



CITY OF HARTFORD

OFFICE OF THE TOWN AND CITY CLERK

550 MAIN STREET

HARTFORD, CONNECTICUT 06103

JOHN V. BAZZANO
TOWN & CITY CLERK
REGISTRAR OF VITAL STATISTICS

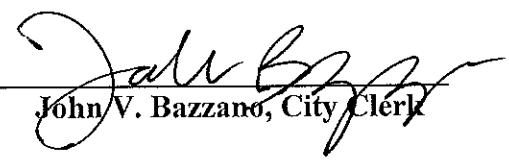
January 11, 2017

Honorable Luke A. Bronin, Mayor

Dear Mayor Bronin:

Please find attached the following resolutions and ordinance that were passed at a regular meeting of the Court of Common Council on January 9, 2017. I have duly certified these documents and respectfully send them to you for your review.

2017 JAN 20 PM 2:45
TOWN & CITY CLERK
HARTFORD


John V. Bazzano, City Clerk

RECEIVED
CITY OF HARTFORD
MAYOR'S OFFICE
17 JAN 11 PM 12:14

Court of Common Council

CITY OF HARTFORD
550 MAIN STREET
HARTFORD, CONNECTICUT 06103



Thomas J. Clarke II, Council President
Julio A. Concepción, Majority Leader
John Q. Gale, Assistant Majority Leader
Widaliz Bermúdez, Minority Leader

John V. Bazzano, Town and City Clerk

Larry Deutsch, Councilman
Cynthia R. Jennings, Councilwoman
James Sánchez, Councilman
Glendowlyn L. H. Thames, Councilwoman
rJo Winch, Councilwoman

January 11, 2017

This is to certify that at a meeting of the Court of Common Council, January 9, 2017, the following RESOLUTION was passed.

WHEREAS, The Mayor has presented a Tentative Agreement dated December 15, 2016 between the City of Hartford (“City”) and the Hartford Fire Fighters Association, Local 760, covering the period of July 1, 2016 through June 30, 2020; and

WHEREAS, The Tentative Agreement results in significant savings for the City for the term of the Collective Bargaining Agreement and beyond; and

WHEREAS, The Tentative Agreement also provides for long-term structural changes to employee benefits, such as pension, health insurance, retiree health insurance, and sick leave accruals and payments, which will positively impact the City’s OPEB liabilities; and

WHEREAS, The Tentative Agreement has been ratified by the membership of the Hartford Fire Fighters Association; and

WHEREAS, The Mayor has recommended approval of the Tentative Agreement; now, therefore, be it

RESOLVED, That the Tentative Agreement dated December 15, 2016 between the City of Hartford (“City”) and the Hartford Fire Fighters Association, Local 760, covering the period of July 1, 2016 through June 30, 2020 is hereby approved; and be it further

RESOLVED, That the Court of Common Council authorizes the Mayor to execute all necessary documents and agreements to implement the approved agreement; and be it further

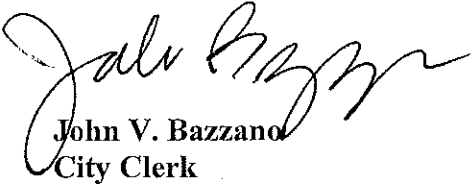
RESOLVED, That the Mayor is authorized to execute any and all manner of other documents and to take such other actions as he and the Corporation Counsel may deem

appropriate and in the best interests of the City in order to effectuate the above referenced transaction; and be it further

RESOLVED, That no person or entity shall be entitled to rely on, or otherwise claim any benefit by reason of this resolution should the Mayor fail to execute the aforementioned agreement or other documents, or to take any of the aforesaid actions; and be it further

RESOLVED, That all approvals and authorizations provided hereby are contingent upon, and only shall be effective on and by means of, the Mayor executing such documents, and taking such actions, all of which shall be, in form and substance, acceptable to the Mayor and the Corporation Counsel.

Attest:


John V. Bazzano
City Clerk

Court of Common Council

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January 11, 2017

This is to certify that at a meeting of the Court of Common Council, January 9, 2017, the following RESOLUTION was passed.

