

COMMON COUNCIL --- SPECIAL MEETING

JULY 22, 1986

Meeting is called to order at 7:30 O'Clock P.M. by the Honorable Mayor James E. Dyer.

PLEDGE OF ALLEGIANCE TO THE FLAG

PRAYER

ROLL CALL

Council Members - Johnson, Sollose, Philip, Torcaso, Godfrey, Flanagan, Zotos, Hadley, Rotello, Cassano, McManus, Gallo, Esposito, Charles, Boynton, Butera, DaSilva, Eriquez, Farah, Smith, Torian.

17 Present 4 Absent.

NOTICE OF SPECIAL MEETING - To be held on the 22nd day of July, 1986 at 7:30 O'Clock P.M. in the Council Chambers at City Hall, for the purpose of acting upon the following:

- ✓ 01 - RESOLUTION - The Issue And Sale Of \$13,290,000 General Obligation Bonds, Issue of 1986.
- ✓ 02 - RESOLUTION - To Join The Connecticut Interlocal Risk Management Agency And Its Workers' Compensation Pool.
- ✓ 03 - ORDINANCE - Proposed Ordinance to establish a Specil Services District in Downtown Danbury.
- 04 - REPORT - Purchase of Fire Damaged Property on Main St.
- ✓ 04-1 - REPORT & CERTIFICATION - Funds for cleanup of debris -Main St. Property.
- ✓ 05 - COMMUNICATION - Local Allocation Council - Town Improvement Program

RETURN OF SERVICE - Notices delivered by Police Officers of the Danbury Police Department.

Motion made by \_\_\_\_\_ & seconded by \_\_\_\_\_ for the Call and Return of Service to be accepted.

01  
RESOLUTION

The Issue And Sale Of \$13,290,000 General Obligation Bonds, Issue of 1986.

The Resolution was

02  
RESOLUTION

To Join The Connecticut Interlocal Risk Management Agency And Its Workers' Compensation Pool.

The Resolution was

COMMON COUNCIL -- SPECIAL MEETING

JULY 22, 1986

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03  
FINANCE

Proposed Ordinance to establish a Special Services District  
In Downtown Danbury.

The Ordinance was

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04  
REPORT

Purchase of Fire Damaged Property on Main Street.

The Report was

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04-1  
REPORT &  
CERTIFICATION

Funds for cleanup of debris of Main St. Property.

The Report was & funds

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05  
COMMUNICATION

- Local Allocation Council - Town Improvement Program.

The Communication was

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PUBLIC SPEAKING SESSION

There being no further business to come before the Common Council,  
a motion was made by \_\_\_\_\_ & seconded by \_\_\_\_\_ for the  
meeting to be adjourned at \_\_\_\_\_ O'Clock P.M.

CITY OF DANBURY

To: Common Council - City of Danbury

A special meeting of the Common Council \_\_\_\_\_ of the City of Danbury will be held on the 22nd day of July, \_\_\_\_\_ 1986 at 7:30 o'clock p.m., at the City Hall in said Danbury.

For the purpose of acting upon the following:

- 01 - RESOLUTION - The Issue And Sale Of \$13,290,000 General Obligation Bonds, Issue of 1986.
- 02 - RESOLUTION - To Join The Connecticut Interlocal Risk Management Agency And Its Workers' Compensation Pool.
- 03 - ORDINANCE - Proposed Ordinance to establish a Special Services District in Downtown Danbury.
- 04 - REPORT - Purchase of Fire Damaged property on Main Street.
- 04-1- REPORT & CERTIFICATION - Funds for cleanup of debris of Main Street Property.
- 05 - COMMUNICATION - Local Allocation Council - Town Improvement Program.

Dated at Danbury, this 15th day of July, \_\_\_\_\_ 1986.

\_\_\_\_\_  
 \_\_\_\_\_ Mayor  
 \_\_\_\_\_ Clerk

To the sheriff or any policeman of the City of Danbury:

You are hereby required to notify the above named member \_\_\_\_\_ of the Common Council of the City of Danbury of the special meeting of said board by leaving with or at the usual place of abode or place of business of such member not less than 24 hours before the hour specified for said meeting, a notice in form annexed, and to make due return thereof at the time of said meeting.

\_\_\_\_\_  
 \_\_\_\_\_ Mayor

NOTE: Please return this form to Office of City Clerk after all envelopes have been served to Council Members. Thank you.

