

Meeting called to order at 8:00 O'Clock P.M. by the Honorable Mayor, James E. Dyer.

PLEDGE OF ALLEGIANCE TO THE FLAG

PRAYER

ROLL CALL

Council Members - Johnson, Sollose, Foti, Torcaso, Esposito, Godfrey, Flanagan, Zotos, Chianese, Skoff, McManus, DaSilva, GALLO, Cassano, Charles, Boynton, Butera, Durkin, Eriquez, Farah, Torian.

18 Present 3 Absent

NOTICES FROM MAYOR DYER

CONSENT CALENDAR

The Consent Calendar was

MINUTES

Minutes of the Common Council Meetings held on July 3, 1984 and July 30, 1984.

Motion made by \_\_\_\_\_ & seconded by \_\_\_\_\_ for the reading of the Minutes to be waived and accepted as submitted.

01 CLAIMS

Wayne Kakos - Elizabeth Croasdale - Wendell L. Johnson - Mark Perrotti - Wilma Henry.

Claims to be referred to the Claims Committee and Assistant Corporation Counsel for Claims.

02 RESOLUTION

Easements for street & sidewalk improvements to Ives St.

The Resolution was

03 RESOLUTION

Housing Site Development Agency to apply for Grant Funds for New & Rowan Street projects.

The Resolution was

04 RESOLUTION

Balmforth Ave/Maple Ave & Franklin St/Osborne St. Road Improvement Projects.

The Resolution was

04-1 ✓

COMMUNICATION - Request for an historic district study committee.

The Communication was

05 ✓

MEMORANDUM - City of Danbury and the Danbury Municipal Employees Assoc.

OF

AGREEMENT The Agreement was

& Certification

06 ✓

MEMORANDUM - City of Danbury and the Danbury Police Union Local 891

OF

AGREEMENT The Agreement was

& certification

07 ✓

MEMORANDUM - City of Danbury and Local 677 International Brotherhood of  
OF Teamsters.

AGREEMENT

& certification The Agreement was

08 ✓

COMMUNICATION - Request for funds to remove steeple from Church - Old Mill  
Plain Road.

The Communication was

09 ✓

COMMUNICATION - Request for an ad hoc committee to review staffing needs of  
the Building Department.

The Communication was

010 ✓

COMMUNICATION - Donation from V.F.W. Auxiliary towards renovation of Rose Arbor  
at Rogers Park.

The Communication was

011 ✓

COMMUNICATION - Request to approve acceptance of donations to the Senior  
Center - from Perkins Elmer.

The Communication was

012 ✓

COMMUNICATION - Lease to New Fairfield Builders, Inc.

The Lease was

013 ✓

COMMUNICATION - Request to operate recycling center.

The Communication was

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014 ✓

COMMUNICATION - Request of Gary Mead to utilize parcel of City property on King St.

The Communication was

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015 ✓

COMMUNICATION - Request for the City to accept property on Manion's Lane

The Communication was

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016 ✓

COMMUNICATION - Request of Joseph Deuschele, Jr. and Alfred Hanson to purchase City property on Bergh St.

The Communication was

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017 ✓

COMMUNICATION - Request to accept Apple Orchard Drive.

The Communication was

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018 ✓

COMMUNICATION - Request for sewer extension to 16 Virginia Avenue

The Communication was

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019 ✓

COMMUNICATION - Request of Frank & Maria Avallone for extension of sewer line - Route 6 (Old Sorrento Restaurant)

The Communication was

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020 ✓

PETITION - Sewers for Pembroke Terrace and Johnson Drive.

The Petition was

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020-1 ✓

COMMUNICATION - Road Improvement Program

The Communication was

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021 ✓

COMMUNICATION - Drainage problem on Grace St.

The Communication was

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022 ✓

COMMUNICATION - Drainage problem on Olive Street

The Communication was

023 ✓

COMMUNICATION - Request from the Purchasing Agent to amend Sec. 6-6-d of the City Charter.

The Communication was

024 ✓

COMMUNICATION & CERTIFICATION - Request for funds for rental of Xerox machine - Office of City Clerk.

The Communication was

025 ✓

COMMUNICATION - Request from the Board of Education for funds for Code updating

The Communication was

026 ✓

COMMUNICATION - Request from the Superintendent of Highways to add funds to the State Aid Account.

The Communication was

027 ✓

COMMUNICATION - Request for 10% increase in Special Police Salaries.

The Communication was

028 ✓

COMMUNICATION - Request for an Assistant Mechanic - Danbury Fire Dept.

The Communication was

029 X

COMMUNICATION - Appointment of a Design Review Board

The Communication was

030 X

COMMUNICATION - Appointment of a Police Officer - Danbury Police Dept.

The Communication was accepted and appointment confirmed.

031

COMMUNICATION - Appointment of a Sergeant in the Danbury Police Department  
The Communication was accepted and promotion confirmed.

032

COMMUNICATION - Appointment of a Firefighter - Danbury Fire Department  
The Communication was accepted and appointment confirmed.

033

COMMUNICATION - Appointment of an Ambulance Supervisor - Danbury Fire Dept.  
The Communication was accepted and appointment confirmed.

034

DEPARTMENT REPORTS

Fire Chief	Building Inspector
Fire Marshal	Health Inspector
Airport Administrator	Housing Inspector
Blood Pressure Program	Municipal Agent
Equal Rights & Opportunities	
Non-Profit Corp. of Danbury, Inc.	
Environmental & Occupational Health Services	

Motion to be made to dispense with the reading of Department Reports which are to be accepted as submitted. Copies on file in the Office of the City Clerk for public inspection.

AD HOC COMMITTEE REPORTS

035  
REPORT

- Request to establish an Electronic Firm

The Report was

036  
REPORT

Sewer & Water for Glen Hill

The Report was

037  
REPORT

Neighborhood Assistance Program

The Report was

038  
REPORT

Salary increase for Municipal Agent

The Report was

039  
REPORT

Request for sewers on Dogwood Drive

The Report was

040 ✓  
REPORT

Use of Rogers Park Softball Fields

The Report was

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041 ✓  
REPORT

Airport Master Plan

The Report was

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042 ✓  
REPORT &  
ORDINANCE &  
RESOLUTION

Code Violation Bond Issue - (\$6,610,000.)

(Ordinance to be deferred for Public Hearing)-  
(Ordinance and Resolution providing for Referendum to be enacted following public hearing)

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043 ✓  
REPORT  
&  
ORDINANCE

Amendments to the Police Pension Ordinance

The Report was accepted & the Ordinance was adopted.

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044 ✓  
REPORT  
&  
ORDINANCE

Amendments to E.I.C. Commission Ordinance.

The Report was accepted and Ordinance deferred for Public Hearing

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045 ✓  
REPORT

Sale of Property on Mill Plain Road Cutoff.

The Report was

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046 ✓  
REPORT

Interlocal Septage Agreement

The Report was accepted and Agreement Approved.

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047 ✓  
REPORT

Vendor Ordinance

The Report was

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048 ✓  
REPORT

Appointment of a Deputy Chief - Danbury Fire Department

The Report was

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PUBLIC SPEAKING SESSION

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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.

**DANBURY PUBLIC SCHOOLS**

School Administration Building, Mill Ridge  
Danbury, Connecticut 06810  
(203)797-4700

**Irene M. Lober, Ed.D.**  
Superintendent  
797-4701

**John A. Wolfkeil**  
Assistant Superintendent  
Instruction-Curriculum  
797-4710

**Walter E. Skowronski**  
Director Finance & Support Services  
797-4704

July 17, 1984

RECEIVED

JUL 19 1984

OFFICE OF CITY CLERK

Mr. Thomas Fabiano  
Risk Manager  
City of Danbury  
155 Deer Hill Avenue  
Danbury, CT 06810

Dear Tom:

Attached please find correspondence received which suggest possible litigation resulting from injuries sustained by a student at Rogers Park Junior High School.

Counsel for the student indicates a desire to settle this case with our insurance carrier.

Please take appropriate actions to turn this matter over to our carrier.

Thank you for your assistance in this matter.

Sincerely,

*Walt*  
Walter E. Skowronski  
Director of Finance & Support Services

WES/bs

CC: E. Gottschalk

RECEIVED  
INSURANCE DEPT.

JUL 18 1984



DANBURY PUBLIC SCHOOLS  
Danbury, Connecticut

STUDENT ACCIDENT REPORT FORM

Name of School Bryant H. High

Name of Student Wayne Kates

Address of Student 97 South King St. City

Age 14 Grade 8 Has School Insurance: Yes      No ✓

Date of Accident 5/2/84 Time of Accident approx 8:15 am

Description of Accident alleges he was using metal banding machine - when the machine or part of it, fell over catching his right hand beneath it. He was unable to give clear details.

Nature of Injury Right middle & ring fingers tips smashed. Lacerations (pressure) finger onto thumb. Student faint. Pulse 50 - color pale (white).

Where in the school did the accident take place metal lab

Witness (if any) Mr. Richard Tenbee present - name & position

What aid was provided to the student First aid. I.D. applied. Dismissed to mother to Emergency Room. Mrs. Lindley, mother & Student.

Were parents notified: Yes ✓ No     

Name of Physician     

Name of Hospital     

Date of this report 5/2/84

RECEIVED  
INSURANCE DEPT.  
JUL 18 1984

Jean M. Luce R.D.

[Signature]  
(Signature of Principal)

(One copy of this report will be filed with the Superintendent's Office)

JONES, DAMIA, WELLMAN, KAUFMAN & BOROFSKY

LAW PARTNERS

WILLIAM R. JONES  
A. PETER DAMIA  
ERIC N. WELLMAN  
SANFORD DEAN KAUFMAN\*  
MARVIN BOROFSKY  
PETER H. RUVOLO III\*

July 6, 1984

2 MAIN STREET  
P. O. BOX 1090  
DANBURY, CT. 06810-1090  
(203) 744-1313

\*MEMBER OF CONNECTICUT  
AND NEW YORK BARS

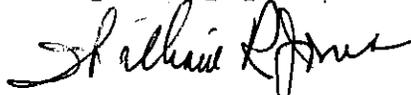
Rogers Park Junior High School  
Rogers Park  
Danbury, CT 06810

Gentlemen:

This is to advise you that I represent Rosemarie Kakos and her son, Wayne, in connection with personal injuries sustained by Wayne to his hand on May 21, 1984 while working with a metal bending machine at the Rogers Park Junior High School.

Would you please turn this letter over to your insurance company and request that they contact me concerning this matter.

Very truly yours,



WILLIAM R. JONES

WRJ/mn

RECEIVED  
INSURANCE DEPT.  
JUL 18 1984



July 5, 1984

To the City of Danbury,

On July 3 at approximately 2:30 in the morning, Sylvia Wassel and myself were involved in a motor vehicle accident. The accident occurred on Wilderman Street. The road was in defective conditions and no signs were posted, therefore I hold the city responsible for my accident. We hit one of the man holes that are sticking up on the street approximately two to four inches. The whole incident is on file with the Danbury Police Department. I did take pictures of the areas to show that they were no signs as to the danger. As a result of this accident there were personal injuries, my car is damaged and it had to be towed. I will bring this to court if something is not done about this immediately.

**RECEIVED**  
**JUL 9 1984**  
**OFFICE OF CITY CLERK**

Sincerely,

*Elizabeth Croasdale*

Elizabeth Croasdale  
33 Osborne St.  
Danbury, CT 06810

July 16, 1984

Mrs. Betty Crudginton  
City Clerk  
City Hall  
Danbury, CT 06810

RECEIVED

JUL 20 1984

OFFICE OF CITY CLERK

Dear Mrs. Crudginton:

On July 11, 1984 at about 10:40 a.m. I was driving my 1979 Mercedes-Benz on Waterbury Lane, during the very same time period, the City's Public Works department was driving one of its street cleaning vehicles on Waterbury Lane also. In order to give the vehicle ample room to operate, I was forced to drive my auto to the extreme right of the street. As a result of driving to the extreme right of the street in question, my auto came in contact with a fairly large rock which was on the street. When my auto came in contact with the rock, it caused a considerable amount of damage underneath the auto.

I went to the Auto Haus, Inc. and got an estimate of the repair costs, which I have enclosed -- a total of \$495.00.

It should be noted that the condition of Waterbury Lane has been reported to the Superintendent of Public Works on several occasions, yet little repair work has been done. The section where the damage took place really needs to be resurfaced, because of all the pot holes; bumps; loose blacktop along the side of the road.

I am looking forward to hearing from you or your insurance company regarding payment of the damage shortly.

Sincerely,

Wendell L. Johnson  
12 Grandview Drive  
Danbury, CT 06811

Enclosure





# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

2

PLANNING DEPARTMENT  
797-4525

LEONARD G. SEDNEY  
Planning Director

TO: Mayor James E. Dyer  
and Members of the Common Council

FROM: Leonard G. Sedney, Planning Director

RE: Street and Sidewalk Improvements to Ives Street

DATE: August 7, 1984

Street and sidewalk improvements on Ives Street requires the securing of easements for the placement of electrical transformers. The following easements and right-of-way are necessary.

- A two hundred and sixty-five (265) square foot utility easement from the Emilia Corporation;
- A thirty (30) square foot utility easement from John P. Previdi;
- A two hundred and forty-three (243) square foot right-of-way from John P. Previdi.

If the City is unable to secure the easements from the Emilia Corporation or John P. Previdi through negotiation, it will be necessary to condemn. Therefore, we are requesting that Common Council authorize the necessary condemnation so that street and sidewalk improvements may go forward.

Leonard G. Sedney  
Leonard G. Sedney

UTILITY EASEMENT  
for  
EMILIA CORPORATION

Commencing at a point on the Easterly side of Ives Street which marks the Southerly corner of land of Emilia Corporation, thence running along the Easterly side of Ives Street N.30°00'34"W. a distance of 10.51 feet to a point, thence N.66°45'15"E. a distance of 25.00 feet to a point, thence S.30°00'34"E. a distance of 10.85 feet to a point on the Southerly line of land of Emilia Corporation, thence, along the Southerly line of land of Emilia Corporation S.66°45'12"W. a distance of 25.04 feet to the point or place of beginning.

Bounded:

Northerly: by other land of Emilia Corporation  
Easterly: by other land of Emilia Corporation  
Southerly: by land of John P. Previdi  
Westerly: by Ives Street.