WHEREAS, The City of Hartford has, over the years, applied for and received grants from the United States Department of Housing and Urban Development and has expended those grant funds to subsidize the development and/or rehabilitation of affordable housing units in the City of Hartford through its HOME Investment Partnerships Program, Housing Development Program, and Housing Preservation Loan Program; and

WHEREAS, On May 25, 1995, the City of Hartford made a loan to Park Housing Limited Partnership in the amount of \$655,000 through its HOME Investment Partnerships Program to fund the development and/or rehabilitation of the housing project located at 312-326 Park Terrace; and

WHEREAS, On February 28, 1996, the City of Hartford made a loan to Nelson Street Limited Partnership in the amount of \$488,000 through its HOME Investment Partnerships Program to fund the development and/or rehabilitation of the housing project located at 53-61 Nelson Street; and

WHEREAS, On March 15, 1988, the City of Hartford made a loan to Taino Housing & Development Corporation in the amount of \$150,000 through its Housing Development Program to fund the development and/or rehabilitation of housing projects located in the City of Hartford; and

WHEREAS, On November 21, 1990, the City of Hartford made a loan to Vina T. Morgan in the amount of \$117,998.41 through the Housing Preservation Loan Program to fund the rehabilitation of the residential unit located at 414-416 Garden Street; and

WHEREAS, All of the borrowers have defaulted on their loan obligations by failing to pay back, in part or in full, the loan amounts due the City of Hartford; and

WHEREAS, All of the borrowers also defaulted on their obligation to pay other loans due financial institutions and also defaulted on their obligation to pay real estate taxes assessed against each property; and

WHEREAS, As a result of the aforementioned defaults, the properties were subject to a foreclosure action in which the mortgage liens in favor of the City of Hartford were extinguished, and no money was generated from the foreclosure actions to satisfy any of the City of Hartford loans; and

WHEREAS, The property was the only collateral available to the City of Hartford to seek recourse in the event of nonpayment, and now that the mortgage liens have been extinguished by virtue of the foreclosure actions, there is no further action that can be taken to collect the loan balances; and

WHEREAS, The outstanding amount due the City of Hartford on each one of the loans is as follows: (1) Park Housing Limited Partnership – \$655,00.00; (2) Nelson Street Limited Partnership \$364,401.56; (3) Vina T. Morgan – \$117,998.41; (4) Taino Housing & Development Corporation – \$115,325.68; now, therefore, be it

RESOLVED, That the Court of Common Council authorizes the Mayor to “write-off” these accounts receivable: (1) Park Housing Limited Partnership – \$655,00.00; (2) Nelson Street Limited Partnership \$364,401.56; (3) Vina T. Morgan – \$117,998.41; (4) Taino Housing & Development Corporation – \$115,325.68; and be it further

RESOLVED, That the Court of Common Council authorizes the Mayor to adjust the General Ledger of the City of Hartford accordingly; and be it further

RESOLVED, That nothing herein contained shall be construed as an abatement of these accounts receivable; and be it further

RESOLVED, That the Mayor is authorized to execute any and all manner of documents and to take such actions as he and the Corporation Counsel may deem appropriate and in the best interests of the City in order to “write-off” the aforementioned accounts receivable and adjust the General Ledger of the City of Hartford; and be it further

RESOLVED, That no person or entity shall be entitled to rely on, or otherwise claim any benefit by reason of this resolution should the Mayor fail to execute any documents or to take any of the other aforesaid actions.

Attest:


John V. Bazzano
City Clerk

Court of Common Council

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550 MAIN STREET
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John V. Bazzano, Town and City Clerk

January 11, 2017

This is to certify that at a meeting of the Court of Common Council, January 9, 2017, the following RESOLUTION was passed.

WHEREAS, The Metropolitan District Commission (“MDC”) is presently engaged in a multi-phased capital improvement project known as the Clean Water Project in response to an Environmental Protection Agency Sanitary Sewer Overflow federal consent decree and a State of Connecticut, Department of Energy and Environmental Protection consent order; and

WHEREAS, As part of the Clean Water Project, the MDC is expanding its water treatment facilities on Brainard Road (“Project”); and

WHEREAS, The MDC owns a parcel of land adjacent to its existing facility identified as 255 Brainard Road, but MDC’s ownership of the land is subject to an unimproved portion of Brainard Road; and

WHEREAS, In preparation for the construction of the Project, MDC has requested that the City abandon the unimproved section of Brainard Road and further that the City accept easements over MDC’s property to provide access to the City’s other property and its flood control facilities before, during and after construction of the MDC’s expanded facilities; now, therefore, be it

RESOLVED, That the City is hereby authorized to abandon the unimproved section of Brainard Road which area is approximately thirty feet wide and six hundred eighty feet in length; and be it further