RETURN OF SERVICE

Special Meeting 7/22/86

By virtue of the within warning, I have served Notice on each of the members of the Common Council of the City of Danbury, of the Special Meeting of said Board, each Notice duly signed by the Mayor and City Clerk, by leaving such written Notice with each of the following members of said Common Council, to-wit:

| <u>NAME</u>             | <u>TIME</u> |
|-------------------------|-------------|
| 1. CONSTANCE McMANUS    | 21:20       |
| 2. BEVERLY JOHNSON      |             |
| 3. BERNARD GALLO        | 20:08       |
| 4. Donald Sollose       |             |
| 5. PETER W. PHILIP      | 20:25       |
| 6. CAROLE TORCASO       | 20:01       |
| 7. JOHN ESPOSITO        | 19:13       |
| 8. ROBERT GODFREY       | 19:06       |
| 9. NICHOLAS ZOTOS       | 18:55       |
| 10. STEPHEN T. FLANAGAN | 19:52       |
| 11. PHILIP N. HADLEY    | 21:31       |
| 12. LOUIS ROTELLO       | 17:38       |
| 13. ANTHONY J. CASSANO  |             |
| 14. LOUIS T. CHARLES    | 17:36       |
| 15. ERNEST BOYNTON      | 19:04       |
| 16. JOSEPH DaSILVA      |             |
| 17. GENE ERIQUEZ        | 18:10       |
| 18. STANFORD SMITH N    | 18:51       |
| 19. JANET A. BUTERA     | 17:34       |
| 20. EDWARD T. TORIAN    |             |
| 21. MOUNIR FARAH        | 19:33       |

Each Notice so served upon each member, all having been done by me on this date 07/16/86.

Attest:   
Policemen of the City of  
Danbury

ROBINSON & COLE

01  
✓  
LAW OFFICES

ONE COMMERCIAL PLAZA  
HARTFORD, CONNECTICUT 06103-3597  
203-275-8200

FINANCIAL CENTRE  
POST OFFICE BOX 10305  
STAMFORD, CONNECTICUT 06904-2305  
203-964-1200

TELECOPIER HARTFORD 203-275-8299  
TELECOPIER STAMFORD 203-359-8576  
TELEX BOTH OFFICES 99-4407

S. FRANK D'ERCOLE  
HARTFORD  
203-275-8246

PLEASE REPLY TO HARTFORD

July 3, 1986

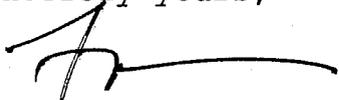
Mr. Dominic Setaro  
Director of Finance/Comptroller  
City of Danbury  
City Hall  
155 Deer Hill Avenue  
Danbury, Connecticut 06810

Re: Resolution with Respect To The Issue And Sale Of  
\$13,290,000 General Obligation Bonds, Issue of 1986

Dear Dom:

Enclosed please find the captioned resolution to be adopted  
by the Common Council prior to the sale of the bonds on July 23.

Sincerely yours,

  
S. Frank D'Ercole

SFD/dks  
Enclosure

cc: James E. Dyer, Mayor  
Eric L. Gottschalk, Assistant Corporation Counsel

*Special Meeting*

July 22, 1986

RESOLUTION WITH RESPECT TO THE ISSUE AND SALE  
OF \$13,290,000 GENERAL OBLIGATION BONDS,  
ISSUE OF 1986

Section 1. \$8,740,000 of the \$9,202,000 bonds authorized to be issued pursuant to an Ordinance entitled "An Ordinance Appropriating \$9,202,000 For The Reconstruction And Improvement Of Various City Roads And Authorizing The Issue Of \$9,202,000 Bonds Of The City To Meet Said Appropriation And Pending The Issue Thereof The Making Of Temporary Borrowings For Such Purpose", adopted by the Common Council on August 31, 1982 and approved by the electors on November 2, 1982, shall be dated August 1, 1986 and mature \$475,000 on August 1 in each of the years 1987-2004, both inclusive, and \$190,000 on August 1, 2005.

Section 2. \$4,550,000 of the \$7,725,000 bonds authorized to be issued pursuant to an Ordinance entitled "An Ordinance Making Appropriations For Various Public Improvements Aggregating \$7,725,000 And Authorizing The Issuance Of \$7,725,000 Bonds Of The City To Meet Said Appropriations And Pending The Issue Thereof The Making Of Temporary Borrowings For Such Purpose", adopted by the Common Council on August 25, 1983 and approved by the electors on November 8, 1983, shall be dated August 1, 1986 and mature \$275,000 on August 1 in each of the years 1987-1994, both inclusive, \$255,000 on August 1, 1995, \$225,000 on August 1 in each of the years 1996-2004, both inclusive, and \$70,000 on August 1, 2005.

Section 3. Said \$8,740,000 and \$4,550,000 bonds shall be combined into and issued and sold as a single issue of \$13,290,000 bonds of the City designated "City of Danbury General Obligation Bonds, Issue of 1986" (the "Bonds") and shall mature in combination \$750,000 on August 1 in each of the years 1987-1994, both inclusive, \$730,000 on August 1, 1995, \$700,000 on August 1 in each of the years 1996-2004, both inclusive, and \$260,000 on August 1, 2005.