For a more particular description reference is made to a map entitled "Map Showing Proposed Utility Easements to be Acquired by the City of Danbury, Danbury, Connecticut, Scale 1"=10'," dated May 29, 1984, and certified substantially correct by Sydney A. Rapp, Jr. R.L.S. No.7400, which map is on file or to be filed in the Danbury Land Records.

UTILITY EASEMENT

FROM

JOHN P. PREVIDI

2

Commencing at a point on the Easterly side of Ives Street, which marks the Northwesterly corner of land of John P. Previdi and the Northwesterly corner of land herein described, thence running along the Northerly side of land of John P. Previdi, N.66° 45' 12" E, a distance of 21.24 feet to a point, thence S 22° 31' 00" E, a distance of 1.277 feet to a point, thence S 66° 45' 15" W, a distance of 21.04 feet to a point on the Easterly line of Ives Street, thence running along the Easterly line of Ives Street N 30° 00' 34" W, a distance of 1.57 feet to the point or place of beginning.

Bounded:

- NORTHERLY: by the land of Emilia Corporation;
- EASTERLY: by other land of John P. Previdi;
- SOUTHERLY: by other land of John P. Previdi;
- EASTERLY; by Ives Street.

For a more particular description reference is made to a map entitled "Map Showing Proposed Utility Easements to be Acquired by the City of Danbury, Danbury, Connecticut, Scale 1" = 10'" dated May 29, 1984 and certified substantially correct by Sydney A. Rapp, Jr., R.L.S. No. 7400, which map is on file, or to be filed in the Danbury Land Records.

RIGHT OF WAY  
FROM  
JOHN P. PREVIDI

2

Commencing at a point on the Easterly side of Ives Street which point is located 1.57 feet southerly from the Northwesterly corner of land of John P. Previdi, said point being the Northwesterly corner of land herein described, thence N 66° 45' 15" E, a distance of 21.04 feet to a point, thence S 22° 31' 00" E, a distance of 12.00 feet, thence S 66° 45' 15" W, a distance of 19.46 feet to a point on the Easterly line of Ives Street, thence along the Easterly line of Ives Street N 30° 00' 34" W, a distance of 12.08 feet to the point or place of beginning.

Bounded:

- NORTHERLY: by other land of John P. Previdi
- EASTERLY: by other land of John P. Previdi
- SOUTHERLY: by other land of John P. Previdi
- EASTERLY: by Ives Street

For a more particular description reference is made to a map entitled "Map Showing Proposed Utility Easements to be Acquired by the City of Danbury, Danbury, Connecticut, Scale 1" = 10'" dated May 29, 1984 and certified substantially correct by Sydney A. Rapp, Jr., R.L.S. No. 7400, which map is on file or to be filed in the Danbury Land Records.



## RESOLUTION

(2)

CITY OF DANBURY, STATE OF CONNECTICUT

August 7

A. D., 19 84

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the Common Council has duly voted to accept easements for the placement of electrical transformers in connection with the Ives Street Revitalization Project; and

WHEREAS, the purposes of said project oblige the City of Danbury to acquire interests in real property more particularly described herein and in the exhibits attached hereto; and

WHEREAS, eminent domain proceedings will be necessary if the City of Danbury cannot agree with the owners hereinafter named upon the amount to be paid for the respective interests to be taken in, and to, the real properties described herein and in the exhibits attached hereto;

NOW, THEREFORE, BE IT RESOLVED that the Corporation Counsel of the City of Danbury is hereby authorized to acquire the property interests described either by negotiation or by eminent domain through the institution of suits against the following named property owners and his respective mortgage holders, if any.

Emilia Corporation.

John P. Previdi.



**CITY OF DANBURY**

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

JAMES E. DYER, MAYOR

3 ✓  
**RECEIVED**

**JUL 17 1984**

OFFICE OF CITY CLERK

3

HEALTH DEPARTMENT  
20 WEST STREET

(203) 797-4625

July 12, 1984

Mrs. Constance McManus  
President  
Danbury Common Council  
155 Deer Hill Avenue  
Danbury, Connecticut 06810

Dear Mrs. McManus:

The attached resolution is being submitted to the Common Council for appropriate action. I respectfully request that this item be added to the agenda of the next Council meeting.

This resolution authorizes the Housing Site Development Agency to apply to the State Department of Housing for grant funds to be used in connection with a project of acquisition and rehabilitation of housing units. This project represents a cooperative effort between the City, the Housing Site Development Agency, and the Non-Profit Development Corporation of Danbury, Incorporated. The properties will be acquired by the HSDA and transferred to the Corporation, for a nominal sum. The Corporation will then rehabilitate the dwelling to provide affordable housing. The local matching share required for the State grant as well as the rehabilitation costs will be provided from Community Development Block Grant funds administered by the Health and Housing Department and already approved for this purpose. Please Note that no funds will be used from the City budget, nor will any new City funds be sought. The City is eligible for these State grant funds due to the Council's designation of the Corporation as a Community Housing Development Corporation earlier in this term.

The attached resolution is submitted in the form recommended by the State Department of Housing. The HSDA has already adopted a similar resolution and approved the budget and application. The Project Plan and Housing Site Development Plan have been jointly prepared by all the participating entities and is being reviewed by the State DOH. All the participating agencies are ready to proceed and look forward to this opportunity to bring almost \$200,000 in State grant money to Danbury to rehabilitate housing.



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

JAMES E. DYER, MAYOR

HEALTH DEPARTMENT  
20 WEST STREET

(203) 797-4625

We thank the Council members for their action on this matter.

Respectfully yours,

A handwritten signature in cursive script, appearing to read "Paul Schierloh".

Paul Schierloh  
Associate Director for Housing

Encl.

CC- The Honorable James E. Dyer  
Mayor of the City of Danbury

Betty Crudgington  
City Clerk

Eric Gottschalk  
Assistant Corporation Counsel

James McKenney  
Executive Director  
Housing Site Development Agency

Paul Valeri  
President  
NPDCD, Incorporated

PROGRAM: HSD - NEW AND ROWAN  
Danbury, Connecticut

### HOUSING SITE DEVELOPMENT PLAN

#### PROGRAM DESCRIPTION

The proposed program involves the acquisition and rehabilitation of three existing dwellings: two located on New Street and the other on Rowan Street. These streets have been chosen as target neighborhoods due to their key downtown location and the nature of the housing on the streets. The project sites are within pockets of deterioration that if revitalized will greatly upgrade and stabilize the neighborhoods.

The project will be a joint venture between the HSDA and NPDCD, Incorporated, with the help of in-kind staff services provided by the City of Danbury. The HSDA will administer the acquisition phase of the project, with NPDCD, Incorporated administering the rehabilitation work and sale of the properties to qualified homeowners. State funds will be used to help write down the costs of acquisition and site preparation such that the HSDA can transfer the properties to NPDCD, Incorporated at an affordable cost to make the project work. The local matching share will come from CDBG funds under the control of the Housing Development Program of the City's Health and Housing Department. Funds from this program, designed to support the activities of NPDCD, Incorporated, will also be used to finance the rehabilitation of the structures.

One goal of the Corporation is to foster neighborhood stability through the provision of home-ownership opportunities for low and moderate income persons. The first dwelling, located at 24 New Street, is therefore slated to be renovated as a two-family home and sold to a qualified first time homebuyer of low or moderate income. The rental unit will provide needed housing and assist the homeowner with his mortgage and maintenance obligations. The second structure, located at 26 New Street, is currently listed as a one-family house. The Corporation proposes to renovate this structure as a two-family dwelling and sell it to a qualified low and moderate income owner-occupant. The property at 45 Rowan Street will be renovated as a two-family dwelling and sold to a qualified homebuyer of low or moderate income. A delapidated single-family structure on the parcel will have to be removed.

The proposed projects thus involve a total of six units. Relocation assistance will be required for the current occupants of 24 New Street and 45 Rowan Street.

NPDCD, Incorporated is currently undertaking other rehabilitation projects in these same neighborhoods. The structure located at 20 New Street is being renovated as a three-family dwelling and

will be managed by the Corporation. The Corporation is also renovating a three-family house at 41 Rowan Street. This rental property will also be managed by the Corporation. The Corporation is also working to encourage adjacent property owners to initiate improvements on their properties in conjunction with the proposed projects. The City is also prepared to undertake code enforcement efforts in the neighborhoods to complement Corporation activities. The results of these projects will be the preservation of badly needed housing and revitalized neighborhoods in key downtown locations.

PLAN AS PER SECTION 8-213, C.G.S.

(a) DESCRIPTION OF DEVELOPMENT AREA

The housing site development area consists of the New Street and Rowan Street areas. The project area on New Street is located on the west side of New Street, and consists of older residential buildings, used for low and moderate rental purposes. The dwellings in the immediate project area are old and have been poorly maintained, and represent a pocket of blight on the street. The eastern side of the street contains mixed uses, including residential, office, and public structures (fire house) and an ambulance service. The street is located in a key downtown location where the effects of rehabilitation will be readily visible. The Non-Profit Development Corporation of Danbury, Incorporated is in the process of rehabilitating a three-family rental structure near the project area.

The project area on Rowan Street, is located on the south side of Rowan Street, consisting mainly of older residential structures. Again, the dwellings in the immediate project area make up a pocket of blight in the middle of the street. The street contains a mix of owner-occupied and rental housing, and would be described as a low to moderate income neighborhood. Many of the owner-occupied dwellings in this area are well-maintained, but the pocket of deteriorated absentee-owner property exerts blighting influences. The lower portion of Rowan Street contains some mixed uses, including residential and several small, light industrial uses. A church is located at the corner of Rowan and Oakland Avenue. The Non-Profit Development Corporation of Danbury is currently completing a rehabilitation project involving a three-family dwelling adjacent to the immediate sites proposed for acquisition under this project.

The sites proposed for acquisition in these areas consist of the parcel known as 45 Rowan Street, and the parcels known as 24 New Street and 26 New Street. (Maps of areas attached.)

(b) STREETS AND PUBLIC UTILITIES

The project areas on both New and Rowan Streets are served by City sewer and water facilities. The City's main fire headquarters and station is located across from the project area on New Street. Gas and electrical service is currently supplied to all sites involved in the project. Sidewalks currently exist on both streets. (Walks on New Street sites will be improved under the proposed project.) (Map attached.)

(c) RELOCATION SCHEDULES

The project will require the relocation of the current occupants of 24 New Street and 45 Rowan Street. The current occupants of 26 New Street will not have to be relocated. All relocation activities will be carried out in accordance with the requirements of the Uniform Relocation Assistance Act, and the policies and regulations of the Connecticut Department of Housing, the Department of Housing and Urban Development, and the City of Danbury.

RELOCATION REQUIREMENTS

<u>Site:</u>	<u>Families:</u>	<u>Relocated To:</u>	<u>Assisted By:</u>
24 New Street	4	Private Housing	Relocation Officer
26 New Street	0	----	----
45 Rowan Street	4	Private Housing	Relocation Officer
Total	8		

METHOD OF RELOCATION

The Relocation process shall be carried out in accordance with all provisions of the Uniform Relocation Assistance Act (CGS, Chapter 135), and all provisions of the Relocation Regulations published by the Connecticut Department of Housing.

The relocation process shall be managed and executed by the Relocation Officer of the City of Danbury in conjunction with the HSDA. All eligible "displaced persons" resulting from this project shall receive all payments due them under Section 8-268 and Section 8-270 of the U.R.A.A. All persons to be displaced shall be notified in writing of the intended action, the reason for displacement, and their rights and responsibilities as outlined by the U.R.A.A. and the Relocation Regulations. The Relocation Officer shall execute a Relocation Assistance Advisory Program consisting of the following services:

1. Shall determine the needs of all displaced persons for relocation assistance.
2. Shall provide all displaced persons with current and continuing information on availability, prices, and rentals of comparable decent, safe and sanitary sales and rental housing.

- 3. To determine and assure that, within a reasonable time prior to displacement, there will be in areas not generally less desirable in regard to public utilities and public and commercial facilities and at rents or prices within the financial means of the displaced persons, decent, safe and sanitary dwellings (as defined by the DOH Relocation Regulations), equal in number to the number of and available to such displaced persons who require such dwellings and reasonably accessible to their places of employment.
- 4. Will assist all displaced persons in obtaining and becoming established in suitable replacement housing.
- 5. Will supply information concerning available federal and state housing programs to displaced persons.
- 6. Will provide other advisory assistance services to displaced persons to minimize hardship to such persons adjusting to relocation.

Both the New and Rowan Street sites are located within neighborhoods containing multi-family rental units at reasonable prices. It is, therefore, expected that all displaced persons can be relocated to private housing. (A Relocation Plan is contained in the Project Plan.)

(d) PRESENT AND PROPOSED ZONING

The Rowan Street project area is zoned RM-16, a residential multi-family zone allowing up to 16 dwelling units per acre. As indicated in the Danbury Zoning Regulations:

"The purpose of this zone is to provide an area of high medium density residential development compatible with centrally located retail, office and higher density residential development. This zone is intended for areas with an established urban character where facilities such as shopping, schools, recreation facilities and public transit already exist. This zone is not intended for outlying areas of the City where access to public facilities is limited to the automobile or where the high medium density would be incompatible with established residential neighborhoods."

The New Street project area is zoned RH-3, a residential high use zone, allowing residential dwellings and apartment houses as permitted uses.

There are no proposed zone changes of these areas either pending or anticipated. No zone changes are required in connection with this project since these properties will continue as residential uses. The proposed uses in connection with this project are permitted uses in the respective zones and are consistent with the intent and purpose behind the establishment of the zoning categories in both cases.

(e) DESCRIPTION OF REAL PROPERTY TO BE ACQUIRED AND SITE WORK

Three parcels consisting of land and buildings will be acquired by the HSDA. Purchase prices have been negotiated with the present owners. No condemnation action will be involved.