RESOLVED, That the City is hereby authorized to accept a permanent easement over MDC’s property for access to the City’s flood control facilities after construction of the MDC’s expanded facilities, which easement area is approximately the same size as the unimproved section of Brainard Road which the City is abandoning; and be it further


RESOLVED, That the City is hereby authorized to accept a temporary construction easement over MDC's property for access to the City's flood control facilities before and during construction of the MDC's expanded facilities; and be it further

RESOLVED, That the Mayor is hereby authorized to execute any documents, upon and subject to such terms and conditions that the Mayor and the Corporation Counsel may deem appropriate and in the best interests of the City in order to effect the above transaction; and be it further

RESOLVED, That no person or entity shall be entitled to rely on, or otherwise claim any benefit by reason of this resolution should the Mayor fail to accept and record such easement, execute such other documents, or take any of the other aforesaid actions; and be it further

RESOLVED, That all approvals and authorizations provided hereby are contingent upon, and only shall be effective on and by means of, the Mayor executing such documents, and taking such actions, all of which shall be, in form and substance, acceptable to the Mayor and the Corporation Counsel.

Attest:


John V. Bazzano
City Clerk

Court of Common Council

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January 11, 2017

This is to certify that at a meeting of the Court of Common Council, January 9, 2017, the following RESOLUTION was passed.

WHEREAS, The Greater Hartford Transit District (GHTD) receives funding from the Connecticut Department of Transportation to be used to provide mass transit operating assistance for the benefit of seniors and persons of all ages with disabilities; and

WHEREAS, The City of Hartford provides transportation services to elderly and disabled residents through the Dial-A-Ride Program operated under a contract with DATTCO; Inc., and

WHEREAS, GHTD will provide financial assistance in the amount of \$137,294 to the City of Hartford through an operating assistance grant for the period July 1, 2016 through June 30, 2017; and

WHEREAS, The General Fund budget for the Department of Health & Human Services includes an allocation of \$575,877 for Dial-a-Ride which is more than sufficient to meet the 50% match required by the GHTD grant; now therefore be it,

RESOLVED, That the Court of Common Council hereby authorizes the City to accept the Operating Assistance Grant in the amount of \$137,294 from the Greater Hartford Transit District for operation of the City's Dial-a-Ride program; and be it further


RESOLVED, That the Mayor is authorized to accept such further sums as may be additionally awarded by the grantor under the same program, for the same authorized contract period, and for the same purposes; and be it further

RESOLVED, That the Mayor is authorized to execute any and all manner of other documents and to take such other actions as he and the Corporation Counsel may deem appropriate and in the best interests of the City in order to receive, contract and expend the above referenced grant funds; and be it further

RESOLVED, That no person or entity shall be entitled to rely on, or otherwise claim any benefit by reason of this resolution should the Mayor fail to execute the aforementioned agreement or other documents, or to take any of the aforesaid actions; and be it further

RESOLVED, That all approvals and authorizations provided hereby are contingent upon, and only shall be effective on and by means of, the parties executing such documents, and taking such actions, all of which shall be, in form and substance, acceptable to the Mayor and the Corporation Counsel.

Attest:


John V. Bazzano
City Clerk

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John V. Bazzano, Town and City Clerk

January 11, 2017

This is to certify that at a meeting of the Court of Common Council, January 9, 2017, the following RESOLUTION was passed.

WHEREAS, The Connecticut Department of Transportation's Municipal Grant Program (MGP) was established by Connecticut General Statutes 13b-38bb for the purpose of providing demand-responsive transportation programs for elderly and disabled individuals; and

WHEREAS, State MGP funds are allocated based on a formula that takes into account the percentage of the population aged 60 and over and the geographic areas of the city or town; and

WHEREAS, Based on the aforementioned formula, the City's annual grant will be \$66,789, which the City will utilize to operate its Dial-a-Ride program; and

WHEREAS, This grant requires a 50 percent local match, which may be provided in cash or in kind, and the City must certify that it will not use grant funds to reduce its current level of spending during the grant period; and

WHEREAS, The City's FY 2017 General Fund allocation for Dial-a-Ride is sufficient to meet the match requirement; now, therefore, be it

RESOLVED, That the Court of Common Council hereby authorizes the Mayor to apply for and accept a grant of \$66,789 per year for the period July 1, 2016 through June 30, 2028 from the CT Department of Transportation in support of the City's Dial-A-Ride Program; and be it further


