



**CITY OF NORWICH**  
CONNECTICUT

**AGENDA – MEETING OF THE COUNCIL OF THE CITY OF NORWICH**  
**January 7, 2019**  
**7:30 PM**

**PRAYER**

**PLEDGE OF ALLEGIANCE**

**ADOPTION OF MINUTES:** December 3, 2018

**PUBLIC COMMENT GENERAL (30 MINUTES)**

**“STATE OF THE CITY ADDRESS”:** Mayor Peter Albert Nystrom

**PETITIONS AND COMMUNICATIONS**

1. Annual report from the Commission for Persons with Disabilities.

**CITY MANAGER’S REPORT**

**CITIZENS COMMENT ON RESOLUTIONS**

**NEW BUSINESS-RESOLUTIONS**

1. Relative to City Manager signing for a Drug Free Community grant.
2. Relative to a reappointment to the Inland Wetlands, Water Courses and Conservation Commission.
3. Relative to an alternate appointment to the Ethics Commission.
4. Relative to an appointment to the Community Development Advisory Committee.
5. Relative to an appointment to the Commission for Persons with Disabilities.
6. Relative to an appointment to the Zoning Board of Appeals.
7. Relative to a reappointment to the Historic District Commission.

8. Relative to reappointments to the Mohegan Park Improvement & Development Advisory Committee.
9. Relative to an appointment as a regular member of the Board of Assessment Appeals.
10. Relative to holding the St. Patrick's Day parade on March 3, 2019.
11. Relative to listing 43-45 Fountain St, 21 & 23 Whitaker Ave, and 29 Boswell Ave.
12. Relative to authorizing the sale for 9 Krodel Road.
13. Relative to authorizing the sale for 70 Laurel Hill Ave.
14. Relative to establishing a Public Appearance and Beautification Committee.

**NEW BUSINESS-ORDINANCE**

1. AN ORDINANCE AUTHORIZING THE APPOINTMENT OF AN ADDITIONAL MEMBER TO THE BOARD OF ASSESSMENT APPEALS PURSUANT TO CONNECTICUT GENERAL STATUTES SECTION 9-199(c)

City Clerk

*Betsy Baumgardner*

## **RESOLUTION #1**

**WHEREAS**, Norwich Human Services is seeking permission to apply for a grant available through the United States Department of Health and Human Services through its Substance Abuse and Mental Health Services Administration (SAMSHA) in the amount of \$125,000 per year for a term of five years; and

**WHEREAS**, this grant will assist Norwich Human Services and the City of Norwich in that it will:

1. Establish and strengthen collaboration among communities, public and private non-profit agencies, as well as federal, state, local, and tribal governments, to support the efforts of community coalitions working to prevent and reduce substance abuse among youth; and
2. Reduce substance abuse among youth and, over time reduce substance abuse among adults by addressing the factors in a community that increase the risk of substance abuse and by promoting the factors that minimize the risk of substance abuse; and

**WHEREAS**, a grant application is due by March 31, 2019; and

**WHEREAS**, this grant will require an annual full community match, which can and will be an in-kind services; and

**WHEREAS**, if the grant is made, funds will be used, among other purposes, to extend the employment contract with the current Partnership for Success Coordinator; and

**WHEREAS**, no city funds are to be committed as part of the community match.

**NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH**, that City Manager John Salomone and Human Resources Director Lee-Ann Gomes be and hereby are authorized to complete and file an application with SAMSHA seeking a Drug Free Communities Grant in the sum of \$125,000 per year for a five year term with matching in-kind community services to be provided and to file the same together with any other supporting materials and reports necessary for consideration under this grant program.