The following parcels will be purchased:

- 24 New Street: This parcel consists of land and an older residential structure with a legal occupancy of two-families. The building will be rehabilitated as a two-family dwelling for low and moderate income persons. A small delapidated shed will be demolished. Site improvements shall also include installing new sidewalks, landscaping and paved parking area. Access to parking will be via existing driveway adjoining property line for 26 New Street.
- 26 New Street: This parcel consists of land and a residential structure currently listed as a one-family dwelling. The building will be rehabilitated as a two-family dwelling (with proper approvals) for low and moderate income persons. No demolition shall be undertaken at this site. Site improvements shall include paving the existing driveway (which will also serve 24 New Street), parking area, sidewalks, curb cuts, and landscaping.
- 45 Rowan Street: This parcel consists of land and two residential structures. An older, poorly maintained three-family structure will be rehabilitated as a two-family dwelling for low and moderate income persons. A small single-family dwelling on the parcel has been determined to be not suitable for rehabilitation due to its inadequate size and very poor condition. This structure will be removed. This will also provide needed open space and an off-street parking area for the remaining

(g) RELATIONSHIPS TO LOCAL OBJECTIVES

This project and the proposed land uses are in accord with the City's Plan of Development, the City's housing and neighborhood preservation objectives, and the needs of the community with respect to affordable housing for low and moderate income persons. The project will result in the rehabilitation of badly-needed rental and home ownership units that would otherwise be lost through neglect and deterioration. The project will also strengthen the project neighborhoods and encourage private owners to preserve their own units. The objectives and activities of The Non-Profit Development Corporation of Danbury, Incorporated have the full support of the City of Danbury. The preservation of Danbury's older housing stock in such key downtown neighborhoods and the continuation of a mix of viable housing options are essential to the City's continued vitality.

The sites chosen also provide convenient access to public facilities and recreational facilities. The New Street sites are located across from the City's Fire Headquarters, one block from City Hall, three blocks from Main Street and the public library. A City park/playground located on Balmforth Avenue is within a convenient distance from the Rowan Street site. Rowan Street is also convenient to shopping and businesses on North Street.

(h) FINANCIAL ASPECTS OF PROJECT

The required local matching share to participate in this program will be provided to the Housing Site Development Agency from the Housing Site Development account administered by the Danbury Health and Housing Department. This account consists of funds obtained through the Community Development Block Grant Program. All CDBG rules, regulations and policies will be followed in the use of these funds.

A Project Budget is attached which outlines in detail the financial aspects of the program. The sites acquired under this project will be disposed of for a consideration less than cost or market value to The Non-Profit Development Corporation of Danbury, Incorporated; a designated Community Housing Development Corporation whose objectives include the provision of housing for low and moderate income persons. The properties shall be rehabilitated by the corporation to provide housing for low and moderate income persons according to prescribed limits. (Budget attached.)

structure. Site improvements to be undertaken at this site include installation of a driveway and parking area, new sidewalks and curb cuts, grading and landscaping.

Legal descriptions of the above properties as well as the copies of the City Assessors cards for the properties are attached.

(f) PROPOSED LAND USES

All parcels will remain residential uses and no new structures shall be built. The exterior dimensions and locations of the structures to be rehabilitated will remain substantially unchanged. The demolition of a small single family structure on the Rowan Street parcel will allow for a more appropriate density and provide for parking required on the site.

Existing legal land uses and proposed land uses on the project parcels are as follows:

	<u>Current Legal Use</u>	<u>Proposed Legal Use</u>
24 New Street	2 units <sup>1</sup>	2 units
26 New Street	1 unit	2 units <sup>2</sup>
45 Rowan Street	4 units	2 units
Totals	7 units	6 units

<sup>1</sup>Observed use of structure as 5-family dwelling cited as violation by Zoning Enforcement Officer.

<sup>2</sup>Zoning approval will be requested to increase current use of a one-family to a two-family.



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

3  
RECEIVED  
JUL 12 1984  
DANBURY HEALTH DEPT.

LEONARD G. SEDNEY  
Planning Director

PLANNING DEPARTMENT  
797-4525

July 11, 1984

Mr. Paul Schierloh  
Associate Director for Housing  
City of Danbury  
20 West Street  
Danbury, CT 06810

Re: HSD - New and Rowan Project

Dear Paul:

I have reviewed the Housing Site Development Plan prepared by your office. It is clear that the target neighborhoods selected, Rowan and New Streets, were selected after careful deliberation. These two neighborhoods represent pockets of blight and key areas in the City's efforts to revitalize the downtown. New Street, in particular, is a highly visible accessway in the downtown which greatly needs rehabilitation efforts of the sort that are being planned.

The efforts that are being planned in these areas are in conformance with the City's Plan of Development and the Comprehensive Plan. The targeting of monies and efforts in neighborhoods is an idea which we heartily endorse. For housing revitalization efforts to be successful targeting is essential. Your efforts at fostering homeownership for low and moderate income family, managing rental properties, encouraging property owners to initiate improvement projects, and a rigorous code enforcement program is an example of a comprehensive program of targeting. Our office stands ready to assist you in your efforts at code enforcement.

The Development Plan indicates that on-site and off-site improvements will be made in these two neighborhoods, such as parking areas, landscaping, and sidewalks. If you are not already aware, monies have been set aside for street and sidewalk improvements in the tenth year Community Development

(continued)

Mr. Paul Schierloh  
Associate Director for Housing  
Re: HSD - New & Rowan Project

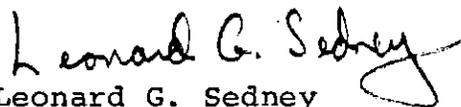
3  
page 2.

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Block Grant Program for residential rehab areas, such as New and Rowan Streets. Your efforts in these two areas should include new sidewalks and tree plantings along the entire length of the street utilizing Block Grant funds.

For information purposes the Housing Site Development Plan is being forwarded to the Planning Commission. Should the Commission have any additional comments I will forward those comments to you.

Sincerely,

  
Leonard G. Sedney  
Planning Director

DEVELOPMENT DIVISION  
 PROJECT FINANCING PLAN & BUDGET

(1) Initial Submission \_\_\_\_\_  
 Revision Number 1

(3) APPLICATION FOR:  
 (Check One)

DEVELOPER USE ONLY

Project Number \_\_\_\_\_

Date Received \_\_\_\_\_

(2) TYPE OF PROGRAM  
Housing Site Development

GRANT X  
 LOAN \_\_\_\_\_  
 ADVANCE \_\_\_\_\_

(4) NAME OF PROJECT HSD-New and Rowan

(5) APPLICANT (Legal Name and Address)  
Housing Site Development Agency, City of Danbury, 2 Mill Ridge Rd., Danbury, CT 06810

(6) DELEGATE AGENCY Yes \_\_\_ No X  
 (Legal Name & Address)

(7) BUDGET PERIOD REQUESTED:

BUDGET PERIOD APPROVED BY DDP:

	AMOUNT REQUESTED	AMOUNT APPROVED BY DDP
(8) TOTAL NET PROJECT COST	298,975.00	
(9) LOCAL SHARE - CASH (list source below)	100,322.00	
IN KIND		
TOTAL:	100,322.00	
(10) STATE ASSISTANCE	198,650.00	

Source of Local Cash: Health and Housing Dept., City of Danbury, CDBG Funds

(11) Federal Funds leveraged 100,322.00 (12) Private Funds leveraged \_\_\_\_\_

(15) I certify that to the best of my knowledge the information in this application is true and correct; this application has been duly authorized by the applicant governing body and has the legal authority to apply for assistance and will comply with applicable State and/or Federal regulations; and no part of the local share, either cash or in-kind, is or will be composed of State funds or services.

AUTHORIZED SIGNATURE: \_\_\_\_\_

DATE: \_\_\_\_\_

James J. McKenney, Executive Director  
 (Type Name & Title)

(14) IS LITIGATION PENDING ON ANY OF APPLICANT'S PROJECTS? Yes \_\_\_ No X (If yes, attach details)

(15) The Project Financing Plan and Budget is hereby approved in the amounts and for the time period indicated.

Date: \_\_\_\_\_

Commissioner,  
 Department of Housing

Danbury  
Applicant

PROJECT BUDGET REQUEST  
Attach Narrative Detail

Project Number

HSD-New & Rowan  
Project

See Instructions Reverse Side

PROJECT INCOME	DOM	CASH	LOCAL	TOTAL
	CASH		IN-KIND	
	(a)	(b)	(c)	(d)
1. Sale of Land or Bldgs.	0	3		3
2. Lease or Rental of Acquired Property	0	0		0
3. Interest Earned	0	0		0
4. Other Income	0	0		0
5. Total Project Income	0	3		3
<b>PROJECT EXPENDITURES</b>				
6. Administrative Salaries	833	417	-	1,250
7. Project Salaries	0	0	X	0
8. Fringe Benefits	0	0	X	0
9. Overhead	833	417		1,250
10. Legal & Accounting	2,500	1,250		3,750
11. Contractual Services	6,817	3,408		10,225
12. Site Acquisition	126,000	63,000		189,000
13. Acquired Property Operating	0	1,000		1,000
14. Site Improvements	24,000	12,000		36,000
15. Revolving Loan Fund	0	0		0
16. Rehabilitation Loans & Grants	0	0		0
17. Insurance	2,667	1,333		4,000
18. Relocation	27,000	13,500		40,500
19. Other	0	0		0
20. Project Expenditures	190,650	96,325		286,975
21. Contingency	8,000	4,000		12,000
22. Total Project Expenditures	198,650	100,325		298,975
23. Net Project Cost	198,650	100,322		298,972

3

RESOLUTION OF THE COMMON COUNCIL  
OF THE CITY OF DANBURY

Certified a true copy of a resolution adopted by the Danbury Common Council on \_\_\_\_\_ and which has not been rescinded or modified in any way whatsoever.

\_\_\_\_\_  
Date

\_\_\_\_\_  
Clerk

(SEAL)

WHEREAS, pursuant to Chapters 128, 129, 130, 133 and 135 of the Connecticut General Statutes, as amended, the Commissioner of Housing is authorized to extend financial assistance to local housing authorities, municipalities and non-profit corporations; and

WHEREAS, it is desirable and in the public interest that the Housing Site Development Agency make application to the State for \$198,650.00 in order to undertake a program of housing site development and, to execute an Assistance Agreement therefore. It is understood that the Housing Site Development Agency will provide a local grant-in-aid in accordance with the requirements of Chapters 128, 129, 130, 133 and 135 of the Connecticut General Statutes, as appropriate.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL:

1. That it is cognizant of the conditions and prerequisites for State Assistance imposed by Chapters 128, 129, 130, 133, and 135 of the Connecticut General Statutes.
2. That it recognized the responsibility for the provision of local grants-in-aid to the extent that they are necessary and required for said program.
3. That the filing of an application by the Housing Site Development Agency in an amount not to exceed \$198,650.00 is hereby approved, and that the Executive Director is hereby authorized and directed to execute and file such application with the Commissioner of Housing to provide such additional information, to execute such other documents as may be required by the Commissioner, to execute an Assistance Agreement with the State of Connecticut for State financial assistance if such an Agreement is offered, to execute any amendments, recisions, and revisions thereto, and to act as the authorized representative of the Housing Site Development Agency.



# RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

August 7, A. D., 1984

RESOLVED by the Common Council of the City of Danbury:

WHEREAS, the Common Council has duly voted to approve the Balmforth Avenue/Maple Avenue and Franklin Street/Osborne Street Road Improvement Projects; and

WHEREAS, the purposes of said projects oblige the City of Danbury to acquire interest in and to real property as hereinafter set forth; and

WHEREAS, eminent domain proceedings will be necessary if the City of Danbury cannot agree with the several owners hereinafter named upon the amount, if any, to be paid for the respective interests of each to be taken in, and to, the real property as hereinafter set forth;

NOW, THEREFORE, BE IT RESOLVED that the Corporation Counsel of the City of Danbury is hereby authorized to acquire the property interests as hereinafter set forth either by negotiation or by eminent domain through the institution of suits against the following named property owners, their successors and assigns and their respective mortgage holders, if any, the affected properties being indicated by Tax Assessor's lot numbers.

I. Balmforth Avenue/Maple Avenue

A. Total Property Acquisition.

1. I 12072 - 86 Balmforth Ave., Cheney, Lizzie & Willie
2. I 12073 - 84 Balmforth Ave., Spano, Rose T. & Mary Rose
3. I 12074 - 82 Balmforth Ave., Trocolla, Michael
4. I 12081 - 31-33 Patch St., Patton, John R.
5. I 12083 - 33½ Patch St., Taylor, Ben & Mazie
6. I 12084 - 31½ Patch St., Nisonger, Mary

B. Partial Property Acquisitions.

1. H 12227 - 7-9-11 Barnum Court 11, Arnone, Michael
2. H 12233 - 30-32 North St., Carvalho, Norman & Dorothy
3. I 12027 - North St., Mitchell, Norbert E.
4. I 12032 - 83-85 Balmforth Ave. & Rowan St., Bruce's Flowers, Inc.
5. I 12071 - 88 Balmforth Ave., Carvalho, Norman & Dorothy L.



## RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

August 7, A. D., 1984

RESOLVED by the Common Council of the City of Danbury:

6. I 12076 - 76 Balmforth Ave., Miller, Robert T. & John Peter
7. I 12080 - 35 Patch St., Miller, John & Juliann
8. I 13058 - 101 White St., Previdi, John
9. I 13077 - 45 Maple Ave. & Union Ave., DaSilva, Joseph & Maria
10. I 13292 - White St. & Balmforth Ave., Consolidated Rail Corporation

C. Construction Easements.

1. Driveway

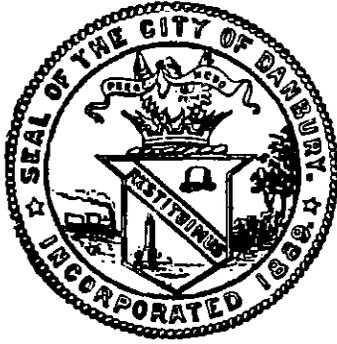
- a. I 13047 - 37-41 Crosby St. & Maple Ave., Funk, Louis Jr. & Lajoie, Donald
- b. I 13060 - Maple Ave., Portelance, Richard & Funk, Louis Jr.
- c. I 13061 - 9-11 Maple Ave., Omaha Beef Co.
- d. I 13291 - Maple Ave., Portelance, Richard & Lajoie, Donald

2. Grading (Includes turf establishment & placement of crushed stone).

- a. Boston and Main Railroad
- b. H 12227 - 7-9-11 Barnum Court 11, Arnone, Michael
- c. I 12028 - 93 Balmforth Ave., Mitchell, Norbert E.
- d. I 12029 - 91 Balmforth Ave., Williams, Thomas & Anna Maria
- e. I 12030 - 89 Balmforth Ave., Antonio, Alfonso L. & Henrique
- f. I 12031 - 87 Balmforth Ave., Antonio, Henrique & Alfonso L.
- g. I 12032 - 83-85 Balmforth Ave. & Rowan St., Bruce's Flowers, Inc.
- h. I 12033 - 4-6 Rowan St., Worthington, James & Geraldine S.
- i. I 12070 - Rowan & Balmforth Ave., Bruce's Flowers, Inc.
- j. I 12071 - 88 Balmforth Ave., Carvalho, Norman & Dorothy L.
- k. I 12075 - 78 Balmforth Ave., Miller, Robert T. & John Peter
- l. I 12076 - 76 Balmforth Ave., Miller, Robert T. & John Peter
- m. I 12080 - 35 Patch St., Miller, John & Juliann
- n. I 12087 - 86 Maple Ave. & Patch St., Oldfield, Douglas Alan & Sharon Lee
- o. I 12088 - 84 Maple Ave., Oldfield, Douglas Alan & Sharon Lee
- p. I 12089 - 82 Maple Ave., Cavagna, Vivian
- q. I 13014 - 46 Maple Ave., Urban, Harold
- r. I 13074 - 41 Maple Ave., & Union Ave., DaSilva, Joseph & Maria
- s. I 13079 - 49 Maple Ave., DaSilva, Joseph

3. Sidewalks

- a. H 12233 - 30-32 North St., Carvalho, Norman & Dorothy



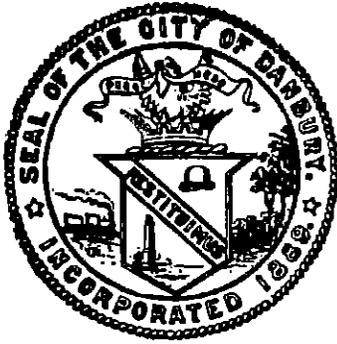
# RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

August 7, A. D., 1984

RESOLVED by the Common Council of the City of Danbury:

4. Driveway and Grading
  - a. I 12090 - 75 Maple Ave., DaSilva, Joseph
  - b. I 13007 - 60 Maple Ave., Bunker-Ramo Corp.
  - c. I 13046 - 20 Maple Ave., & Crosby St., Holbrook, John D.
  - d. I 13062 - 13 Maple Ave., Merritt, Merritt Roger
  - e. I 13072 - 35 Maple Ave., Braz, Joao & Rosa
  - f. I 13073 - 37 Maple Ave., DaSilvas Sons, Inc.
  - g. I 13078 - 47 Maple Ave., DaSilva, Joseph
  - h. I 13088 - 67 Maple Ave., DaSilva, Joseph & Maria
  - i. I 13089 - 69 Maple Ave., Pinto, Jose J. & Costa, Maria P.
5. Driveway and Sidewalk
  - a. I 13059 - White St., Doto, Benjamin V. & Critelli, Frank J.
6. Driveway and Curbing
  - a. I 13058 - 101 White St., Previdi, John P.
7. Driveway, Grading and Sidewalks
  - a. I 13004 - 68 Maple Ave., Fernandez, Desmond P. et als
  - b. I 13005 - 64 Maple Ave., Cherry, Julius Ronald & Betty Jean
  - c. I 13006 - Maple & E. Franklin, Driensky, George Jr. & Lorraine
  - d. I 13008 - 58 Maple Ave., Skelly, Thomas F. Jr. & Marguarite
  - e. I 13010 - 54 Maple Ave., McGowan, Harold E. & Maria Concetta
  - f. I 13012 - 48 Maple Ave., DaSilva, Maria & Joseph
  - g. I 13081 - 53 Maple Ave., Danbury Capitol, Inc.
  - h. I 13086 - 63 Maple Ave., Giorgio, Nicholas J.
8. Driveway, Grading, Sidewalk and Retaining Wall
  - a. I 13082 - 55 Maple Ave., Danbury Capitol, Inc.
  - b. I 13083 - 57 Maple Ave., Lewis, Mary Gigliotti
  - c. I 13084 - 59 Maple Ave., Madkour, Edward Abraham & Antoinette E.
9. Driveway, Grading and Reset Fence
  - a. I 13066 - 12 Balmforth Ave., DaSilva, Joseph & Maria
  - b. I 13091 - 56 Balmforth Ave., Jowdy, Rick & Ron
10. Driveway, Grading, Sidewalk and Storm Drainage
  - a. I 13003 - 79 Maple Ave., Konstantinidis, Spiros & Nina
  - b. I 13067 - 25 Maple Ave., Fenton, Hubert
  - c. I 13068 - 27 Maple Ave., DaSilva, Joseph & Maria
  - d. I 13069 - 29 Maple Ave., Emilia Corporation
  - e. I 13070 - 31 Maple Ave., Simoes, Albino & Maria



# RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

August 7, A. D., 19 84

RESOLVED by the Common Council of the City of Danbury:

11. Driveway, Grading and Retaining Wall
    - a. I 13009 - 56 Maple Ave., Deoliveira, Angelo
  12. Grading and Steps
    - a. I 13080 - 51 Maple Ave., Williams, Alexander B. & Doris L.
  13. Grading, Sidewalk and Storm Drainage
    - a. I 13071 - 33 Maple Ave., Cherry, Henry Marvin & Glen V.
  14. Grading, Steps and Sidewalks
    - a. I 13077 - 45 Maple Ave. & Union Ave., DaSilva, Joseph & Maria
  15. Grading and Sidewalk
    - a. I 13011 - 50-52 Maple Ave., DaSilva, Joseph & Maria
    - b. I 13013 - 46 Maple Ave. & Union, Urban, Harold
    - c. I 13022 - 42 Maple Ave., DaSilva, Joseph & Maria
    - d. I 13085 - 61 Maple Ave., Truchsess, Mary, Trustee
    - e. I 13087 - 65 Maple Ave., DeSousa, Jose & Felismina
  16. Grading, Sidewalk, Storm Drainage and Steps
    - a. I 13021 - 44 Maple Ave., Urban, Harold K.
  17. Grading and Concrete Ramp
    - a. I 13002 - 72-80 Maple Ave., Bunker-Ramo Corp.
  18. Relocate Sign, Curbing and Grading
    - a. I 12027 - North St., Mitchell, Norbert E.
- II. Franklin Street and Osborne Street.
- A. Total Property Acquisition.
1. I 13019 - Main St., Goos Realty Co.
  2. I 13020 - Maple & Union, Urban, Harold K.
  3. I 13022 - 42 Maple Ave., DaSilva, Joseph & Maria
  4. I 13023 - 28-40 Maple Ave., Hibbard, Harold J. & Judith R.
  5. I 13073 - 37 Maple Ave., DaSilvas Sons, Inc.
  6. I 13074 - 41 Maple & Union Ave., DaSilva, Joseph & Maria
  7. I 13075 - 4 Union Ave., DaSilva, Joseph
  8. I 13107 - 24 Balmforth Ave., Williams, Janet Ehle & Ehle, Randall F. Jr
  9. H-13301 - 355 Main St., Goos Realty Co.
  10. H-13302 - 357 Main St., Comanda, Anthony & Jeannette M.
  11. H 13303 - 8 East Franklin St., Goos Realty Co.



## RESOLUTION

CITY OF DANBURY, STATE OF CONNECTICUT

August 7, \_\_\_\_\_ A. D., 1984

RESOLVED by the Common Council of the City of Danbury:

B. Partial Property Acquisition.

1. I 13015 - 46 Maple Ave. Rear, Urban, Harold
2. I 13016 - 30 E. Franklin St., Star Oil Co. of Danbury
3. I 13021 - 44 Maple Ave., Urban, Harold K.
4. I 13135 - 21 Balmforth Ave., DaSilva, Joseph & Da Silva, Augusta Sur
5. I 13137 - 3 Osborne St., Keane, Anna A. & Augustine M.
6. I 13138 - 1 Osborne St., Rousseau, Gilles I. & Teresa B.

C. Construction Easements - Grading

1. I 13015 - 46 Maple Ave. Rear, Urban, Harold
2. I 13016 - 30 E. Franklin St., Star Oil Co. of Danbury
3. I 13021 - 44 Maple Ave., Urban, Harold K.
4. I 13135 - 21 Balmforth Ave., DaSilva, Joseph & Da Silva, Augusta Sur
5. I 13137 - 3 Osborne St., Keane, Anna A. & Augustine M.
6. I 13138 - 1 Osborne St., Rousseau, Gilles I. & Teresa B.



July 26, 1984

Common Council  
City of Danbury

To the Members of the Common Council:

In recent months the Danbury Preservation Trust has become aware of interest on the part of residents in several parts of Danbury in pursuing the creation of local historic districts.

In response to this expressed interest, the Danbury Preservation Trust would like to request that the Common Council, as the legislative body of the City of Danbury, authorize the Mayor to appoint an historic district study committee to investigate the creation of historic districts and historic properties in the City of Danbury, in accordance with sections 7-147a through 7-147k inclusive of the Connecticut General Statutes.

The Danbury Preservation Trust would also like to specifically propose that the study committee investigate the establishment of an historic district on Long Ridge Road. Undersigned is the name of a property owner in that section who joins us in proposing an historic district there.

We would be happy to answer any questions you might have concerning this request and to appear before you to discuss this proposal further.

Local historic districts in Connecticut are generally recognized as enhancing property values and acting as a stabilizing force in neighborhoods while preserving historic and architectural assets in a given area.

Thank you for your consideration in this matter.

Sincerely,

*William E. Devlin*

William E. Devlin, Vice-President  
Danbury Preservation Trust

*Monique Wiedel*

Monique Wiedel  
25 Long Ridge Road, Danbury

**CITY OF DANBURY**

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

JAMES E. DYER, MAYOR

DEPARTMENT  
OF FINANCE

August 2, 1984

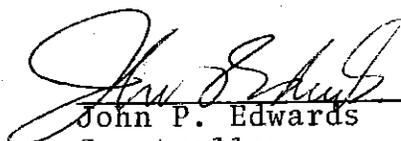
TO: Common Council via  
Mayor James E. Dyer

Certification #9

FROM: John P. Edwards

We hereby certify the availability of \$170,915.00 in the Contingency Account to fund the working agreement with the D.M.E.A. to be distributed as shown on the attached page.

Previous balance of Contingency Account	\$526,000.00
Less pending requests	350,429.00
Less this request	170,915.00
	<u>\$ 4,656.00</u>

  
John P. Edwards  
Comptroller

JPE/af  
Attachment

Insurance Budget - Dental Insurance	\$ 62,000.00
Police Building	2,136.00
Police Department	4,745.00
Fire Department	1,637.00
Building Department	5,601.00
Civil Preparedness	862.00
Director of Public Works	730.00
Engineering Office	4,551.00
Health Department	9,145.00
Welfare Department	4,591.00
Veterans Adm.	1,433.00
Senior Center	892.00
Library	18,261.00
Parks & Recreation	905.00
Risk Manager	862.00
Airport	730.00
Comptroller's Office	7,567.00
Data Processing	5,953.00
Tax Assessor	7,203.00
Tax Collector	9,757.00
Purchasing	3,693.00
Town Clerk	4,114.00
Planning	5,338.00
Civil Service	773.00
Equal Rights	870.00
Public Buildings (Cook)	834.00
City Hall Building	3,484.00
Library Building	2,248.00
	<u>\$170,915.00</u>

MEMORANDUM OF AGREEMENT

City of Danbury and Danbury Municipal Employees' Association

This Memorandum of Agreement between the City of Danbury and The Danbury Municipal Employees' Association becomes effective on July 1, 1984, and contains all of the agreements reached between the parties. If ratified by the respective approving authorities, these changes shall be incorporated into a new contract which shall be effective on July 1, 1984 and shall expire June 30, 1986, except as specifically provided otherwise therein. All of the terms of the contract expiring June 30, 1984, which are not deleted or changed by specific reference, herein, shall be included in the new contract.

SECTION III - SENIORITY

Amend Paragraph A to read:

Seniority for employees governed by this agreement shall be defined as the period of employment with the employer in the work covered by this agreement. Seniority shall apply at times of layoffs from employment and recalls to active employment. Employees older in line of service shall be given preferential consideration to the work available, provided there is mutual agreement that they are qualified to do the work.

SECTION IV - WORKING CONDITIONS

Amend Paragraph A.1 to read:

A. Hours of Work

1. Clerical and Administrative Departments

The normal work week shall not be less than thirty-five (35) hours nor more than forty (40) hours per week.

The normal work day shall not be less than seven (7) hours nor more than eight (8) hours per day.

Any exception to the normal work schedule must have the mutual approval of the City and the D.M.E.A.

C. Overtime

2. Exceptions: Delete

D. Holidays

1. Exceptions: Add

c. Employees normally scheduled to work on Saturday and/or Sunday will be paid for any day on which they would normally

be scheduled to work, but are deprived from doing so because their department has been closed by executive order. Example: Library workers are scheduled to work Sundays. On Easter Sunday the Library is closed. The employees affected will be paid for the day, despite the fact that Easter is not a paid holiday according to contract.

SECTION V - LEAVE REGULATIONS

Add: NOTE: "Six months continuous service" shall be interpreted throughout this Section as "one hundred twenty-five (125) days worked."

C. Civil, Emergency and Special Leave

1. Death in the Family - Amend paragraphs "a" and "b" to read:

a. In the event of death of a spouse, child, mother or father, up to five (5) working days shall be granted as funeral leave.

b. Up to three working days shall be granted in the event of death of a sister, brother, grandmother, grandfather, grandmother-in-law, grandfather-in-law, grandchild, mother-in-law, father-in-law, sister-in-law, brother-in-law, daughter-in-law, son-in-law, or any relative who is domiciled in the employee's home.

SECTION VIII - PERSONAL DAY

Amend to read:

After six months of continuous service [one hundred twenty-five (125) days worked] from the date of initial employment with the City, all employees shall be entitled to one (1) personal day per year. Forty-eight (48) hours advance notice must be given to the department head.

SECTION X - WAGES

A. Add:

3. An employee demoted to a job previously held shall be paid job rate. An employee promoted to a position of higher classification shall be paid a rate at least equal to the rate (including merit increases) received prior to promotion. If Step 1 exceeds the prior rate, employee shall be paid the Step 1 rate and advance pursuant to the contract. If Step 2, but not Step 1, exceeds the prior rate, employee shall be paid the Step 2 rate. If only Job Rate exceeds the prior rate, employee shall be paid Job Rate. If prior rate exceeds both steps and Job Rate, employee shall be paid prior rate.

