mr. Mazzuchelli and passed unanimously.

Respectfully submitted,

DAVID MAZZUCHELLI, Chair

MANNY FURTADO



JOSEPH SCOZZAFAVA



CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

October 1, 2002

Mayor Mark D. Boughton
Members of the Common Council

Re: **Curtiss Aero Lease**

The Common Council Committee appointed to review the Curtiss Aero Lease met on September 18, 2002 at 7:10 P.M. in the Third Floor Caucus Room in City Hall. In attendance were committee members Kelly and Moore. Also in attendance were Airport Administrator Paul Estefan, Assistant Corporation Counsel Les Pinter, Director of Finance Dena Diorio, the petitioners, Mr. and Mrs. Florczek and their attorney, Mr. Anthony.

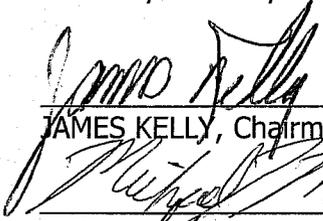
Mr. Kelly asked Mr. Pinter for a review of the lease. The lease provides for a five-year term, at a rate of \$1,700 per month with a cost of living increase, subject to a one five-year renewal option. The language is fairly new because the Aviation Commission approved a concept whereby the parties agree to an appraisal six months before the termination of the lease in order to establish a rent for the next five-year option. Structures on the property will revert to the City at the termination of the lease. Provision three provides that the tenant will pay for water, heat, gas, phone and property taxes. The other important clause requires compliance with federal aviation law and the language is standard with other leases. Rent is based on a rate of ~~\$1,500~~ 5100 per acre. This lease requires one million dollars in liability insurance because of the size; other leases require two million dollars.

Mr. Kelly stated that the rates being paid on the leases appear to be substantially below the commercial rate in Danbury. He is confused as to the basic rental rate per annum. Mr. Estefan said that when the airport was zoned, it was made light industrial. He proposed to the Zoning Commission that it be taken out and put into an airport zone. They decided to leave the Airport in an IL40 zone. Federal regulations prohibit the airport from making a profit. Mr. Estefan stated that he has been trying to hire appraisers but they cannot get anyone to accept the contract. Discussion followed about appraisals.

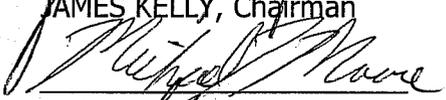
Attorney Anthony asked to discuss the original lease, which calls for a ten-year lease with one ten-year renewal option. When they purchased this property they had to get an assignment of this lease. Part of the lease was the renewal. To change the lease might not be possible. His client had the option to seek renewal in a timely fashion, which they did. He is not talking about the modification of the rent; he is talking about timeframe. It is absolutely critical to their mortgage and to their business. His first impression is that if the Common Council were to reject the Florzek's renewal, they would then be in violation of their mortgage and GE Capital could call in the mortgage.

Attorney Pinter stated that this question is not unusual to this lease. His interpretation is that because the rent was not established with certainty in 1976, it is not enforceable. The Common Council is certainly able to extend the ten-year period, but it is his opinion that you do not have to. Attorney Anthony said his clients have no objections to appraisals and increases. He cannot emphasize the concern and fear they have. Mr. Estefan said it would be his suggestion to go with the ten-year lease, but have an appraisal done half way through.

Mr. Moore made a motion to accept the lease with a term of ten years, with an option to renew for ten years, with a requirement that an appraisal be done within two years and the annual rent to be adjusted at that time. Seconded by Mr. Kelly. Motion carried unanimously.



JAMES KELLY, Chairman



MICHAEL MOORE



CHRISTIAN DITTRICH



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CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

October 1, 2002

Mayor Mark D. Boughton
Members of the Common Council

Re: **Sadler Aircraft Lease**

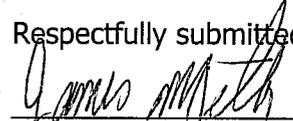
The Common Council Committee appointed to review the Sadler Aircraft lease met on September 18, 2002 at 8:15 P.M. in the Third Floor Caucus Room in City Hall. In attendance were committee members Kelly and Moore. Also in attendance were Airport Administrator Paul Estefan, Director of Finance Dena Diorio, Assistant Corporation Counsel Les Pinter, Roby Sadler and Attorney Charles Jackson.