**Mayor Peter Albert Nystrom**

**RESOLUTION #2**

**WHEREAS**, the City Manager John L. Salomone, has appointed with Council approval as a **regular member** of the Inland Wetlands, Water Courses and Conservation Commission for a term to expire on June 15, 2019 or until a successor is appointed:

Brandon Hyde (R)

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

City Manager John L. Salomone

**RESOLUTION #3**

**BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH**, that the following be, and hereby is re-appointed to the Ethics Commission, as an **alternate member** with a term to expire on October 18, 2019 or until a successor is appointed:

Scott Camassar            (R)

Alderman Stacy Gould  
Alderman Joanne Philbrick  
Alderman Joseph A. DeLucia

**RESOLUTION #4**

**BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH**, that the following be, and hereby is appointed to the Community Development Advisory Committee with a term to expire on December 31, 2019 or until a successor is appointed:

Mark Marcy

(D)

Alderman Stacy Gould  
Alderman Joanne Philbrick  
Alderman Joseph A. DeLucia

**RESOLUTION #5**

**BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH**, that the following be, and hereby is appointed to the Commission for Persons with Disabilities with a term to expire on March 16, 2021 or until a successor is appointed:

Mark Marcy (D)

Alderman Stacy Gould  
Alderman Joanne Philbrick  
Alderman Joseph A. DeLucia

**RESOLUTION #6**

**WHEREAS**, the City Manager John L. Salomone has appointed with Councils approval as a **regular member** to the Zoning Board of Appeals for a term to expire on February 28, 2020 or until a successor is appointed;

Robert Phoenix (IT)

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

City Manager John L. Salomone

**RESOLUTION #7**

**BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH**, that the following be, and hereby is re-appointed to the Historic District Commission with a term to expire on December 31, 2023 or until a successor is appointed:

Richard Guidebeck (R)

Alderman Stacy Gould  
Alderman Joanne Philbrick  
Alderman Joseph A. DeLucia

**RESOLUTION #8**

**BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH**, that the following be, and hereby are re-appointed to the Mohegan Park Improvement & Development Advisory Committee with a term to expire on December 31, 2020 or until a successor is appointed:

Samantha Venturo (G)  
Judith Magnano (D)  
Beryl Fishbone (R)  
Rebecca Melucci (U)

Alderman Stacy Gould  
Alderman Joanne Philbrick  
Alderman Joseph A. DeLucia

**RESOLUTION #9**

**BE IT RESOLVED** that the following be appointed as a **regular member** to the Board of Assessment Appeals for a term to expire on June 01, 2020 or until a successor is appointed;

Jean M. Becker (U)

Alderman Stacy Gould  
Alderman Joanne Philbrick  
Alderman Joe DeLucia

## **RESOLUTION #10**

**WHEREAS**, the Council of the City of Norwich, by a resolution adopted November 5, 2018, acknowledged the efforts of the Norwich Events Organization, Inc. as the current organizer of the planned St. Patrick's Day Parade, among other events; and

**WHEREAS**, local business owners, Norwich residents and other interested individuals, assisted by the Norwich Events Organization, Inc. and the St. Patrick's Day Parade subcommittee will promote and present a St. Patrick's Day Parade in downtown Norwich to be held on Sunday, March 3, 2019, the parade to be funded by private contributions and sponsorships; and

**WHEREAS**, the Council of the City of Norwich by this resolution intends to express its support for the St. Patrick's Day Parade and to convey its gratitude to the organizers, donors and other supporters of the St. Patrick's Day Parade this year and in past years and to invite and welcome Norwich residents and visitors to the parade

**NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH** that it supports and encourages all to support and attend the St. Patrick's Day Parade and welcomes the participants and spectators who will come to Norwich on March 3, 2019 for the event, inviting them to enjoy the hospitality and entertainments provided with this event by its sponsors and the ambience by downtown Norwich; and

**BE IT FURTHER RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH** that the Council of the City of Norwich offers its thanks and appreciation to the Norwich Events Organization, Inc. and the St. Patrick's Day Parade Subcommittee and all donors and sponsors for their efforts.