B. Amend to read:

Effective July 1, 1984, each employee shall have his pay increased in accordance with the value of his job class as listed in "Appendix B - Salary Structure." In no event, however, shall the employee's new rate be less than one hundred and six percent (106%) of the most recent rate enjoyed under the prior contract.

C. Amend to read:

Effective July 1, 1985, each employee shall have his pay increased in accordance with the value of his job class as listed in "Appendix C - Salary Structure." In no event, however, shall the employee's new rate be less than one hundred and six percent (106%) of the rate enjoyed on June 30, 1985.

G. Add:

NOTE: Implementation of this paragraph is suspended for the fiscal year 1984-1985 pending results of the consultant services and recommendations made by the consultant (See paragraph "J" of this contract.)

J. Amend to read:

The job classification, performance appraisal, and merit increase programs referenced in this Section shall be the subjects of a study to be performed pursuant to the attached Memorandum of Agreement (Appendix E). In the event the study is completed before June 30, 1986, this Agreement shall be reopened for negotiations limited to the acceptance and implementation of the study.

SECTION XI - MEDICAL COVERAGE AND UNSPECIFIED BENEFIT

Add to Paragraph "A":

A. 5. A dental plan provided by Confederation Life Insurance Company.

Deductible            \$50 per individual/calendar year  
                         \$150 per family  
                         Waived for prevention

Co-insurance        100% Preventive  
                         80% Routine  
                         50% Major

Maximum - \$1,000 per calendar year per individual

NOTE: Orthodontic work not included.

SECTION XIII - PART-TIME EMPLOYEES

Amend paragraph "B" to read:

B. In lieu of vacation, sick leave or other payments for time not worked, the City agrees to make an Annual Leave Payment on or about September 1st of each fiscal year to employees who qualify in accordance to the following schedule:

1. Employees who have worked twenty or more hours per week and have missed no more than ten (10) working days during the last fiscal year, shall receive one week's pay at their normal weekly rate.

2. Employees with more three years of service (anniversary date) who have worked twenty or more hours per week and have missed no more than ten working days during the last fiscal year, shall receive two week's pay at their normal weekly rate.

3. Employees with more than five years of service (anniversary date) and who have worked twenty or more hours per week and have missed no more than ten working days during the last fiscal year shall receive three week's pay at their normal weekly rate.

4. The following wage adjustments shall be made to employees on the payroll on the date of signing of this Agreement:

a. Effective January 1, 1985, an increase of 6% to each employee's hourly rate which shall be inclusive of any increases received as a result of minimum wage adjustments effective on that date.

b. Effective January 1, 1986, an increase of 6% to each employee's hourly rate which shall be inclusive of any minimum wage adjustments made during the second year of this contract.

C. Add:

If the merit pay program is resumed in fiscal year 1985/1986, part-time employees who are members of the D.M.E.A. shall be considered participants in the merit pay program.

APPENDIX A - JOB CLASSIFICATION

1. Delete Clerk Type III position.

2. Delete Key Punch Operator from Classification 6. Add Data Entry Clerk to Classification 7.

3. Job Class 16. Delete Environmental Inspector and keep the Assistant Zoning Officer.

4. Insert in Classification 12, Environmental Inspector.

5. Add the position of Buyer to Class 16.

6. Delete from Class 12, Assistant Tax Collector. Add Assistant Tax Collector to Class 16.

APPENDIX "D" - RED-LINED JOB RATES

Delete: Clerk Type I  
Clerk Type III  
Key Punch Operator  
Library Tech Assist. I  
Library Tech Assist III  
Secretary-Bookkeeper

APPROVAL:

Signed this 20<sup>th</sup> day of July, 1984.

James E. Dyer, Mayor

Jeffery Ollendorf  
D.M.E.A. President

Emanuel A. Merullo  
Emanuel A. Merullo  
Director of Personnel

Alice E. Williams  
D.M.E.A. Secretary

APPENDIX A  
JOB CLASSIFICATION

Job lass	Title	Job Class	Title
1	Clerk-Typist I	11	Secty/Bookkeeper-Library Personal Property Clerk
2			Field Person(Assessor's Office)
3			Community Services Librarian Head Custodian
4	Clerk-Typist II Switchboard Operator	12	Health and Housing Inspector Acct. Clerk III Environmental Inspector
5	Clerk-Typist III Acct. Clerk I Asst. Registrar Vital Statistics	13	Reference Lib., Adult Acct. Clerk III(Payroll) Computer Operator Water Inspector
6	Acct. Clerk II Cashier Children's Programmer		Senior Field Person(Assessor's Office)
7	Custodian Data Entry Clerk Secretary Asst. Town Clerk Collection Correspondent Purchasing Clerk	14	Junior Buyer Sanitarian Engineering Asst. IV Engineering Asst. V
8	Library Technical Asst. I Planning Secretary Engineering Asst. I Senior Citizens Program Coordinator Acct. Clerk II - Welfare	15	Child Librarian Adult Services Librarian Technical Services Librarian
9	Engineering Asst. II Case Worker Data Processing Clerk Library Technical Asst. II	16	Asst. Tax Collector Plumbing & Heating Insp. Electrical Inspector Asst. Zoning Officer Associate Planner Buyer
		17	Veteran's Advisor
		18	Asst. Bldg. Inspector Programmer.
10	Police Mech. Helper Real Estate Transfer Clerk Engineering Asst. III Asst. Supv. of Welfare Library Technical Asst. III	19	
		20	

APPENDIX B

SALARY STRUCTURE (6%)

Effective July 1, 1984 to June 30, 1985

JOB CLASS	STEP I	STEP II	JOB RATE	FIRST MAXIMUM MERIT INTERVAL	SECOND MAXIMUM MERIT INTERVAL	MAXIMUM MERIT RANGE
1		\$10,461	\$11,624	\$11,973	\$12,332	\$12,702
2		10,844	12,050	12,412	12,784	13,167
3		11,226	12,474	12,848	13,233	13,630
4		11,609	12,899	13,286	13,685	14,096
5		12,120	13,465	13,869	14,285	14,714
6		12,631	14,034	14,455	14,889	15,336
7	\$13,305	14,005	14,742	15,184	15,640	16,109
8	13,945	14,679	15,451	15,915	16,392	16,884
9	14,587	15,352	16,159	16,644	17,143	17,657
10	15,224	16,025	16,869	17,375	17,896	18,433
11	15,861	16,698	17,578	18,105	18,648	19,207
12	16,500	17,372	18,287	18,836	19,401	19,983
13	17,265	18,180	19,137	19,711	20,302	20,911
14	17,911	18,853	19,845	20,440	21,053	21,685
15	18,853	19,845	20,910	21,537	22,183	22,848
16	20,144	21,207	22,325	22,995	23,685	24,396
17	21,745	22,894	24,097	24,820	25,565	26,332
18	23,029	24,240	25,516	26,281	27,069	27,881
19	24,375	25,587	26,932	27,740	28,572	29,429
20	25,587	26,932	28,350	29,201	30,077	30,979

APPENDIX C

SALARY STRUCTURE (6%)

Effective July 1, 1985 to June 30, 1986

JOB CLASS	STEP I	STEP II	JOB RATE	FIRST MAXIMUM MERIT INTERVAL	SECOND MAXIMUM MERIT INTERVAL	MAXIMUM MERIT RANGE
1		\$11,089	\$12,321	\$12,691	\$13,072	\$13,464
2		11,495	12,773	13,156	13,551	13,958
3		11,900	13,222	13,619	14,028	14,449
4		12,306	13,673	14,083	14,506	14,941
5		12,847	14,273	14,701	15,142	15,596
6		13,389	14,876	15,322	15,782	16,255
7	\$14,103	14,845	15,627	16,096	16,579	17,076
8	14,782	15,560	16,378	16,869	17,375	17,896
9	15,462	16,273	17,129	17,643	18,172	18,717
10	16,137	16,987	17,881	18,417	18,970	19,539
11	16,813	17,700	18,633	19,192	19,768	20,361
12	17,490	18,414	19,384	19,966	20,565	21,182
13	18,301	19,271	20,285	20,894	21,521	22,167
14	18,986	19,984	21,036	21,667	22,317	22,987
15	19,984	21,036	22,165	22,830	23,515	24,220
16	21,353	22,479	23,665	24,375	25,106	25,859
17	23,050	24,268	25,543	26,309	27,098	27,911
18	24,411	25,694	27,047	27,858	28,694	29,555
19	25,838	27,122	28,548	29,404	30,286	31,195
20	27,122	28,548	30,051	30,953	31,882	32,838

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APPENDIX D

RED-LINED JOB RATES

Job Class	Job Title	Effective 7/1/84	Effective 7/1/85
5	Account Clerk I	\$13,578	\$14,393
6	Account Clerk II	14,293	15,151
	Cashier	14,428	15,294
7	Secretary	14,776	15,663
	Custodian	15,174	16,084
8	Planning Secretary	15,793	16,741
9	Library Tech. Asst. II	16,365	17,347
10	Police Mech. Helper	16,930	17,946
	Real Estate Transfer Ck.	17,010	18,031
13	Computer Operator	19,453	20,620
14	Sanitarian	19,946	21,143
15	Adult Services Librarian	21,351	22,632
18	Programmer	25,621	27,158

*Revised  
7/16/84*



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

JAMES E. DYER, MAYOR

DEPARTMENT  
OF FINANCE

August 2, 1984

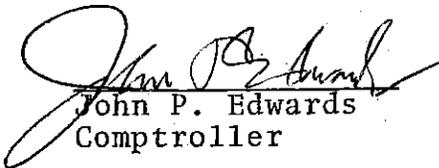
TO: Common Council via Mayor James E. Dyer Certification #7

FROM: John P. Edwards

We hereby certify the availability of \$239,825.00 in the Contingency Account to fund the Police Department working agreement to be distributed as follows:

Police Dept. Regular Salaries	\$193,405
Police Dept. Clothing Allowance	3,420
Insurance Budget - Dental Plan	43,000
	<u>\$239,825</u>

Previous balance of Contingency Fund	\$526,000.00
Less pending request	3,000.00
Less this request	239,825.00
	<u>\$283,175.00</u>

  
 John P. Edwards  
 Comptroller

JPE/af

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MEMORANDUM OF AGREEMENT

This Memorandum of Agreement is entered into between the City of Danbury and the Danbury Police Union, Local 891, for the purpose of recording the details of changes to the labor agreement between the parties which expires June 30, 1984. These changes will be incorporated in a new labor contract after ratification by the Union and the City.

The new contract shall be effective as of July 1, 1984, and shall expire June 30, 1985.

The City and the Union agree to change the label on all the divisions of the Articles to Sections.

ARTICLE 1 - RECOGNITION

Section 1.1 The City recognizes the union as the sole and exclusive bargaining agent for all full time, permanent, investigatory, and uniformed members of the Police Department with the authority to exercise police powers, for all employees commonly referred to as Dog Wardens, and Special Police Officers, exclusive of the Chief and Deputy Chief of Police.

Dog Wardens are employed under the terms and conditions of a separate agreement. Special Police Officers, who qualify as union members, are employed under the terms and conditions of an exclusive agreement.

ARTICLE 4 - HOURS OF WORK

Section 4.5.4 All personnel required to work a schedule other than that outlined in subsections 4.5.1, 4.5.2 or 4.5.3 shall be compensated with nineteen (19) extra check leave days during the fiscal year, in order to equate their time off to that of members working the standard work schedule. During the month of December, extra check leave days will be limited to one per week for each eligible employee. Additionally, the taking of more than three extra check leave days, either five calendar days before or five calendar days after a scheduled vacation of five or more vacation days is prohibited. Extra check leave days shall accrue at a rate of one and one half (1 1/2) days per month, with the exception of July, when two and one half (2 1/2) extra check leave days shall accrue. In no event may check leave days be taken before they accrue. With the exception noted below, extra check leave days must be taken during the fiscal year in which they accrue. During the period from January 1, 1984 to June 30, 1985, twenty-eight (28) extra check leave days shall accrue. Any days accrued during that period must be taken prior to June 30,

1985.

ARTICLE 5 - WORK ASSIGNMENTS, SPECIAL SERVICES

Section 5.3 Effective July 1, 1984, employees working on extra duty assignments shall be paid an hourly rate of \$1 (one dollar) above the top grade straight time hourly rate of a Police Officer, rounded to the nearest twenty-five cents (25 cents) with a minimum payment of four (4) hours, and a minimum of eight (8) hours if over four (4) hours, and time and one half (1 1/2) the hourly rate after eight (8) hours in any one (1) day and on weekends (Saturday and Sunday); however, the rate shall be double time on holidays. The City's per hour surcharge shall be one dollar (\$1.00).

ARTICLE 6 - HOLIDAYS

Section 6.2 Holiday pay for which an employee is eligible shall be accumulated and paid in a single payment on the first payday in November.

Section 6.3 Each employee shall receive holiday pay for twelve (12) legal holidays to be paid during the month of November of each year, as herein above provided. Holiday pay shall be for the fiscal year, beginning July 1st and ending the following June 30th. If an employee shall leave the Police Department after holiday pay has been paid, but not earned, said employee shall refund or have deducted from his final pay, a sum equivalent to the holiday pay so unearned.

ARTICLE 7 - VACATIONS

Delete "Section XVI, VACATIONS." Change items numbered "1" through "10" to letters "A" through "J".

Section 7.3.1 Three Police Officers, one Sergeant and one Lieutenant or Captain per shift will be allowed off duty on vacation at the same time for fifty-two (52) weeks per calendar year.

Section 7.3.2 Delete

Section 7.4 All members of the bargaining unit shall be permitted to start their vacation on a day of their choosing, provided that such day does not conflict with the provisions of Section 7.3.1.

ARTICLE 8 - LEAVE PROVISIONS

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Section 8.2.2 After the effective date of this Section, employees shall earn sick leave days at a rate of 1.5 days per month. At the end of each fiscal year, the first ending June 30, 1983, each employee may elect to redeem the unused sick leave days earned within that fiscal year at the rate of one half (1/2) days pay per day redeemed. Requests for pay shall be made no later than the end of the third month following the fiscal year end. Unused sick leave days which are not redeemed shall be added to the employee's non-redeemable sick leave bank. Employees effected by this section will have sick leave days charged to the anticipated eighteen (18) days to be earned during the fiscal year. If the employee exceeds eighteen (18) sick leave days, the excess days will be drawn from the employee's sick leave bank.