Mr. Kelly asked Attorney Pinter to describe the lease. Attorney Pinter stated that a new map has been drawn. Mr. Sadler notified the City that he would like to renew his lease. The Aviation Commission proposed a five-year term based on \$5,100 per acre. The size of the property has been increased from 0.45 acres to 1.46 acres, causing the adjustment in rent to \$7,446 per year, plus cost of living and a clause requiring an appraisal prior to termination of the five-year term, then the option to renew if they agree. A two million dollar insurance policy is required. Sadler will pay the property taxes. Structures revert to the City when the lease expires.

Mr. Estefan explained the history of the site. The FAA added an additional 3,400 feet of taxiway. It allowed aircraft to taxi in front of Sadler. In 1989, an inspector said we had aircraft to close to the runway. Mr. Sadler gave further history of the lease. Much of this property is not something they need, nor could anyone utilize it. Attorney Jackson said that they were leasing an area they could utilize. Now they are leasing a larger area they cannot utilize. The lease is barely a breakeven for them. He said there needs to be some adjustment on the numbers or it is not workable.

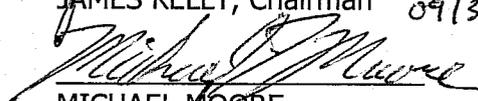
Attorney Pinter stated that if the committee is uncomfortable with going forward, it could have the parties return to the table. Mr. Moore made a motion to send the lease back to the Aviation Commission for further negotiation. Seconded by Mr. Kelly. Mr. Kelly asked Mr. Sadler if he was informed that the additional acreage was going to be assigned to him. Mr. Sadler said he was not. Motion carried unanimously.

Respectfully submitted,



JAMES KELLY, Chairman

09/30/02



MICHAEL MOORE



CHRISTIAN DITTRICH



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CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

October 1, 2002

Mayor Mark D. Boughton
Members of the Common Council

Re: Amended Ambulance Budget

The Common Council Committee appointed to review the amended ambulance budget met at 8:05 P.M. on September 23, 2002 in the Third Floor Caucus Room in City Hall. In attendance were committee members Gogliettino and McAllister. Mr. Nolan was in another committee meeting and arrived at 8:25 P.M. Also in attendance were Director of Finance Dena Diorio, Council Members Levy and Scozzafava, ex-officio, Frank Kelly, President of Danbury Hospital, Arthur Tedesco, Chief Financial Officer of Danbury Hospital and Matthew Cassavecchia of BSI.

Mr. Gogliettino asked Ms. Diorio for an overview. She stated that collections have gone up 14%. She recommended the increase to \$21,000. Mr. Gogliettino asked if this was taxpayer money. Ms. Diorio said it is coming out of the ambulance fund balance. Technically, it is taxpayer money, but it is not coming from the contingency account.

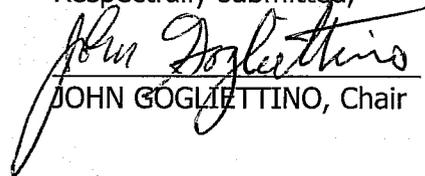
Mr. McAllister stated that it seems the hospital is coming back to the City for money after the fact. We entered into a contract and there was a budget. He wanted to know why this occurred. Mr. Tedesco handed out a scheduled of revenue and expense. Money collected is revenue received. The City received 1.2 million dollars. The budget was \$843,000.00 The City received \$307,000 more than the budget. They paid Met Financial \$37,000 more in collection fees. They are asking for \$21,000, which is part of that cost. Calls are up. The population is getting older and sicker. Anticipating the number of calls is difficult. They have one more month on the contract. History has been that they have given the excess back to the City.