Section 4. The Bonds are determined to be issued for General Public Improvement purposes and shall be included in the City's aggregate indebtedness for purposes of the City's statutory limitation on indebtedness under Section 7-374 of the General Statutes of the State of Connecticut as debt for General Public Improvement projects.

Section 5. The Connecticut National Bank of Hartford, Connecticut, is hereby appointed as Paying, Certifying, Registrar and Transfer Agent with respect to the Bonds.



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# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

JAMES E. DYER, MAYOR

DEPARTMENT  
OF FINANCE

July 11, 1986

TO: Mary Rickert, Assistant City Clerk  
FROM: Dominic A. Setaro, Jr., Acting Director of Finance -  
Comptroller  
RE: Resolution CIRMA

Per the attached memo from Thomas Fabiano, Risk Manager, would you see to it that the proposed sample resolution is placed on the July 22, 1986 Common Council special meeting agenda in its proper form.

Dominic A. Setaro, Jr.  
Acting Director of Finance - Comptroller

DAS/af  
Attachment

cc: Thomas Fabiano



*J*

# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

## MEMO

**DEPARTMENT  
OF FINANCE**

**RISK MANAGER  
797-4619**

Date: July 10, 1986  
To: Dominic A. Setaro, Jr., Director of Finance Acting  
From: Thomas Fabiano, Risk Manager

*Attached is a resolution which should be completed by the City Clerk and adopted by the Common Council in the event the City of Danbury awards any insurance contract to the Connecticut Interlocal Risk Management Agency.*

*Please have this item included on the next Common Council meeting agenda.*

RESOLUTION TO JOIN  
THE CONNECTICUT INTERLOCAL RISK MANAGEMENT AGENCY  
AND ITS WORKERS' COMPENSATION POOL

RESOLUTION NO. \_\_\_\_\_

WHEREAS, the [Town] [City] of \_\_\_\_\_ is now required to provide workers' compensation to its employees who sustain personal injuries arising out of and in the course of employment pursuant to Chapter 568 of the General statutes; and

WHEREAS, Connecticut Interlocal Risk Management Agency ("CIRMA"), an agency established by member municipalities and local public agencies pursuant to Public Act 79-561, has been organized to establish a program of risk management, including one or more risk management pools, safety engineering, administration of claims and other services for workers' compensation and general liability claims against Connecticut municipalities and local public agencies, and to provide management therefor; and

WHEREAS, CIRMA has contracted with qualified service organizations to provide claim services, safety engineering, actuarial services, legal services, investment services, and other services in connection with the administration, evaluation, payment and disposition of workers' compensation claims; and

WHEREAS, it is desirable for, and in the best interest of the [Town] [City] of \_\_\_\_\_ to agree with CIRMA to administer, service and pay its workers' compensation claims; and

WHEREAS, CIRMA has agreed to provide such services and protection

NOW, THEREFORE, BE IT RESOLVED that the [Town] [City] of

join CIRMA as a member organization, and hereby subscribes to the bylaws, rules and regulations of CIRMA; and

BE IT FURTHER RESOLVED that the [Town] [City] of join the interlocal workers' compensation risk management pool of CIRMA and, pursuant thereto, CIRMA shall administer, service and pay all workers' compensation claims of the said [Town] [City]'s employees; and

BE IT FURTHER RESOLVED that the [Mayor] [First Selectman] [Town Manager] of said [Town] [City] be, and hereby is, authorized and empowered to execute a contract with CIRMA to provide for statutory workers' compensation coverage and related risk management services for [Town] [City] for such coverage and services; and he is further authorized to represent said [Town] [City] as a member of CIRMA and to designate an alternate representative from time to time.

I hereby certify that the above and foregoing resolution was adopted by the [Town] [City] of on the day of , 19 .

\_\_\_\_\_  
[Town] [City] Clerk

[Seal]



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Mary R

23

**DANBURY DOWNTOWN C**

Anne B. Kraig  
President

Special  
Meeting Agenda

July 9, 1986

Honorable James E. Dyer, Mayor  
City of Danbury  
155 Deer Hill Avenue  
Danbury, Connecticut 06810

Dear Mr. Mayor:

It is with great pleasure that I submit a proposed Ordinance to establish a Special Services District in downtown Danbury for consideration by The Common Council and the City of Danbury. The document has been reviewed by the Corporation Counsel and by our attorney, and we are satisfied that it meets the requirements of the City in all respects.