This understanding is to accommodate employees who may be on sick leave for more days than they have earned to date during the fiscal year. Example: Officer John Jones is out sick the first five (5) working days in September. According to contract, he has earned only three (3) days this fiscal year, one and one-half (1 1/2) for each month of July and August. Despite these conditions, the City will continue to pay sick leave and eventually draw them from the eighteen (18) days Officer Jones will have accumulated during the year.

At the end of the fiscal year, or when an employee is terminated, the difference between the sick days earned during the current fiscal year and the number of used sick days will be calculated. If more than eighteen (18) sick days were used, the excess of eighteen (18) will be taken from the employee's bank. If less than eighteen (18) days were used, the difference between eighteen (18) and the number of used sick days will be added to the employee's non-redeemable sick leave bank, or redeemed in compliance with the terms of the contract.

Section 8.6 Any employee disabled in the line of duty (including hypertension) to the extent that a doctor selected by the City certifies that said employee is disabled shall receive full pay for the duration of the disability or until said employee is eligible for retirement or until said employee is eligible to make application for a disability retirement, whichever occurs first, provided, however, that in no instance shall the said employee's pay and Worker's Compensation benefits for lost time exceed said employee's normal pay.

## ARTICLE 12 - OVERTIME

Section 12.2.4 No employee is eligible to work an overtime assignment if the time frame of said assignment is in conflict with a "Special Services Assignment" which the employee has accepted.

Section 12.6.1 Overtime assignments shall be allocated by means

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of a card file system and a chart system. The card system shall consist of a file of cards bearing the name of the employee who has indicated his/her desire for and willingness to accept such work; the chart system will serve as a check and back up record featuring a fixed list of employees against which Extra Police Work Assignments accepted and rejected will be recorded. As assignments become available, they shall be offered on a rotation basis. The cards of employees accepting assignments and the cards of employees who reject such assignments without reasonable excuse will be placed at the rear of the file. Any union officer shall have access to such card file at all times.

Section 12.9 In cases of absences by Captains, Lieutenants, Sergeants and Police Officers, vacancies shall be filled, whenever possible, by an employee of the same rank of the absentee. In the absence of both ranking officers on the same shift, the department shall, whenever possible, fill the vacancy created by the last officer to advise the department of his intended absence. This shall be accomplished by affording an officer of comparable rank to such absent officer the same right to refuse such an assignment. Notwithstanding the provisions of Section 12.9.1, if a Lieutenant refuses such an assignment, the department may offer such work to Captains.

Section 12.11 Employees called in for work outside of their regular working hours shall be paid at the overtime rates specified in this agreement

Exception: On assignments  
extradition of a prisoner)

the determination of overtime hours during the execution of the assignment shall be mutually agreed upon by the Chief and the employee(s) involved.

#### ARTICLE 13 - UNIFORMS AND CLOTHING

Section 13.1 All employees of the regular Police Department shall be given a clothing allowance, payable to each employee the second payday in July. Provided, however, that a new member of the department shall receive the clothing allowance provided herein at the time of said employee's appointment, whenever appointed during the fiscal year, and shall thereafter receive the clothing allowance on the beginning of each ensuing fiscal year, except that no employee shall receive two such payments within the same six month period. Effective July 1, 1984, the clothing allowance shall be \$550.00.

#### ARTICLE 16 - WAGES

Section 16.1 The following salary schedule for the respective grades and ranks of the employees of the Police Department shall

become retroactively effective beginning July 1, 1984 and shall end June 30, 1985:

RANK	STEP 1	STEP 2	STEP 3	STEP 4	STEP 5
Det. Capt.	\$30,663	\$31,837	\$33,111		
Captain	29,599	30,761	31,990		
Det. Lieut.	28,471	29,542	30,428		
Lieutenant	27,431	28,489	29,343		
Det. Serge.	26,288	27,274	27,683		
Sergeant	25,435	26,412	26,807		
Det. Police Off	20,498	21,485	22,475	23,160	24,454
Police Off.	17,202	18,959	21,661	22,635	23,617

Maintenance Supervisor to receive Lieutenant's rate of pay. Assistant Supervisor, Maintenance Police Officer to receive Sergeant's rate of pay. Clerk Supervisor, Police Officer to receive Sergeant's rate of pay. Police Officer assigned to maintenance or clerk work in a non-supervisory capacity to receive Police Officer's rate of pay.

To ensure an increase in salary when appointed to a higher rank, the employee will receive as his/her Step I salary, the amount in the salary schedule of the new rank which is more than, but nearest to, the most recent salary he/she received in the former rank.

ARTICLE 19 - HOSPITALIZATION AND INSURANCE

Section 19.1.2 Amend by adding the following:

Dental Plan

Annual Deductible	\$25.00 per individual
	\$75.00 per family
	Waived for preventive

Co-insurance	100% Preventive
	80% Routine
	50% Major

Maximum	\$1,000 per calendar year
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NOTE: Orthodontics excluded.

ARTICLE 23 - GENERAL PROVISIONS

Section 23.8 (New)

All employees shall undergo thirteen (13) hours of training during the fiscal year beginning July 1, 1984 and ending June 30,

1985. Training sessions shall be scheduled monthly, immediately preceding or immediately following a shift. Such training shall be mandatory and shall not entitle employees to additional compensation or to compensatory time off. Notice of such training sessions shall be posted at least two weeks prior to the date when they are to be held.

ARTICLE 29 - DURATION

Section 29.1 This Agreement is effective July 1, 1984, through and including June 30, 1985, except as otherwise provided hereafter and shall automatically be renewed for additional periods of twelve (12) months unless negotiations for a new Agreement are requested in writing by either party. All the provisions of Articles 4, 5, 12, 13, 16, 19 and 23 are retroactive to July 1, 1984.

APPENDIX A - Delete

IN WITNESS WHEREOF, the parties have hereunto caused this instrument to be executed and signed by their mutually authorized officers or representatives on this \_\_\_\_\_ day of \_\_\_\_\_, 1984.

THE CITY OF DANBURY, CONN.

DANBURY POLICE UNION, Local 891 and Council #15, AFSCME, AFL-CIO

\_\_\_\_\_  
James E. Dyer, Mayor

\_\_\_\_\_  
Anthony Yakacki, President

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Council #15, AFSCME, AFL-CIO  
Peter Gernat, Staff Rep.

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Witness



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

JAMES E. DYER, MAYOR

DEPARTMENT  
OF FINANCE

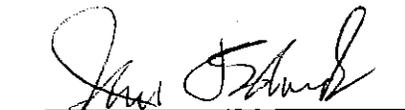
August 2, 1984

TO: Common Council via Certification #8  
Mayor James E. Dyer

FROM: John P. Edwards

We hereby certify the availability of \$107,604.00 in the Contingency Account to fund the Teamster working agreement to be distributed as follows:

Highway Regular Salaries	\$ 75,359
Equipment Maintenance Reg. Salaries	10,305
Tree Dept. Regular Salaries	6,589
Parks Dept. Regular Salaries	9,989
Airport Regular Salaries	5,262
	<u>\$107,604</u>
Previous balance of Contingency Account	\$526,000.00
Less pending requests	242,825.00
Less this request	107,604.00
	<u>\$175,571.00</u>

  
John P. Edwards  
Comptroller

JPE/af

MEMORANDUM OF AGREEMENT

This Memorandum of Agreement between the City of Danbury and Local 677 of the International Brotherhood of Teamsters details those changes agreed upon between the parties to Section 15 - Wages of the contract governing hours, wages and conditions of employment for employees in the Department of Public Works - Highway, Parks and Airport Maintenance Department.

These changes shall be incorporated into the present contract as Appendix "A" as soon as practical after ratification by both parties.

The wage schedule included in Appendix "A" is for the period July 1, 1984 through June 30, 1985, and makes this contract whole.

APPENDIX "A"

Amend Section 15 - Wages to read:

A. The City shall pay the following rates:

Classifications	Effective 7/1/84 Per Hour
Highway Division	
Laborers I	\$8.17
Laborers II	8.47
Laborers II/Mason when doing Mason work	8.51
Automotive Equip. Oper. I	8.31
Automotive Equip. Oper II	8.67
Automotive Equip. Oper. III (Includes Refuse Equip. Oper.)	8.90
Secretary Dispatch	8.67
Truck Driver	8.41
Truck Driver (Ten-Wheeler)	8.71
Tree Climber Operator	8.67
Tree Worker	8.31
Tree Worker - Groundsperson	8.17
Gatekeeper	7.84
Foreman (during first two years)	9.15
Foreman (after two years)	9.72
Weighmaster	8.41
Equipment Maintenance Division	
Mechanic	8.90
Parts Clerk	8.54

Parks Dept. and Airport Maintenance

Parks Maintainer	8.40
Foreman (during first two years)	8.63
Foreman (after two years)	9.22
Airport Foreman (during 1st 2 years)	8.95
Airport Foreman (after 2 yrs.)	9.53
Airport Equipment Operator	8.67
Airport Maintainer	8.67
Airport Security Guard	8.10

B. At the option of the Employer, the starting rate for new employees shall be one dollar and fifty cents (\$1.50) per hour under the rates listed above. After the first ninety (90) days worked in employment, the employee shall advance seventy-five cents (75 cents) per hour. After six (6) months worked in employment, the employee shall advance to the hourly rate for his classification as listed above.

C. (1) Employees who are assigned to work in the Equipment Maintenance Division classifications, shall be paid an additional experience premium for each hour in which the employee continues to perform work in those classifications in accordance with the following schedule:

(a) For each hour worked beginning with the date on which the employee completes two years of continuous service, in the Equipment Maintenance Division classifications, a premium of fifty-eight cents (58 cents) per hour.

(b) For each hour worked beginning with the date on which the employee completes three (3) years of continuous service, in the Equipment Maintenance Division classifications, a premium of eighty-six cents (86 cents) per hour.

(c) For each hour worked beginning with the date on which the employee completes four (4) years of continuous service, in the Equipment Maintenance Division classifications, a premium of one dollar and fifteen cents (\$1.15) per hour.

(d) For the purposes of calculating experience premiums for subparagraph (a) above only, all employees who were classified in the Equipment Maintenance Division classifications on January 1, 1981, shall be deemed to have completed two (2) years of

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service beginning July 1, 1981. Premiums under subparagraphs (b) and (c) above, shall be paid in accordance with the employee's actual length of continuous service in the Equipment Maintenance Divisions classifications.

If parties are in agreement please signify with appropriate signatures.

FOR THE CITY OF DANBURY

FOR TEAMSTERS LOCAL 677

\_\_\_\_\_  
Mayor James E. Dyer

\_\_\_\_\_  
Date

*George Lamontagne*  
\_\_\_\_\_  
Business Representative  
*Emanuel A. Merullo*  
\_\_\_\_\_  
Witness



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

BUILDING DEPARTMENT  
(203) 797-4581

LEO P. NULL  
~~PAUL E. GAROFALO~~  
BUILDING INSPECTOR

August 1, 1984

TO: Mayor James E. Dyer and Common Council Members

FROM: Leo P. Null Assistant Building Official

SUBJECT: APPROPRIATION OF FUNDS TO REMOVE STEEPLE FROM  
UNION CHURCH, OLD MILL PLAIN ROAD

---

We have received replies from both the Congregational Church of Danbury ( Peter Damia) and Carol Kirchner representing Edward Kirchner, of Old Mill Plain Road. Both parties are involved in a legal suit over the ownership of this building and yet neither party will act on removing or stabilizing a hazardous condition. The structure ( steeple) is presently leaning over on the roof in a direct line with the Kirchner's residence.

We have received complaints regarding this as a hazard, one coming from our own Fire Marshal, Alan Schacht. I feel we should move as quickly as possible.

We feel an appropriation of \$5,000.00 should cover the cost.

*Leo P. Null*

---



# CITY OF DANBURY

OFFICE OF THE MAYOR

DANBURY, CONNECTICUT 06810

JAMES E. DYER  
MAYOR

August 7, 1984

Honorable Members of the Common Council  
City of Danbury, Connecticut

Dear Council Members:

I am requesting an ad hoc committee to review the staffing needs of the Building Department. I was hoping to have a recommendation from the State Building Office by this time, however, there seems to be a delay at that level.

Nevertheless, I believe we must move ahead to assure that we have adequate inspection services and review.

Very truly yours,

James E. Dyer  
Mayor

JED/mr

Florence Iapaluccio

SECRETARY

Ramona Cook

PRESIDENT

Marie E. Carroll

TREASURER

10

**Raymond A. Walling Auxiliary to Post No. 149**

Veterans of Foreign Wars of the U.S.



Danbury, Connecticut..... May 10, ..... 19 84

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

Dear Mayor Dyer:

re: Rose Arbor renovations  
project, Rogers Park,  
Danbury, Connecticut

Please accept the enclosed check for \$50.00 as our donation towards the renovations project to be undertaken on the Rose Arbor at Rogers Park. We are happy to know that the memorials to our dear departed comrades will be restored to the beautiful sight they once were.

We are pleased to be a part of this most worthy project. Keep up the good work. We are proud of our city and join with you in the restoration of this area set apart in memory of our deceased veterans.

Sincerely,

(Mrs.) Marie E. Carroll  
Treasurer, VFW Auxiliary  
to Post 149

Enc. (ck #2045)



**CITY OF DANBURY**  
**DANBURY, CONNECTICUT 06810**  
**JAMES E. DYER, MAYOR**

**Commission on Aging**  
**Municipal Agent**  
80 Main Street

(203) 797-4686  
(203) 797-4687

July 27, 1984

Common Council Members  
City Clerk Office  
155 Deer Hill Avenue  
Danbury, Connecticut  
06810

Dear Members of the Common Council,

On July 26, 1984, the Commission on Aging received two checks from the Perkin-Elmer "Good Neighbor Fund" for our programs at the Danbury Senior Center and "Interweave", the Danbury Adult Day Care Center.

We would ask that you would approve the acceptance of these donations at your August meeting.

The amount and purpose of each gift is:

Danbury Senior Center - \$1,000 - for the rental of a Monroe Copier.

"Danbury Adult DAY Care -\$ 990 - for six recliner chairs.