RESOLVED, That the Mayor is authorized to accept such further sums as may be additionally awarded by the grantor under the same program, for the same authorized contract period, and for the same purposes; and be it further

RESOLVED, That the Mayor is authorized to execute any and all manner of other documents and to take such other actions as he and the Corporation Counsel may deem appropriate and in the best interests of the City in order to receive, contract and expend the above referenced grant funds; and be it further

RESOLVED, That no person or entity shall be entitled to rely on, or otherwise claim any benefit by reason of this resolution should the Mayor fail to execute the aforementioned agreement or other documents, or to take any of the aforesaid actions; and be it further

RESOLVED, That all approvals and authorizations provided hereby are contingent upon, and only shall be effective on and by means of, the parties executing such documents, and taking such actions, all of which shall be, in form and substance, acceptable to the Mayor and the Corporation Counsel.

Attest:


John V. Bazzano
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Jo Winch, Councilwoman

January 11, 2017

This is to certify that at a meeting of the Court of Common Council, January 9, 2017, the following RESOLUTION was passed.

WHEREAS, The City of Hartford (the “City”) has made a substantial financial investment in the restoration of Keney Park Golf Course and Goodwin Park Golf Course (the “Golf Courses”); and

WHEREAS, The City has taken the steps necessary to provide its residents and visitors a high quality golf experience at the Golf Courses and the adoption of a reasonable fee schedule is essential to the successful financial operation of the Golf Courses; and

WHEREAS, The Department of Public Works (the “DPW”) and its consultant on golf operations - the Connecticut Section of the Professional Golfers Association - have completed an analysis of fees charged by the other municipal golf courses in the region, which shows that the golf fees proposed by the DPW are similar to the average fee charged in the region; and

WHEREAS, The City’s Golf Oversight Commission, on October 26, 2016, reviewed and unanimously approved a resolution recommending to the Court of Common Council the adoption of the fees as proposed by DPW; now, therefore, be it

RESOLVED, That the City’s Court of Common Council, in accordance with Chapter IV, Section 2(e) of the City’s Charter and Sections 26-4 and 2-330.64(f) of the City’s Municipal Code, hereby adopts the following fee schedules:

Keney Park Golf Course

	<u>2017</u>	<u>2017</u>
<u>Weekend Rates</u>	<u>Green Fee</u>	<u>w/Car</u>
18 hole: Resident	\$32.00	\$50.00
18 hole: Non-Resident	\$42.00	\$60.00
9 hole: Resident	\$21.00	\$32.00
9 hole: Non-Resident	\$26.00	\$37.00
Twilight: After 5:00pm – Unlimited	\$20.00	\$31.00
Outings: (Min of 80 for Shotgun Start)	\$65.00	N/A
Juniors: 18 Holes	\$18.00	N/A
Juniors: 9 Holes	\$10.00	N/A

	<u>2017</u>	<u>2017</u>
<u>Weekday Rates</u>	<u>Green Fee</u>	<u>w/Car</u>
18 hole: Resident	\$30.00	\$48.00
18 hole: Senior Resident	\$21.00	\$39.00
18 hole: Non-Resident	\$40.00	\$58.00
18 hole: Senior Non-Resident	\$29.00	\$47.00
9 hole: Resident	\$19.00	\$30.00
9 hole: Senior Resident	\$14.00	\$25.00
9 hole: Non-Resident	\$24.00	\$35.00
9 hole: Senior Non-Resident	\$20.00	\$31.00
Twilight: After 5:00pm – Unlimited	\$19.00	\$30.00
Outings: (Min of 80 for Shotgun Start)	\$60.00	N/A
League: 9 Holes	\$18.00	\$29.00
Juniors: 18 Holes	\$17.00	N/A
Juniors: 9 Holes	\$10.00	N/A

Goodwin Park Golf Course

	<u>2017</u>	<u>2017</u>
<u>Weekend Rates</u>	<u>Green Fee</u>	<u>w/Car</u>
18 hole: Resident	\$29.00	\$46.00
18 hole: Non-Resident	\$39.00	\$56.00
9 hole: Resident	\$19.00	\$30.00
9 hole: Non-Resident	\$25.00	\$36.00
North Course: 18 Holes	\$17.00	\$34.00
North Course: 9 Holes	\$10.00	\$21.00
Twilight: After 5:00pm – Unlimited	\$18.00	\$29.00
Outings: (Min of 80 for Shotgun Start)	\$50.00	N/A
Juniors: 18 Holes	\$18.00	N/A
Juniors: 9 Holes	\$10.00	N/A