Mr. McAllister asked if this is for the budget year now ending. Ms. Diorio said it is for the year ending August 2002. Mr. McAllister asked if prior to this was any collection agency doing this work. Mr. Tedesco said that prior to this BSI provided the billing. He had a discussion with Dominic Setaro about moving it to Met Financial. The City chose to do some collection follow-up. We are now pursuing bad debts. Mr. Tedesco said the agreement has lapsed, but it is being extended month-to-month.

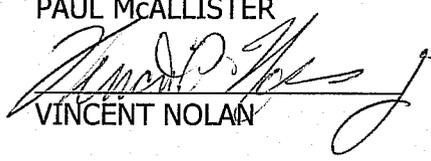
Mr. Scozzafava asked the Director of Finance if she recommends this. Ms. Diorio said that she does.

Mr. McAllister made a motion to appropriate the sum of \$21,000 as recommended by the Director of Finance to amend the ambulance budget. Seconded by Mr. Nolan. Motion carried unanimously.

Respectfully submitted,


JOHN GOGLIETTINO, Chair

PAUL McALLISTER


VINCENT NOLAN

CITY OF DANBURY EMERGENCY MEDICAL SERVICE
 PROVIDED THROUGH BUSINESS SYSTEMS, INC. (BSI)
 As of August 31, 2002 (Eleven Months of Activity)

	REVENUE (CASH Received) City of Danbury			EXPENSE BSI		
	Actual	Budget	Actual Over (Under) Budget	Actual	Budget	Actual Over (Under) Budget
Revenue and related expense:						
Cash collected for Ambulance Services provided from October 1, 2001 through August 31, 2002	\$1,214,141	\$843,333	\$370,808	--	--	--
10% Fee paid MedFinancial for billing and collection Sub-Total 1	<u>--</u>	<u>--</u>	<u>--</u>	121,414	84,333	37,081
	1,214,141	843,333	370,808	121,414	84,333	37,081
Medical & Surgical Supplies, variable expense based on call volume	--	--	--	50,732	46,255	4,477
Ambulance Maintenance, variable expense based on call volume	--	--	--	32,322	22,011	10,311
Sub-Total 2	<u>1,214,141</u>	<u>843,333</u>	<u>370,808</u>	204,468	152,599	51,869
Other Budget Items:	--	--	--	950,990	985,197	(34,207)
Sub-Total 3	<u>1,214,141</u>	<u>843,333</u>	<u>370,808</u>	1,155,458	1,137,796	17,662
Amount requested as of August 31, 2002	--	--	--	--	21,000	(21,000)
Total	<u>\$1,214,141</u>	<u>\$843,333</u>	<u>\$370,808</u>	<u>\$1,155,458</u>	<u>\$1,158,796</u>	<u>(\$3,338)</u>
Percent increase based on Budget (Additional Revenue; \$21,000 request)			<u>44.0%</u>			<u>1.8%</u>

Notes:

The Total Amount (Under) Budget for Expenses is returned to The City of Danbury
 Prior Year Contract Settlements:

	Refund	Loss
1998 Refund to The City	\$5,896	
1999 Loss absorbed by BSI		49,415
2000 Refund to The City	\$55,815	
2001 Loss absorbed by BSI		1,487



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CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

REPORT

September 24, 2002

Mayor Mark D. Boughton
Members of the Common Council

Re: Request for Sewer and Water Extension at Lombardi and Short Streets

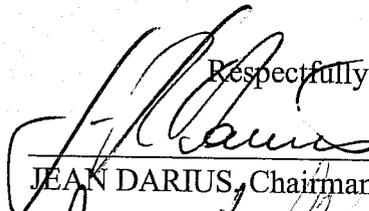
The Common Council Committee appointed to review the request for Sewer and Water extension at Lombardi and Short Streets met on September 24, 2002 at 7:01 PM in the Third Floor Caucus Room at City Hall. In attendance were Committee members Darius, Kelly and Scozzafava. Also in attendance were the Director of Public Works William Buckley, Attorney Marcus for High Tech Construction, LLC and Lynn Waller a resident of the city of Danbury. Mr. Greg Parson and 2 other individuals from High Tech Construction, LLC later arrived (7:10PM).

Mr. Darius read a positive recommendation from the Planning Commission. He then asked Mr. Buckley to give an overview of the request that is before the Committee.