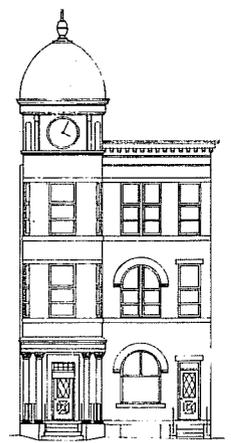
We look forward to a favorable recommendation by both the City and the Common Council and are ready to assist in any way we can to ensure its ultimate passage.

Cordially,  
*Bonnie Kraig*

Anne B. Kraig  
President

enclosure--Ordinance

**received**  
7-10-86



3

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF DANBURY

That the Code of Ordinances of Danbury, Connecticut is hereby amended by adding a chapter, to be numbered 19B, which said chapter reads as follows:

CHAPTER 19B  
DOWNTOWN SPECIAL SERVICES DISTRICT

19B-1 Purpose and Intent

WHEREAS, The City of Danbury supports the revitalization of its downtown; and

WHEREAS, Revitalization requires improvements to the image and to the physical appearance of downtown; and

WHEREAS, Such improvements will benefit directly the owners of downtown property; and

WHEREAS, Chapter 105a of the Connecticut General Statutes entitles any municipality having a population in excess of 35,000 according to the most recent federal census to establish by ordinance of its legislative body within its confines a special services district to promote the economic and general welfare of its citizens and property owners; and

WHEREAS, Such a district enables property owners to tax themselves and administer such revenues to provide benefits and services for the district;

Now THEREFORE, in accordance with Chapter 105a of the Connecticut General Statutes, the City of Danbury does hereby establish a special services district within its confines, to be created and operated according to the procedures set out in Chapter 105a. The purpose of the district shall be to prevent further deterioration of the central business district; to enhance the environment in which people shop, live and work in the central business district; to demonstrate private commitment to the central business through physical, economic, and social improvements; to work with the government of the City of Danbury to maximize the usefulness of available public funds by consolidating and coordinating private efforts to assist the City's downtown revitalization program; and to maintain physical, economic and social improvements to the central business district through a long-term operations strategy allocating organizational and financial responsibility.

19B-2 DEFINITIONS

For the purposes of this ordinance, the following terms, phrases, words, and their derivations shall have the meaning given herein:

1. District shall be the municipal special services district established according to Chapter 105a of the Connecticut General Statutes, whose boundaries are delineated in Section III-1 of this ordinance, including amendments made according to Section III-2.

2. Property shall be real property within the district that is identified in the tax records of the City of Danbury as a parcel of land and/or building for which there is a map and lot number assigned by the Assessor's Office of the City of Danbury.

3. Property owner shall be the holder of record of a taxable interest in real property within the District.

4. Holder of record of a taxable interest in real property shall be the corporation, partnership, unincorporated association, trustee, fiduciary, guardian, conservator, or other form of entity or any combination thereof as identified in the records of the City of Danbury.

5. Lessor of Property shall be the holder of a leasehold interest in real property within the district who has subleased all or a portion of said leasehold interest as distinguished from a property owner.

6. Lessee of property shall be the tenant occupying and in possession of premises located on a property in the district.

7. Ex-officio shall denote a non-voting member.

8. Board of Commissioners shall be the executive body elected by the holders of record of a taxable interest in real property to govern the district.

9. Commissioner shall be any single member of the Board of Commissioners, with the exception of the ex-officio members.

10. Fiscal year shall be July 1 to June 30, unless it is changed by vote of the Board of Commissioners and approved by majority vote of the holders of record of a taxable interest in real property.

11. Assessed value of real property for each fiscal year shall be the value of real property as listed on the grand list of the municipality, in effect as of October of the prior year.

19B-3 POWERS OF THE DISTRICT

1. District Legal Status

a. The district is a body politic and corporate subject to such status and regulations that govern such a legal body.

2. Powers

The district shall have the following powers:

- 3
- a. to sue and be sued;
  - b. to acquire, hold and convey any real estate, real or personal;
  - c. to contract;
  - d. to borrow money, provided any obligation incurred for this purpose shall be discharged not more than one year after it was incurred, and such district may pledge any tax levies received against any such obligation;
  - e. to recommend to the Common Council of the City of Danbury the imposition of a levy upon the taxable interests in real property within such district, the revenues from which may be used in carrying out any of the powers of such district;
  - f. to construct, own, operate and maintain public improvements;
  - g. to provide, within such district, some or all of the services which said City of Danbury is authorized to provide therein, such as security services or cleaning services excluding therefrom any elementary or secondary public education services and provided that such services are not now being provided within any portion of the area included in such district by any multi-town body or authority;
  - h. to retain legal counsel with the approval of the Common Council;
  - i. to buy, lease, and operate buses, mini-buses or other transportation for shuttle service in the downtown area;
  - j. to receive and use gifts and donations for the purposes of the district;
  - k. to construct, acquire, or obtain leasehold interests in motor vehicle parking facilities within such district;
  - l. to operate a motor vehicle parking facility within such district;
  - m. to enter into, fund, and perform agreements which reduce the cost of motor vehicle parking to residents and visitors of such district;
  - n. to operate revenue-sharing facilities or events and to use the revenues for district purposes.