Mayor Peter Albert Nystrom  
Aldерwoman Stacy Gould

## RESOLUTION #11

**WHEREAS**, the City of Norwich has acquired the following properties through tax foreclosures:

- 43-45 Fountain Street (map 102, block 1, and lots 42 & 43 respectively) with title conveyed to the City of Norwich by a Certificate of Foreclosure on July 9, 2018 which Certificate was recorded July 12, 2018 in volume 3077, page 205 of the Norwich Land Records; and
- 23 Whitaker Avenue (map 118, block 3, lot 7) with title conveyed to the City of Norwich by a Certificate of Foreclosure on September 26, 2018 which Certificate was recorded September 27, 2018 in volume 3089, page 247 of the Norwich Land Records;
- 29 Boswell Avenue (map 93, block 7, lot 83) with title conveyed to the City of Norwich by a Certificate of Foreclosure on October 4, 2018 which Certificate was recorded October 25, 2018 in volume 3094, page 147 of the Norwich Land Records;
- 21 Whitaker Avenue (map 118, block 3, lot 72) with title conveyed to the City of Norwich by a Certificate of Foreclosure on November 7, 2018 which Certificate was recorded November 7, 2018 in volume 3096, page 87 of the Norwich Land Records; and

**WHEREAS**, all of the properties, except 45 Fountain Street, are improved by structures.

**WHEREAS**, the Council of the City of Norwich finds it to be in the best interest of the City of Norwich to attempt to dispose of each of these properties by a negotiated sale using the services of Allyn and Associates Realtors listing the properties at a price to be recommended by Allyn and Associates Realtors;

**NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH** that, City Manager John Salomone be and hereby is authorized and directed on behalf of the City of Norwich to enter into individual Real Estate Listing Agreements satisfactory to him and the corporation counsel with Allyn and Associates Realtors offering to sell the properties at 43-45 Fountain Street both lots to be sold together, 23 Whitaker Avenue, 29 Boswell Avenue, and 21 Whitaker Avenue at proposed sale prices recommended by Allyn and Associates Realtors; and

**BE IT FURTHER RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH** that, upon receipt of the Purchase and Sales Agreements containing a proposed sales price recommended by Allyn and Associates Realtors and containing such terms, and conditions as are satisfactory to City Manager John Salomone, then City Manager John Salomone shall

be and hereby is authorized and directed to notify the Council of the City of Norwich the proposed Purchase and Sales Agreement which the Council may approve by resolution authorizing City Manager John Salomone enter into a Purchase and Sales Agreement for the subject property on behalf of the City of Norwich and, upon timely tender of the purchase price subject to standard adjustments, to execute and deliver a deed of conveyance for any one or more of the properties known as 43-45 Fountain Street, 23 Whitaker Avenue, 29 Boswell Avenue, and 21 Whitaker Avenue, Norwich, and to execute, receive, and deliver such other documents as are necessary to complete the transfer of title in keeping with the terms and conditions of the Purchase and Sales Agreements.

Mayor Peter Albert Nystrom  
Alderwoman Stacy Gould

## **RESOLUTION #12**

**WHEREAS,** the City of Norwich became the owner of the property located at 9 Krodel Road by a Certificate of Foreclosure recorded March 29, 2018 at Volume 3062, Page 173 of the Norwich Land Records; and

**WHEREAS,** the property is undeveloped and unimproved land consisting of .54 acres and is located in an R-40 zone.

**NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH,** that the Tax Collector of the City of Norwich be and hereby is authorized and directed to sell the property at 9 Krodel Road, identified as Map 13, Block 1, Lot 43, being limited to receiving bids from the owners or agents of those properties immediately abutting 9 Krodel Road, subject to the requirements established for such sales, the auction to take place in such manner and under such terms and at a time and place to be set by the Tax Collector, including the acceptance of bids by mail to the Tax Collector by a specified date. It shall be a specific requirement as a term of the auction that any successful bidder must agree to combine the property with that of the bidder's existing abutting property, and do so within 90 days of the date of auction.