	<u>2017</u>	<u>2017</u>
<u>Weekday Rates</u>	<u>Green Fee</u>	<u>w/Car</u>
18 hole: Resident	\$27.00	\$44.00
18 hole: Senior Resident	\$20.00	\$37.00
18 hole: Non-Resident	\$37.00	\$54.00
18 hole: Senior Non-Resident	\$28.00	\$45.00
9 hole: Resident	\$18.00	\$29.00

9 hole: Senior Resident	\$14.00	\$25.00
9 hole: Non-Resident	\$22.00	\$33.00
9 hole: Senior Non-Resident	\$18.00	\$29.00
North Course: 18 Holes	\$15.00	\$32.00
North Course: 9 Holes	\$9.00	\$20.00
Twilight: After 5:00pm – Unlimited	\$16.00	\$27.00
Outings: (Min of 80 for Shotgun Start)	\$45.00	N/A
League: 9 Holes	\$18.00	\$29.00
Juniors: 18 Holes	\$17.00	N/A
Juniors: 9 Holes	\$10.00	N/A


; and be it further

RESOLVED, That the Mayor is hereby authorized to, if applicable, execute and deliver any documents and to take such other actions, upon and subject to such terms and conditions that the Mayor and the Corporation Counsel may deem appropriate and in the best interests of the City, in order to effectuate and/or further the above matter; and be it further

RESOLVED, That no person or entity shall be entitled to rely on, or otherwise claim any benefit by reason of this resolution should the Mayor fail to execute and deliver the aforementioned agreements or other documents, if applicable, or to take any of the other aforesaid actions; and be it further

RESOLVED, That all approvals and authorizations provided hereby are contingent upon and only shall be effective on and by means of, the Mayor executing and delivering such agreements and documents, if applicable, and taking such actions, all of which shall be, in form and substance, acceptable to the Mayor and the Corporation Counsel.

Attest:


John V. Bazzano
City Clerk

Court of Common Council

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Jo Winch, Councilwoman

January 11, 2017

This is to certify that at a meeting of the Court of Common Council, January 9, 2017, the following SUBSTITUTE RESOLUTION was passed.

WHEREAS, The Energy Improvement District (EID) will be managed by the EID Board; and

WHEREAS, The EID Board consists of nine voting members, six of whom shall be appointed by the Mayor (three Hartford electors and three representatives of Hartford businesses) and confirmed by Council, and five non-voting members, one of whom shall be a representative of the local public utility and shall be appointed by the Mayor and confirmed by Council; and

WHEREAS, The Mayor has appointed Hartford electors Sara Bronin and Thomas Swarr and Michelle Lauterwasser, of Becker + Becker, and Leo Garrison, of Hartford Hospital, and Rodney Powell of Eversource Foundation; now, therefore, be it

RESOLVED, That the following individuals are hereby confirmed as members of the Energy Improvement District Board:

Sara C. Bronin (D) 93 Elm Street, Hartford 06103
Hartford Elector
For a term to expire in 2020

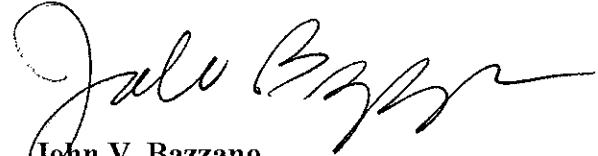
Thomas E. Swarr (I) 8 Shultas Place, Hartford, 06114
Hartford Elector
For a term to expire in 2019

Michele Lauterwasser (D)
Hartford Business
For a term to expire in 2020

Leo F. Garrison (UA)
Hartford Business
For a term to expire in 2019

Rodney O. Powell
Utility, Non-voting member

Attest:

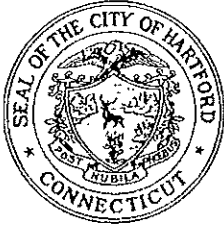


John V. Bazzano
City Clerk

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January 11, 2017

This is to certify that at a meeting of the Court of Common Council, January 9, 2017, the following RESOLUTION was passed.