#### 19B-4 BOUNDARY OF THE DISTRICT

##### 1. Description

The boundary of the district shall be all that certain piece or parcel of land described on Schedule A attached hereto and made a part hereof

2. Eligibility of Tax Exempt Property

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All property therein shall be included in the district. For the purpose of this district, the property owners of tax exempt property within the district will not be eligible to vote, nor will they be subject to any tax levies, unless the tax exempt status changes. If the tax exempt status changes, the property shall be subject to the district tax levy in accordance with Section VI of this ordinance, and such levy shall be pro-rated to cover the period from the change of the tax status to the end of the fiscal year.

19B-5 PROCEDURE FOR THE REFERENDUM ESTABLISHING THE DISTRICT

1. Referendum: Voting Procedure

a. Within 45 days of the passage of this ordinance by the Common Council, a ballot shall be prepared and mailed to all holders of record of taxable interest in real property within the district boundary as established by 19B-4 of this ordinance.

b. The ballot shall be mailed to the address used by the Tax Collector of the City of Danbury for tax collection purposes. The ballots are to be returned by mail or in person to the Town Clerk within 15 business days of the initial mailing.

c. Each property owner regardless of the number of properties of record in his name shall be entitled to cast only one ballot which will be so counted in determining whether the necessary majority of property owners have voted in favor of the referendum.

d. The ballot shall be signed by the property owner(s) having at least 50% interest in said property, or a representative of the owner(s) duly authorized to cast such ballot.

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2. Referendum: Oversight and Tabulation of Results

a. The referendum ballot shall be overseen by 3 supervisors appointed by the Mayor. The supervisors shall count ballots, and determine results of the referendum, and shall rule on any contested ballots.

b. For the purposes of determining whether the majority of property owners has voted in favor of the resolution, each ballot will be counted in two ways. An abstention will be considered to oppose the district.

i. Each ballot will be counted as a single vote for or against the district regardless of the number of properties of record in his name , except as otherwise provided in 19B-5 Subsection 3.c.

ii. Each ballot will be weighted by the assessed value of the property for which the ballot is cast except as otherwise provided in 19B-5 Subsection 3.c.

c. A majority of the property owners by number as hereinbefore defined in 19B-5 Subsection 1.c. and by assessed value must vote in favor of the district for the district to be approved.

d. If the district is not approved, this ordinance shall be null and void.

3. Referendum: Appeal

a. Ballots cast for a property owner shall be available for inspection by holders of record of a taxable interest in the property at the Office of the Town Clerk for five business days after the close of the referendum period.

b. Holders of record of a taxable interest in the property may contest in writing the ballot cast to the supervisors of the referendum. All appeals must be submitted within five business days of the close of the referendum period.

c. The supervisors shall evaluate the validity of the appealed ballot. The supervisors will review evidence submitted by the voter and the appellant in making their determination. They may change the ballot if sufficient evidence of improper vote is presented by the appellant. If the supervisors, after a review of the evidence, determine that the ballot was properly cast by owner(s) of a majority interest in said property, then said ballot is binding upon all owners of said property. If the supervisors, after a review of the evidence, determine that the appealed ballot was cast by an owner of only 50% of the interest in said property, then said ballot shall be given a 1/2 weight both as to the count by number and the count by assessed value. The decision of the supervisors shall be final.

19B-6 DISTRICT ORGANIZATION AND OPERATIONS

1. Commencement of District Operations

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a. Within 20 business days of the referendum results creating a district, the Mayor shall call a general meeting of the property owners to nominate and elect the Board of Commissioners.

b. The Board of Commissioners shall meet within 20 business days of the general meeting to prepare the bylaws governing their operations and those of subsequent general meetings.

c. The Board of Commissioners shall prepare the first year's budget for the district and submit it for consideration to the general meeting of the property owners by January 15 of each year.