Sincerely,

*Leo McIlrath*  
Leo McIlrath  
Director

c.c. Mayor James E. Dyer  
John Edwards, Comptroller

✓  
12

**VENTURA, SULLIVAN & ANDERSEN, P. C.**

ATTORNEYS AT LAW

FIVE HARMONY STREET

DANBURY, CONNECTICUT 06810

(203)744-2260

AMERICO S. VENTURA  
WILLIAM W. SULLIVAN  
DIANNE M. ANDERSEN  
JEAN S. FERLAZZO  
RICHARD J. KILCULLEN  
SUSAN J. POLL  
MARCELLA GEREK

PLEASE REPLY TO:  
P. O. BOX 616  
DANBURY, CT 06810

July 24, 1984

Common Council  
City of Danbury  
c/o City Clerk  
155 Deer Hill Avenue  
Danbury, Connecticut 06810

Re: Lease to New Fairfield Builders, Inc.

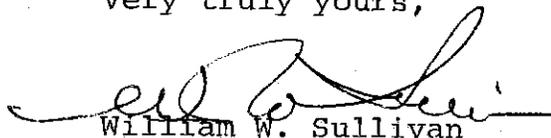
Gentlemen:

I represent New Fairfield Builders, Inc who, at a much earlier date, entered into a lease arrangement with the City of Danbury with respect to property in the vicinity of the airport. A photocopy of this lease is enclosed for your easy reference.

Now, New Fairfield Builders, Inc. is selling the building owned by it in proximity to this leased property to Rodenstock USA, Inc., a present tenant. Rodenstock is interested in assuming this lease. It is my understanding that the assignment of this lease by New Fairfield Builders, Inc. will require the approval of your Body.

As a consequence, I would ask that this item be placed on your Agenda and if further information is required, that you contact me and I will be more than pleased to supply the same.

Very truly yours,

  
William W. Sullivan

WWS:sm  
Enclosure

cc: Eric Gottschalk, Esq.

July 9, 1984

13

Ronald D. Goedel  
104 1/2 West St  
Danbury, Ct. 06810

Dear Mr. Mayor:

My name is Ronald D. Goedel and I salvage the materials in the Danbury Land Fill. I had a meeting with Norman Kusak and Mr. Daramella of the Public Works Department. They asked me if I would consider running the Danbury Recycling Area.

Yes, I would be interested in running the Recycling Area in conjunction with my job at the Danbury Land Fill.

I also believe with these two jobs I could save unnecessary bulky appliances and materials from going in the Land Fill that could be recycled.

I realize the profit is minimal at the Recycling Area, but I would like to help the Recycling Program.

Thank You,  
Ronald D. Goedel

14

**HORNIG AND McNAMARA**

ATTORNEYS AT LAW

57 NORTH STREET · SUITE 214

DANBURY, CONNECTICUT 06810

ALBERT H. HORNIG  
WILLIAM J. McNAMARA, JR.

(203) 744-0220

July 25, 1984

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

Dear Councilwomen and Councilmen:

On behalf of my client, Gary Mead, of 1 E. King Street, Danbury, I respectfully request that you give him permission and the right to utilize a certain piece or parcel of land owned by the City of Danbury, said piece or parcel of land to be included as part of a roadway known as Contemporary Drive, located in a subdivision approved by the Planning Commission on June 6, 1984. Said piece or parcel of land is shown on the enclosed map which is a part of said subdivision and which is marked as a red-shaded area and designated "City of Danbury to remain as part of road application". The complete subdivision map entitled "East Lake Woods" is filed as Map #7816 in the Town Clerk's Office.

This request is made in accordance with the provisions of Sections 7-148 and 7-194 of the Connecticut General Statutes which enumerate the powers given to municipalities in the State of Connecticut and Section 3 and 4 of the Charter of the City of Danbury.

I enclose herewith a copy of a letter from me to Mr. Edmund C. DeVeaux, Chairman of the Planning Commission, setting forth an explanation as to the facts which occurred necessitating the use of that parcel of land owned by the City referred to above. The Planning Commission approved the subdivision on the basis that that part of Contemporary Drive owned by the City was part of the connection of Contemporary Drive with Morgan Road and/or part of the right of way of Morgan Road, having approved other plans where a similar situation existed.

In reliance upon the approval of the subdivision, Mr. Mead has already done considerable work involving the construction of Contemporary Drive, expending a very considerable sum of dollars. The question of the use of that small portion of land owned by the City was raised by City Engineer, John A. Schweitzer, Jr. by letter dated June 19, 1984 addressed to Assistant Corporation Counsel, Eric L. Gottschalk, approximately 13 days after the subdivision was approved. The Engineering Department had in its possession the maps and should have raised that question prior to the approval.

July 25, 1984

When my client first purchased the property, he was of the opinion that he owned all of the land, including the one-half of the old highway and including the parcel involved in this request, as contained in Lot No. 1 as shown on the subdivision map. The location of Contemporary Drive near Morgan Road was the only place from which he could build the road because other locations would require a grade in excess of that allowed by the subdivision regulations and would require excessive blasting .

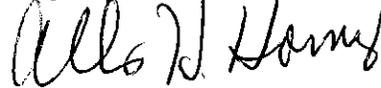
As set forth in my letter of May 22, 1984 to Mr. DeVeaux, the parcel of land will continue to be owned by the City of Danbury and will of course be included in the roadway known as Contemporary Drive, which when completed will be deeded to the City.

I request that you give this request your approval at the next meeting of the Council as time is of the essence.

I shall be glad to meet with the Council Committee that might first discuss this request at any time and I also wish to point out that Attorney Gottschalk is well aware of the situation and I am certain can be of help to you if you require his assistance.

I thank you for your cooperation.

Very truly yours,



Albert H. Hornig

AHH:cll  
encls.

HORNIG AND MCNAMARA

ATTORNEYS AT LAW  
57 NORTH STREET - SUITE 214  
DANBURY, CONNECTICUT 06810

ALBERT H. HORNIG  
WILLIAM J. MCNAMARA, JR.

203 744-0220

May 22, 1984

Mr. Edmund C. DeVeaux  
Chairman  
Planning Commission  
City of Danbury  
Danbury, Connecticut 06810

Re: East Lake Woods Subdivision  
Gary Mead - Code No. 84-04

Dear Mr. DeVeaux:

The following is an explanation of the question raised by paragraph A of the letter from City Engineer John A. Schweitzer, Jr. to the Planning Commission dated May 2, 1984, relating to the above mentioned subdivision and the resolution of said question.

Gary Mead purchased the property to be subdivided on August 26, 1983 from E. Leroy Morgan and Dorothy R. Morgan. A title search of the property was completed prior to the closing. Sec. 47-33c, etc. of the Connecticut General Statutes, known as the Marketable Title Act, reads as follows: "Any person having the legal capacity to own land in this state, who has an unbroken chain of title to any interest in land for forty years or more, shall be deemed to have a marketable record title to that interest, subject only to the matters stated in section 47-33d. A person has such an unbroken chain of title when the land records of the town in which the land is located disclose a conveyance or other title transaction, of record not less than forty years at the time the marketability is to be determined, which conveyance or other title transaction purports to create such interest in land, or which contains language sufficient to transfer the interest, either in (1) the person claiming that interest, or (2) some other person from whom, by one or more conveyances or other title transactions of record, the purported interest has become vested in the person claiming the interest; with nothing appearing of record, in either case, purporting to divest the claimant of the purported interest."

Mr. Edmund C. DeVeaux  
Chairman, Planning Commission

May 22, 1984

The title search commences by a warranty deed from Dorothea K. Rasmussen to Edward L. Morgan and Dorothy R. Morgan dated August 4, 1926, which satisfies the 40 year requirement of the statute. Said search is devoid of any reference to an "old highway" as raised in the letter of May 2, 1984.

However, Section 47-33h of the General Statutes creates exceptions to the 40 year rule by stating in part the following: "Sections 47-33b to 47-33l, inclusive, shall not be applied ..... to bar, extinguish or otherwise affect any interest of the United States, of this state or any political subdivision thereof .....". The Town of Danbury, being in existence many years ago, was a political subdivision of this state. An examination of the Town Records reveals that circa 1885 or 1886 the Town accepted a new highway, located in the vicinity of the pertinent property. Said records also reveal the abandonment by the Town of so much of the old road as is covered by East Lake. A portion of the old road not covered by East Lake apparently runs between two stone walls across the westerly portion of Lot #1 as shown on the subdivision map and a section of the subdivision roadway called "Contemporary Drive" to Morgan Road at its intersection with "Contemporary Drive".

The question of the old highway was raised by Donald Hambidge of the City Engineer's Office who has been a party in discussions of the question with me and Assistant Corporation Counsel Eric Gottschalk.

A highway may be extinguished by direct action through governmental agencies, in which case it is said to be discontinued; or by nonuser by the public for a long period of time with the intention to abandon, in which case it is said to be abandoned. The length of time during which said nonuser must continue on the part of the public, before the highway can be presumed to be abandoned, has not been determined in this State by statute or judicial decision. It must be a long time. Greist v. Amrhyn, 80 Conn. 280, 285; New London v. Pequot Point Beach Co., 112 Conn. 340, 347. Available evidence unmistakably and convincingly proves that this highway has not been used by the public, probably since 1885 or 1886. The Morgans advise that it has not been used by the public since the date of their purchase being 1926. E. Leroy Morgan advises that it has been his understanding that the highway was abandoned and that both he and the City of Danbury own to the center of the highway, the city being the owner of land to the west of the highway.

Mr. Edmund C. DeVeaux  
Chairman, Planning Commission

May 22, 1984

An owner of land abutting upon a public highway is presumed to own the fee of the land to the center of the highway. Antenucci v. Hartford Roman Catholic Diocesan Corporation, 142 Conn. 349, 355, 356. The soil of a highway descends to heirs and passes to grantees as an appurtenant to the land adjoining, and whenever the highway is discontinued or abandoned, the adjoining proprietors hold the land discharged of the easement. Therefore, the City of Danbury owns the westerly one-half of the highway and Gary Mead the easterly one-half of the highway.

However, it will be necessary for Gary Mead, the applicant, to utilize a small portion of the westerly part of the one-half owned by the City as part of the proposed subdivision road called "Contemporary Drive", that portion lying at the intersection of Morgan Road. This utilization can be justified as follows: the strip that the City obtained upon abandonment of the highway constitutes a part of the right of way of Morgan Road. Therefore, for the applicant to construct a proposed city road on the strip is no different than the connection of such proposed road with Morgan Road which connection encroaches upon the city right of way to which he is connecting. Subsequent to the approval of the subdivision, this small portion will be deeded to the City as a part of Contemporary Drive.

This resolution of the question raised by paragraph A is supported by both Mr. Hambidge and Attorney Gottschalk.

A modified subdivision plan is therefore submitted to the Commission with this letter.

Very truly yours,

Albert H. Hornig

AHH:c11  
encl.

CUTSUMPAS, COLLINS & HANNAFIN

PROFESSIONAL CORPORATION

ATTORNEYS AT LAW

148 DEER HILL AVENUE - P. O. Box 440

DANBURY, CONNECTICUT 06810

15

AREA CODE 203  
744-2150

LLOYD CUTSUMPAS  
FRANCIS J. COLLINS  
EDWARD J. HANNAFIN  
JACK D. GARAMELLA  
PAUL N. JABER  
JOHN J. TUOZZOLO  
DAVID J. DEMARS  
PAULA FLANAGAN

July 31, 1984

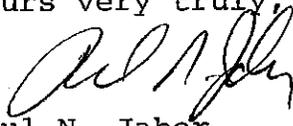
Common Council  
City of Danbury  
155 Deer Hill Avenue  
Danbury, Connecticut 06810

RE: Colonial Builders & Developers  
Manion's Lane

Ladies and Gentlemen:

Please be advised I represent Colonial Builders and Developers in connection with construction of certain apartments off Manion's Lane in the City of Danbury. In connection with the approvals for the construction of the apartments, the appropriate City Agencies require property adjoining Manion's Lane to be deeded to the City of Danbury in accordance with a copy of the enclosed map. I am, therefore, petitioning the Common Council for acceptance of said property. The appropriate documentation has already been delivered to the Corporation Counsel's office with copies to the Engineering Department and Department of Public Works.

Thank you for your consideration.

Yours very truly,  
  
Paul N. Jaber

PNJ:lz

cc: Keith Weiner

CUTSUMPAS, COLLINS & HANNAFIN  
PROFESSIONAL CORPORATION  
ATTORNEYS AT LAW  
148 DEER HILL AVENUE - P. O. BOX 440  
DANBURY, CONNECTICUT 06810

LLOYD CUTSUMPAS  
FRANCIS J. COLLINS  
EDWARD J. HANNAFIN  
JACK D. GARAMELLA  
PAUL N. JABER  
JOHN J. TUOZZOLO  
DAVID J. DEMARS  
PAULA FLANAGAN

AREA CODE 203  
744-2150

July 31, 1984

Eric Gottschalk  
Corporation Counsel  
City of Danbury  
155 Deer Hill Avenue  
Danbury, Connecticut 06810

Re: Easement to City of Danbury  
Colonial Builders & Developers  
Manion's Lane  
Our File #84-5300-25-P

Dear Rick:

With reference to the above matter, enclosed please find the following:

- 1. Subordination Agreement from Citytrust to Thomas P. Modzelewski
- 2. Subordination Agreement from Danbury Savings & Loan Association, Incorporated to Thomas P. Modzelewski
- 3. Easement from Thomas P. Modzelewski to the City of Danbury
- 4. Certificate of Title to the City of Danbury

The balance of the Quit Claim Deeds from Colonial Builders & Developers and Bernard J. Dolan Company were delivered to you July 16, 1984. I believe this concludes the package in connection with the road widening of Manion's Lane. My client has progressed substantially in construction of the apartment buildings off Manion's Lane and if everything is in order, would now like to commence with installation of the utilities and the repair of Manion's Lane.

I am simultaneously with this letter petitioning the Common Council for acceptance of the parcels of land. If you have any questions concerning the documents, please do not hesitate to contact me.

Yours very truly,

Paul N. Jaber

PNJ:lz  
Enclosures  
cc: Mr. Schweitzer  
Mr. Garamella  
Keith Weiner

16  
16

COHEN AND WOLF, P. C.