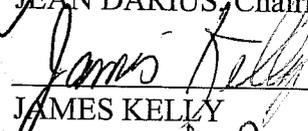
Mr. Buckley stated that the request from High Tech Construction, LLC is very standard, and he had no particular objection to its approval. He stated that the number of bedroom units and the total number of single-family units appear to be transposed on the application. He asked Mr. Marcus to clarify and correct the discrepancy. Mr. Marcus acknowledged that the number of bedroom units should be 36, and the total number of single-family units should be 12. Mr. Kelly asked for clarification of the layout of the five lots identified on the application. Mr. Darius asked Mr. Buckley if there is any unforeseen negative impact on the city. Mr. Buckley did not anticipate any, and recommended approval subject to the standard eight steps.

Mr. Scozzafava reiterated the charge of the committee, and made a motion to approve the request for Water and Sewer extension at Lombardi and Short Streets subject to the standard eight steps. Seconded by Mr. Kelly. Motion carried unanimously.

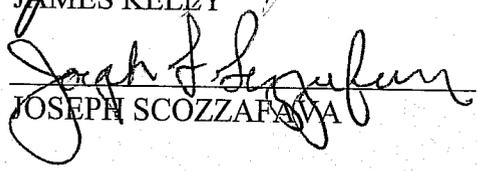
Respectfully submitted,



JEAN DARIUS, Chairman



JAMES KELLY



JOSEPH SCOZZAFAVA

Department of Elderly Services
Narrative
September - 2002

1. The Danbury Commission on Aging met on September 10. The June Minutes and Reports by the Director, the Municipal Agent and The Senior Center Coordinator were sent to the Mayor and the Town Clerk.

2. Health Screening: Following the restoration of the needed funding for the current year by the CT Legislature, Health Screening took place on 09/04. Coming screenings are scheduled for 10/02; 11/06; 12/04. **Blood Pressure Screening:** at the Danbury Hospital Health Center (70 Main Street.) - **Low Vision Screening** – now in place at the Main Street Rehabilitation Center– A support group for people with low vision meets at Danbury Hospital. Flu Shots will be given at the War Memorial on Nov. 6. (10AM-1PM)

3. “Lifeline “Stroke Prevention Screening provided another series of four optional tests at the Senior Center on Sept. 20 (all day.) I Carotid Artery/Stroke Test (\$40); II Abdominal Aortic Aneurysm (\$40); III Peripheral Arterial Disease (\$40) IV Osteoporosis Screening (\$35) or I,II,III Pkg. (\$99) Twenty-five people took part. This Screening will be repeated in the near future (TBA) Call 1-800- 643-6075 to register.

4. AARP “55 Alive” Driver Training Classes took place on 09/ 21 & 28 (Saturdays). Future classes are scheduled for 10/21 & 28 (Mondays); 11/6 & 7 (Wed/Thur); 12/4 & 5 (Wed/Thur.) The total cost for these classes is \$10.00. One must attend both classes for insurance discount. Call the Center for registration.

5. “SeniorNet” Computer Update :

New classes that began on September 23 are “Intro to the Internet” and “Intro to PC’s” as well as “Intermediate PC’s” and new courses, including “Graphics and Scanning,” “Introduction to Quicken” and “Introduction to Genealogy”. Practice Sessions for all participants are also available on Wednesday and Thursday mornings..

6. The Municipal Agent Office has completed the Renters Rebate Program, again far outdistancing any town in this portion of the state. Counseling, Outreach to the Homebound ConnPACE and other services have been the focus of this office.

7. Elmwood Hall and Senior Campus: The Contractor and Sub Contractors are now working on the foundation and should proceed building within a very short time.

8. JC Harvest Festival: will take place on Sunday, Nov. 3 at the Amber Room. Tickets were on sale since October 3. Dinner/Dance/Many gifts – a great social!

9. Senior Center Fund Raising Activities: Elmwood Hall Dinner Dance at the Ridgewood –on this coming Saturday, Oct. 5 – Tickets: \$75 each at the Senior Center.