## 2. Board of Commissioners

a. The Board of Commissioners shall have five members, two ex-officio members, and three alternates. The five positions on the board will be elected at large from the entire district. Three alternates shall also be elected, to substitute for absent commissioners on a rotating basis. The Commissioners shall be elected from any of the following categories: property owners, lessors of property, lessees of property and employees of any of the aforesaid categories. Any provision to the contrary notwithstanding, it is understood that at any time a commissioner no longer fits in any one of the aforesaid categories, said commissioner shall automatically be terminated. The Board of Commissioners is hereby empowered to fill any vacancies which occur on the Board of Commissioners. The two ex-officio members will be the Mayor and the Council Majority Leader.

b. The Board of Commissioners shall be the executive body governing the day-to-day operations of the district. The board shall make administrative decisions and interpret policy for the district.

c. At the first meeting of the Board of Commissioners, bylaws shall be drafted for the operating procedures of the board. The operating bylaws may expand upon the procedures necessary to perform district functions.

d. The term of the five commissioners and the three alternates shall be for two years.

e. With the exception of the first election of the Board of Commissioners, a nominating committee shall be appointed by the Board to prepare nominations for the biennial election. Nominations may also be made at the time of the general meeting.

f. Commissioners shall be elected by a plurality vote of a quorum of property owners present at the general meeting.

g. The Board of Commissioners shall elect officers. The positions shall be determined at the first meeting of the board after the district is created and incorporated into the operating bylaws.

h. The Board of Commissioners shall hire such staff assistance as is considered necessary to perform their duties and as is approved in the budget submitted to the general meeting. 3

i. The Board of Commissioners and its staff shall be authorized to conduct the business of the district in a responsible manner.

### 3. General Meetings of Property Owners

a. There shall be an annual meeting of district property owners present or by proxy to approve the yearly budget and to conduct other such business as is determined necessary.

b. Special meetings may be called by the Board of Commissioners to conduct business that can not be postponed until the annual meeting.

### 19B-7 DISTRICT REVENUE AND BUDGET

#### 1. District Budget

a. As soon as practical after the enactment of this Special Services District, the district shall adopt a budget for the balance of the fiscal year at a special meeting of property owners, present or by proxy, and shall file said interim budget with the Director of Finance of the City of Danbury forthwith. Thereafter the district shall adopt an annual budget at a general meeting of property owners, present or by proxy, and shall file the budget with the Director of Finance on or before February 1 each year. The annual budget may be amended as provided in the bylaws of the district. Amended budgets must be filed with the Director of Finance within 15 days of adoption.

b. Upon the adoption of the interim budget the Board of Commissioners shall recommend to the Common Council of the City of Danbury a levy upon taxable interests in real property within said district. Thereafter the Board of Commissioners shall recommend to the Common Council of the City of Danbury, on or before April 1 of each year, a levy upon taxable interests in real property within such district. In accordance with Section 7-339r(d) of the Connecticut General Statutes, it shall be the obligation of the Common Council to impose the recommended levy as a municipal levy and such levy shall be in addition to the regular municipal levy and it shall be the obligation of the City to collect such levy for the benefit of the district.

#### 2. Collection of Levy

a. The levy upon taxable interests in real property in the district shall be due and payable in four parts, on July 1, October 1, January 1, and April 1, following the adoption of the levy for the fiscal year. On or before July 1 each year, the Tax Collector of the City of Danbury shall bill holders of taxable interest in real property in the district. Any provision to the contrary notwithstanding it is herein provided that as soon as practical following the imposition of the levy based on the interim budget the Tax Collector of the City of Danbury shall bill holders of taxable interest in real property in the district, which tax bill shall be due and payable in three parts, on October 1, July 1 and April 1, following the issuance of said bill.

b. Delinquent interest charges shall be assessed on late district tax payments and shall be computed in the same manner as used for establishing delinquent charges on regular property tax bills of the City.

c. The Tax Collector of the City of Danbury shall collect the district tax, interest charges and any other revenue of the district and shall deposit said monies received in a special revenue fund of the City to be maintained by the Treasurer of the City for the benefit of the District. 3

### 3. Disbursement of Funds

a. No disbursement shall be made from said fund except in compliance with Chapter VI Section 6-1 of the Revised Charter of the City of Danbury as the same may be amended from time to time and provided further that said disbursement is based upon the written request of a duly authorized representative of the district and only in accordance with the then current approved annual budget of the Board of Commissioners of the district. The district shall set forth in its bylaws procedures for approving disbursement of funds and for requesting such disbursement from the City.

b. All orders on contracts for expenditures approved by the Board of Commissioners on behalf of the District which meet the criteria established in Section 7-339q of the Connecticut General Statutes shall be awarded to the lowest responsible bidder only after public invitation to bid, which shall be advertised in the newspaper having circulation in such special services district.

## 19B-8 MUNICIPAL OBLIGATIONS

### 1. Maintenance of Effort and Services

Notwithstanding the powers of the District defined in Section II-2 of this ordinance, the City shall continue to be obligated to provide existing municipal services within the district. Further, in keeping with the intent of this ordinance, which is to improve the district through a cooperative effort of the City and the property owners of the district, the City agrees to maintain the existing level of municipal services provided within the district.