WHEREAS, Section 2-41 of the Municipal Code of the City of Hartford establishes the Internal Audit Commission; and

WHEREAS, Membership of the Commission shall consist of three members, no more than two of whom are members of the same political party; and

WHEREAS, One member of the Commission shall be appointed by majority vote of the Court of Common Council; now, therefore, be it

RESOLVED, That the Court of Common Council reappoints Ted See to the Internal Audit Commission.

Attest:


John V. Bazzano
City Clerk

Court of Common Council

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January 11, 2017

This is to certify that at a meeting of the Court of Common Council, January 9, 2017, the following RESOLUTION was passed.

WHEREAS, Chappelle Gardens is a 179-unit rental housing complex located at 425-433 Barbour Street (the "Property"), which is affordable to and occupied by very low, low, and moderate income families; and

WHEREAS, On June 8, 1998 the City of Hartford ("City") passed a resolution granting a tax abatement to Chappelle Gardens, Inc. a non-stock 501(c)(3) Corporation; and

WHEREAS, The City and Chappelle Gardens, Inc. entered into a Tax Abatement Agreement on November 11, 1999 which provided for an abatement of taxes over a fifteen (15) year period, expiring on June 30, 2013; and

WHEREAS, Chappelle Gardens, Inc. has submitted an application for a new tax abatement which documents the need for tax relief and the Tax Abatement Committee has recommended such an agreement; now, therefore, be it

RESOLVED, That the Mayor is hereby authorized to enter into a Tax Abatement Agreement with Chappelle Gardens, Inc. for the Property, subject to the following conditions:

- The term of the Agreement shall not exceed 10 years.
- The tax abatement agreement shall be non-assignable and non-transferable without written consent of the Mayor of the City of Hartford.
- The required tax payment, in the initial year of the agreement shall be equal to \$600.00 per unit for 179 units, totaling \$107,400.00, but shall not yield an unabated amount.

- After the initial year, the unabated taxes shall increase by 2% per unit per year in each year the City upwardly adjusts the Grand Levy (e.g., the amount of revenue raised by property taxes in a fiscal year), with the 2% increases being effective July 1st of each year as applicable.
- Units shall remain affordable for the duration of the tax abatement period.
- Chappelle Gardens, Inc. will continue to market the remaining 5 single family homes for sale with the expectation that all homes be sold, within three years of the date of execution of the Tax Abatement Agreement, to an eligible homebuyer, in accordance with the special warrantee deed issued by and/or amended by the Department of Housing and Urban Development.
- Chappelle Gardens, Inc. will adopt the HOME rent Schedule, as set and annually published by United States Department of Housing and Urban Development (HUD), to define rent limits for the term of the abatement agreement, to apply those limits to all vacant units rented after the execution date of the agreement, and to incrementally increase rents on all currently occupied units where applicable to align with, at a minimum, Low HOME rents, but not to exceed High HOME rents, within three (3) years, and to use the HOME rent schedule to adjust rents in the future, if necessary.
- Unused project-based subsidy vouchers associated with vacant homeownership unit will be applied to rental units, ideally, grandfathered units currently occupied by the elderly, within 12 months.
- Chappelle Gardens, Inc. will continue to request rent increases for all subsidized rental units supported by the HAP contract with HUD as discussed.
- Chappelle Gardens Inc. shall invest a minimum of \$1,800,000.00 minimum in improvements and general repairs, commencing no later than the first anniversary of this agreement.
- All proposed improvements and repairs as presented to the Abatement Committee shall be completed within 5 years of the execution date of the Tax Abatement Agreement.
- Upon any future sale or refinancing, with the exception of the funds Chappelle Gardens Inc. described in the application for the intended use of capital improvements and general repairs, payment shall be made to the City of 10% of the net sales proceeds, or equity recapture, not to exceed the total of abated taxes; and be it further,


RESOLVED, That the Mayor is authorized to execute any and all manner of other documents and to take such other actions as he and the Corporation Counsel may deem appropriate and in the best interest of the City in order to effectuate the above transition; and be it further

RESOLVED, That no person or entity shall be entitled to rely on, or otherwise claim any benefit by reason of this resolution should the Mayor fail to execute the aforementioned agreement or other documents, or to take any of the aforesaid actions; and be it further

RESOLVED, That all approvals and authorizations provided hereby are contingent upon and

only shall be effective on and by means of, the parties executing such documents, and taking such actions, all of which shall be, in form and substance, acceptable to the Mayor and the Corporation Counsel.

Attest:


John V. Bazzano
City Clerk