**Mayor Peter Albert Nystrom  
Aldерwoman Stacy Gould**

## **RESOLUTION #13**

**WHEREAS,** the City of Norwich became the owner of the property located at 70 Laurel Hill Avenue by a Certificate of Foreclosure recorded January 29, 2008 at Volume 2458, Page 112 of the Norwich Land Records; and

**WHEREAS,** the property is vacant land consisting of .15 acres and located in a multi-family zone.

**NOW THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF NORWICH,** that the Tax Collector of the City of Norwich be and hereby is authorized and directed to sell the property at 70 Laurel Hill Avenue, identified as Map 110, Block 3, Lot 4, being limited to receiving bids from the owners or agents of those properties immediately abutting 70 Laurel Hill Avenue, subject to the requirements established for such sales, the auction to take place in such manner and under such terms and at a time and place to be set by the Tax Collector, including the acceptance of bids by mail to the Tax Collector by a specified date. It shall be a specific requirement as a term of the auction that any successful bidder must agree to combine the property with that of the bidder's existing abutting property, and do so within 90 days of the date of auction.

**Mayor Peter Albert Nystrom  
Aldерwoman Stacy Gould**

## RESOLUTION #14

**WHEREAS**, the 2013 Plan of Conservation and Development of the City of Norwich calls for the promotion of livability through the enhancement of community character and spirit reflected in the physical appearance of the city and a feeling of pride about the community, using strategies such as a continuation of the promotion of the beautification of Norwich, the enhancement of community gateways, and the improvement of the aesthetics of public spaces; and

**WHEREAS**, the Plan of Conservation and Development identifies both community character and community spirit as important to the perception of livability of the community and both contribute to overall quality of life and property values; and

**WHEREAS**, the Implementation Tables of the 2013 Plan of Conservation and Development of the City of Norwich calls for the Council of the City of Norwich to continue to promote beautification of Norwich, using city residents as partners; and

**WHEREAS**, the Council of the City of Norwich on July 2, 2018 adopted an ordinance amending the zoning regulations of the City of Norwich contain the Comprehensive Plan by adding regulations for a Village District Overlay as well as a set of design guidelines for the first locale of Norwich designated as a Village District; and

**WHEREAS**, the Plan of Conservation and Development, the Village District Overlay ordinance, and the approved guidelines intend, among other things, to promote citywide beautification activities so as to advance a sense of community through improving the appearance of Norwich, including the mitigation of blight; and

**WHEREAS**, a number of individuals and organizations have expressed a willingness to assist the Council of the City of Norwich through research, comparative studies, pursuing grants, and engagement with various community groups and local businesses in maintaining when appropriate, and improving when not, the appearance of various areas of Norwich, and by identifying strengths and weaknesses of the procedures used by Norwich for these purposes, including making recommendations to the Council of the City of Norwich.

**NOW THEREFORE, BE IT RESOLVED, BY THE COUNCIL OF THE CITY OF NORWICH**, that, a committee to be known as the “Public Appearance and Beautification Committee” to consist of not more than ten (10) individuals be and hereby is established with appointments to be made pursuant to the procedures followed by the Council of the City of Norwich to serve terms to expire on December 31, 2019; and

**BE IT FURTHER RESOLVED, BY THE COUNCIL OF THE CITY OF NORWICH**, that the “Public Appearance and Beautification Committee” shall work under the Council of the City of Norwich, and report to it at least semi-annually.

Alderman Joseph A. DeLucia  
Alderwoman Stephanie Burnham

**NEW BUSINESS ORDINANCE #1**

**AN ORDINANCE AUTHORIZING THE APPOINTMENT OF AN ADDITIONAL MEMBER TO THE BOARD OF ASSESSMENT APPEALS PURSUANT TO CONNECTICUT GENERAL STATUTES SECTION 9-199(c)**

**WHEREAS**, Connecticut General Statutes § 9-199(c) permits a municipality the provisions of subsection (a) of Connecticut General Statute § 9-199 or of any special act, municipal charter or home rule ordinance notwithstanding, to, by ordinance, authorize its legislative body to appoint additional members to the Board of Assessment Appeals for any assessment year;

**NOW THEREFORE BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORWICH THAT** an additional member be appointed to the Board of Assessment Appeals for the assessment year commencing October 1, 2018 to be compensated for services at the same rate as that paid to other members of the Board of Assessment Appeals; said appointments of a qualified individual to be made by resolution after the adoption of this ordinance.

Purpose: (To authorize the appointment of an additional member to the Board of Assessment Appeals to assist in hearing appeals in the current assessment year)

Mayor Peter Albert Nystrom