### 2. Municipal Regulations

The district shall be subject to such ordinances of the City as apply to private organizations conducting business with the municipality (e.g., zoning, inland wetland regulations, etc.). The City may waive local fees which may apply to activities conducted by the district.

19B-9 DISSOLUTION OF DISTRICT

The district may be dissolved as provided in Section 7-339s of Chapter 105a of the Connecticut Statutes.

19B-10 SEVERABILITY CLAUSE

All provisions of the Town Code in conflict herewith are hereby repealed and if for any reason any word, clause, paragraph or section of this ordinance shall be held to make the same unconstitutional, this ordinance shall not hereby be invalidated and the remainder of the ordinance shall continue in effect. Any provision herein which is in conflict with the Connecticut General Statutes is hereby repealed, it being understood that said statutes shall take precedence over this ordinance.

19B-11 EFFECTIVE DATE

This ordinance shall within ten (10) days be published in its entirety in the Danbury News Times and shall become effective on the 30th day after such publication.

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# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

JAMES E. DYER, MAYOR

DEPARTMENT  
OF FINANCE

July 21, 1986

TO: Common Council via Certification #2  
Mayor James E. Dyer

FROM: Dominic A. Setaro, Jr.

We hereby certify the availability of \$40,000.00 in the Contingency Account to be transferred to the Building Department's Outside Services Account #02-02-122-029500.

|                                |                      |
|--------------------------------|----------------------|
| Balance of Contingency Account | \$1,000,000.00       |
| Less this request              | 40,000.00            |
|                                | <u>\$ 960,000.00</u> |

Dominic A. Setaro, Jr.  
Acting Director of Finance - Comptroller

DAS/af



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# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

JAMES E. DYER, MAYOR

July 22, 1986

## REPORT

Honorable Mayor James E. Dyer  
Honorable Members of the Common Council

Re: Funds for demolition of Main St. Building.

The committee appointed to review the request for funds to complete the demolition of the Jackson Hanson Building, met on July 8, 1986 at 7:30 P.M. and again on July 17, 1986 at 8:00 P.M.

Present at the meeting on July 8th were Council members Gallo, Esposito, Torian, DaSilva, McManus, Planning Director Len Sedney, Building Inspector Leo Null and Atty. Neil Marcus, representing Nancy Jackson, a part owner of the lease of the building in question.

Present at the meeting held on July 17th were Council Members, Gallo, Torian, Esposito, McManus, Torcaso (in an exofficio capacity), Planning Director Len Sedney, Building Inspector Leo Null, Assistant Corporation Counsel L. Riefberg and Public Works Director Basil Friscia. Councilman DaSilva was excused.

Leo Null informed the committee that the Jackson Hanson building is a severe safety hazard in his professional opinion. Atty. Marcus related the series of events leading to the partial demolition of the building and the refusal of the Jackson & Hanson Realty Company to complete the demolition.

At the request of the committee, Len Sedney obtained bids for the completion of the demolition. The committee unanimously recommends that the Common Council appropriate \$40,000 to complete the demolition and that the Public Works Department provide the fill and manpower to fill the cellar. A lien for the total costs will be placed on the building by the City. The committee feels strongly that the work should be done as quickly as possible and would encourage the Board of Awards to require that the work be started in at least two weeks and finished in a maximum of 90 days.

Respectfully submitted

\_\_\_\_\_  
Robert Godfrey

\_\_\_\_\_  
Joseph DaSilva

\_\_\_\_\_  
Edward T. Torian

\_\_\_\_\_  
Constance McManus

\_\_\_\_\_  
Bernard Gallo

\_\_\_\_\_  
John Esposito



# CITY OF DANBURY

OFFICE OF THE MAYOR

DANBURY, CONNECTICUT 06810

JAMES E. DYER  
MAYOR

July 22, 1986

Honorable Members of the Common Council  
City of Danbury, Connecticut

Dear Council Members:

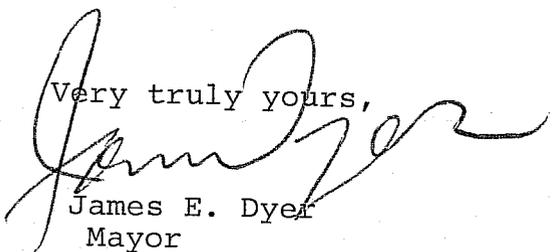
I am recommending the following distribution of State funds under the Town Improvement Program:

- \$500,000 for New Commerce Park Intersection.
- \$50,000 for Women's Center Shelter.
- \$50,000 for Community Action Day Care Center.
- \$30,000 to be determined upon final certification of funds from the State of Connecticut.

At that time I recommend using these funds in the following areas:

- Homeless
- DATAHR'S Traumatic Brain Injury Services
- Hospice, and perhaps some improvements to Route 37.

Senator Miller has been consulted about these recommendations and offers his support.

Very truly yours,  
  
 James E. Dyer  
 Mayor

JED/mr



Greater Danbury Chamber of Commerce, Inc.  
72 West Street • Danbury, Connecticut 06810 • 203/743-5565

July 15, 1986

The Honorable Robert Miller  
State Senator, 24th District  
41 Barnum Road  
New Fairfield, CT 06812

Dear Bob:

I am writing to you as a designated member of the "Local Allocation Council", responsible for approving the City of Danbury's plans for spending its \$630,000 state grant under the new, Town Improvement Program legislation.

On behalf of hundreds of Danbury businesses, and their thousands of employees, I wish to express our very strong support for Mayor Dyer's proposal to construct an additional accessway to Commerce Park near the Brookfield line. This proposal certainly fits legislative criteria that funds be used for non-recurring expenses. The additional accessway to Commerce Park will help to alleviate overburdened Route 6 and may contribute to easing congestion along the entire I-84 corridor, from Exit 1 to Exit 10.

It seems especially fitting that in this region of 'full employment' where everyone who can work is working, state funds should be returned to Danbury, to lessen the traffic congestion created by full employment.

We urge your bipartisan support of the Mayor's proposal. //

Sincerely,

Clarice Osiecki  
President

CO/mf

\* Copies of this letter were also sent to Reps. Taborsak, Garavel and Cyle.



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

JAMES E. DYER, MAYOR

DEPARTMENT  
OF FINANCE

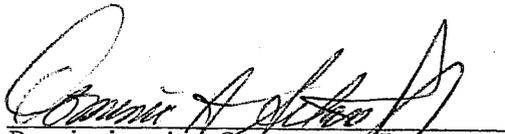
July 15, 1986

TO: Mayor James E. Dyer via  
Common Council

FROM: Dominic A. Setaro, Jr., Acting Director of Finance -  
Comptroller

RE: Required Procedures for Town Improvement Program

In response to your recommendations for the use of funds provided by the State of Connecticut from the Town Improvement Program, attached you will find a copy of the new required procedures for the allocation of these funds.

  
\_\_\_\_\_  
Dominic A. Setaro, Jr.  
Acting Director of Finance - Comptroller

DAS/af  
Attachment

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## Required Procedures for Town Improvement Program

The act specifies procedures for a town to receive funds under the "town improvement program". As described below, the legislative body of each town has certain responsibilities for these procedures. However, for purposes of these procedures, "in any town in which a town meeting is the legislative body, the board of selectmen of such town shall have the powers and the duties of the legislative body." (This is the case whether or not the board of selectmen has budget-making powers.)

On or after August 1, 1986, a "local allocation council" must be formed in each town, consisting of members of the General Assembly whose districts include all or any part of the town. Any member may appoint a designee for "any hearing or meeting" of the local allocation council. The chairman shall be elected from among its members.

By August 1, 1986 the secretary of OPM must notify each member of the General Assembly and the clerk of each town of the amount allocated to each town for its grant under the "town improvement program".

By August 30, 1986 the legislative body of the town, as defined within the act, must meet with the local allocation council of the town.

By September 30, 1986 the legislative body of the town, as defined within the act, must meet and, "in accordance with the procedures required for the authorization of any expenditure by such town", adopt a resolution proposing a specific use or uses of the amount allocated to the town's account. A copy of the resolution must be sent to the local allocation council and to the Secretary of the Office of Policy and Management within five days after the date of the adoption of the resolution.

By October 15, 1986 the local allocation council must conduct a public hearing on the use(s) proposed in the resolution. Notice must be given of the hearing not less than 5 days before the hearing. The Council shall adopt procedural rules for the hearing, except that the hearing is restricted to matters concerning the purposes of the grant as set forth in the act. The expenses of the hearing and notice will be charged against the account of the town.

By October 30, 1986 the local allocation council shall vote to either reject or approve the resolution passed by the local legislative body. If the council fails to act, this will be deemed approval. The resolution can be rejected only by the negative vote of not less than three-fourths of the members present and voting; where the council has less than four members, a unanimous vote of the members present and voting is required for rejection.

If the council rejects the resolution of the legislative body, the legislative body has 30 days from the date of the rejection in which to meet and adopt a modified or alternative resolution. Not later than 15 days from the submission of the modified or alternative resolution, the council shall again vote to either reject or approve the recommendation. If the council fails to act within the 15 days, it will be deemed to have approved the alternative or modified resolution.

Upon approval of the resolution or after such approval has been deemed to occur, the chief executive officer of the town must notify the secretary of OPM. After the secretary certifies to the comptroller the amount of funds necessary to implement the resolution, the comptroller must pay the grant to the town.