AUSTIN K. WOLF  
MARTIN F. WOLF  
ROBERT J. ASHKINS  
STUART A. EPSTEIN  
BARRY WAXMAN  
RICHARD L. ALBRECHT  
JONATHAN S. BOWMAN  
MORTON R. RUDEN  
IRVING J. KERN  
MARTIN J. ALBERT  
STEWART I. EDELSTEIN  
NEIL R. MARCUS

DAVID L. GROGINS  
EMIL H. FRANKEL  
ROBERT B. ADELMAN  
MICHAEL S. ROSTEN  
GRETA E. SOLOMON  
RICHARD SLAVIN  
ROBIN A. KAHN  
JORAM HIRSCH  
RICHARD L. NEWMAN  
PATRICK J. LAPERA  
MARC F. JOSEPH  
LINDA LEDERMAN

HERBERT L. COHEN  
(1928-1983)

LAW OFFICES

1115 BROAD STREET  
P. O. BOX 1821  
BRIDGEPORT, CONNECTICUT 06601  
(203) 368-0211

158 DEER HILL AVENUE  
DANBURY, CONNECTICUT 06810  
(203) 792-2771

ONE ATLANTIC STREET  
STAMFORD, CONNECTICUT 06901  
(203) 964-9907

Danbury

PLEASE REPLY TO \_\_\_\_\_

July 11, 1984

Honorable Constance McManus  
President of Danbury Common Council  
City of Danbury  
155 Deer Hill Avenue  
Danbury, Connecticut 06810

Re: Joseph Deuschle, Jr. and Alfred Hanson  
18 Bergh Street, Danbury

Dear Ms. McManus:

This office represents Joseph Deuschle, Jr. and Alfred Hanson who are owners of property located on Bergh Street in the City of Danbury. The City owns property adjacent to and westerly of the Hanson property which premises have never been developed or used by the City with the exception of the installation of sanitary sewer and/or water lines crossing under Interstate 84 to Bergh Street. There is a parcel of approximately 22,000 square feet which my clients would be interested in purchasing from the City if the parcel were to be declared surplus by the council. The property is almost entirely landlocked with the only feasible access to same over the Hanson piece.

This letter will serve as a formal petition to the Common Council to declare the premises as surplus property so that offers to purchase can be entertained by the City Purchasing Agent. The premises consist of the southerly most portion of Lot #G13043 as appears on the assessor's map for the City of Danbury.

COHEN AND WOLF, P. C.

Honorable Constance McManus  
Page 2  
July 11, 1984

I would appreciate it if you would bring this petition to the attention of the council so that it can be referred to the Land Acquisition/Use Subcommittee for further study. We will then make ourselves and our client available to meet with that subcommittee to explore the possibility of acquiring same from the City.

With my usual appreciation,

Yours truly,



Neil R. Marcus

NRM:mjc

17

**charles e. williams inc.** residential builder and developer

65 North Street, Danbury, Conn. 06810

Tel. (203) 748-5514

RECEIVED

JUL 18 1984

OFFICE OF CITY CLERK

July 18, 1984

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

Reference: Request for Road Acceptance

Dear Members:

I, hereby, submit application for Apple Orchard Drive (Apple Orchard Estates) as a city accepted road in Danbury.

Very truly yours,

CHARLES E. WILLIAMS INC.  
*Charles E. Williams, Jr.*  
By Charles E. Williams, Its  
President

CEW:jw

July 6, 1984

Hon. James E. Dyer  
Hon. Members of the Common Council  
155 Deer Hill Ave.  
Danbury, Conn. 06810

RE: Permission to extend sewer line.

Dear Mayor Dyer and Council Members:

We hereby request by this letter, permission to extend the sewer line presently ending on the corner of 4th Street to- 16 Virginia Avenue.

We will bear all costs relative to the installation of the sewer line, as we are in extremely desperate need of this.

Thank You for your attention in this matter.

Very Truly Yours,  
*Daniel J. Esposito*  
*Lillian L. Esposito*  
Daniel J. Esposito  
Lillian L. Esposito

16 Virginia Avenue  
Danbury, Conn. 06810

(19)

CUTSUMPAS, COLLINS & HANNAFIN

PROFESSIONAL CORPORATION

ATTORNEYS AT LAW

148 DEER HILL AVENUE - P. O. Box 440

DANBURY, CONNECTICUT 06810

LLOYD CUTSUMPAS  
FRANCIS J. COLLINS  
EDWARD J. HANNAFIN  
JACK D. GARAMELLA  
PAUL N. JABER  
JOHN J. TUOZZOLO  
DAVID J. DEMARS  
PAULA FLANAGAN

July 10, 1984

AREA CODE 203  
744-2150

RECEIVED  
JUL 18 1984

OFFICE OF CITY CLERK

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

Re: Frank and Maria Avallone  
Old Sorrento Restaurant  
Route 6, Danbury, CT

Dear Members of the Common Council:

Please be advised that I represent Frank and Maria Avallone, owners of the buildings and restaurant known as Old Sorrento Restaurant, Route 6, Danbury, Connecticut. Mr. & Mrs. Avallone are hereby petitioning the Council for the extension of the sewer line now located in Route 6 to the premises they own.

Your consideration in this matter is appreciated.

Yours very truly,

CUTSUMPAS, COLLINS & HANNAFIN, P.C.

By \_\_\_\_\_

  
Paul N. Jaber

PNJ:lz

We the undersigned, hereby petition  
a propose sewer system installed  
in the vicinity of Pembroke Terrace  
and Johnson Drive, Danbury

<u>Names</u>	<u>addresses</u>
Donald Sollova	5 Pembroke Terr
Carol Sollova	5 Pembroke Terr
Elizabeth M. Morrison	14 Johnson Dr.
Peter H. Reson	12 Johnson Dr.
Karen DiCesca	12 Johnson Dr.
Michael H. DeFoy	7 Johnson Dr.
Tam Dinh	6 JOHNSON DR.
Tom Gillespie	4 JOHNSON DR.
Michael A. Quinn	2 JOHNSON DR.
Francine Quinn	2 JOHNSON DR.
Kevin J. McFarley	16 JOHNSON DR.
John H. Johnson	13 Johnson Dr.
James H. Johnson	112 E. Pembroke Rd
Susan E. Johnson	112 E. Pembroke Rd.
Frank P. Truscott	8 Johnson Dr.
Robert John	12 PEMBROKE TERR.
Leslie E. Johnson	12 Pembroke Terrace
Nancy Lee Deary	8 Pembroke Terrace
Mr & Mrs Gerald Navell Jr	4 Pembroke Terrace



020-1  
020-1

# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

JAMES E. DYER, MAYOR

ENGINEERING DEPARTMENT  
203-797-4641

August 1, 1984

JOHN A. SCHWEITZER, JR.  
City Engineer

Honorable James E. Dyer  
Mayor  
City of Danbury  
Danbury, Connecticut

Re: Road Improvement Program

Dear Mayor Dyer:

The Public Works Department would request that the above-referenced subject be referred to the Common Council Public Works Committee for their agenda.

By having this item on the Public Works Committee agenda will enable the Public Works Department to report to this Committee on the status of the various road projects from time to time. This will then enable the Public Works Committee to report to the entire Common Council on the various aspects of this bond issue.

By reporting to the Public Works Committee we will be able to expedite these various projects by not having to wait for the Common Council to refer these matters to a committee and then having them report back to the entire Common Council.

Your consideration of this matter is appreciated.

Very truly yours,

  
John A. Schweitzer, Jr.  
City Engineer

JAS/mem

c: Daniel A. Garamella, Dir. Public Works

7-30-84

Common Council City of Danbury  
District I Constance Mc Manus  
Beverly J. Johnson

(21)

Reference to:

Section 52-461 Obstruction to drainage

I, William Comman, owner of the property at 14 Grace Street Danbury, I am now having floods on my property because of a retaining wall, built this year on the E of 16 Grace Street adjoining my property, I have lived here for five years. The person adjoining my property at twelve Grace Street on the opposite side of me who has lived here for over twenty years stated that the natural run off of the water has been through where the retaining wall has been built I do not see any alternate way for the water to drain. The floods have damaged my garden, killed eight small evergreens, threatens four fifteen foot tall evergreens, spoiled an area of grass, prohibits the use of some of my property. In spring when the ground is frozen and heavy rains occur it is possible my garage could be flooded, your concern in this matter is greatly appreciated.

Thank you  
Yours truly  
William Comman  
14 Grace St  
Danbury CT 06811

22

Mr. Saul Mekies  
18 Olive St.  
Danbury, CT 06810  
794-1388

6

July 19, 1984

Mr. Joseph DaSilva, Chairman  
Public Works Committee  
City Hall  
Danbury, CT 06810

Dear Mr. DaSilva:

Following a number of disappointing answers on the part of city personnel, I wish to request your assistance in solving what has now become a 7 month old nuisance.

I have been encouraged by your colleague, Mr. Flanagan, to contact you and describe these problems which affect my home most directly but also a number of houses in the area.

Water flowing out of a pipe from the property adjacent to ours, but not belonging to that property or to any readily identifiable source, drains into our driveway. Part of the flow, particularly strong after some rain, flows onto the road and some washes out the lawn along the length of our front yard, ruining it with sand and gravel. In the winter the problem is particularly acute and dangerous since the continuing flow of water causes the road to freeze. The nearest road drain is about a quarter of a mile away. I also must point out that the road, Olive Street, has been paved no longer than a year ago, following sewer implacements. The present flow of water used to spill directly onto the street but, due to the recent road work and narrowing of the street, now falls short of reaching the street, until after our driveway is sufficiently flooded that it then flows onto the street spreading across it rather than running in a small stream down the edge as it should since the road has been improperly graded.

Our requests to the city's public works department for assistance have been refused and the only advice given was to plug the hole with cement. Our doing so could cause greater damage and problems for the neighborhood and the city and we regard this "solution" as short-sighted savings for the city as we do the pouring of extra sand and the continual need for plowing of ice in that area during the winter months.

Enclosed are some photographs for a better perspective of the situation.

May I request a meeting with you or your assistants at the earliest convenience? Please feel free to contact me by telephone or mail.

We look forward to hearing from you.

Sincerely,  
*Saul Mekies*  
Saul Mekies



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

23

SHARON B. HAMILTON, C.P.M.  
PURCHASING AGENT

July 24, 1984

Mayor James E. Dyer  
City Hall  
155 Deer Hill Avenue  
Danbury, CT 06810

Re: City Charter Section 6-6d

Dear Mayor Dyer:

Thank you for your confidence in the purchasing department's efforts, and for funding the additional buyer position in the 84-85 fiscal budget. The staff is very appreciative, and we're certain that when this position is filled it will help us to better serve you and the City.

Presently, the problems experienced by departments are due to the built-in bottlenecks created by City Charter section 6-6d.

Specifically they are:

- The dollar limits stated in the Charter are unrealistic. Valuable time must be spent daily pricing \$100. to \$2500. orders when that time could be better spent preparing contract bids for those items.
- The Charter is so restrictive that it allows no way of handling emergency purchases or the purchase of sole source items valued at over \$2500. without requesting a waiver of bids from the Common Council. As you know, requesting a waiver is a lengthy process and unpopular with the Council. It is not uncommon for a single repair part to cost more than \$2500., and be available from only one source. Bidding an item when you know that only one vendor can supply it wastes both time and money.
- Section 6-6d is the only section that tells a department head exactly how to do the job. In all other areas, the Charter merely serves as the enabling legislation which creates a position and a range of authority. The Code of Ordinance could deal more appropriately with specific duties and procedures.

With these particular difficulties in mind, I recommend that some consideration be given to revision of Charter section 6-6d.

Specifically, I believe all problems could be remedied if:

1. Section 6-6d ended after the words "common council" in the third sentence.
2. Article VI Purchasing of the Code could be amended to reflect a reasonable bid limit (possibly \$7500. to \$10,000.), allow some provision for purchases of sole source items which exceed the bid limit, and allow expediency in the handling of emergency purchases.

I believe that your cabinet will concur that the changes outlined would eliminate a number of the problems which occur on a regular basis, allowing all of us to function in a more efficient and cost-effective manner.

I look forward to your consideration in this matter, and hope that you can spare some time in the near future so that we may discuss it.

Sincerely,



S.B. Hamilton, C.P.M.  
SBH/bmm

cc: J.P. Edwards  
D.A. Garamella  
Chief C.J. Monzillo



24

# CITY OF DANBURY

OFFICE OF THE CITY CLERK

ELIZABETH CRUDGINTON  
CITY CLERK

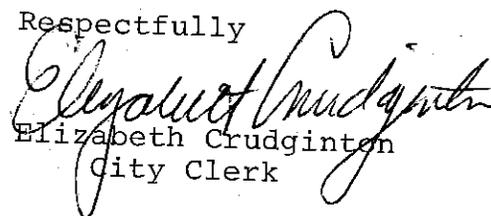
DANBURY, CONN. 06810

August 7, 1984

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

It is hereby requested that funds in the amount of \$181.80 be authorized for transfer to the Leased Equipment Account #024501 for the 12th month rental of the Xerox Copier machine in the Office of the City Clerk. The \$2,000 appropriated has been encumbered for eleven months.

Respectfully

  
Elizabeth Crudginton  
City Clerk

mr



24

# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

JAMES E. DYER, MAYOR

DEPARTMENT  
OF FINANCE

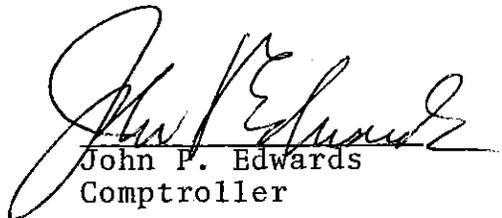
August 2, 1984

TO: Common Council via Certification #10  
Mayor James E. Dyer

FROM: John P. Edwards

We hereby certify the availability of \$181.80 in the Contingency Account for transfer to the Leased Equipment Account #024501 in the Office of the City Clerk.

Previous balance of Contingency Account	\$526,000.00
Less pending requests	521,344.00
Less this request	181.80
	<u>\$ 4,474.20</u>

  
 John P. Edwards  
 Comptroller

JPE/af



BOARD OF EDUCATION  
CITY OF DANBURY  
SCHOOL ADMINISTRATION BUILDING, MILL RIDGE  
DANBURY, CONNECTICUT 06810

(203) 797-4700

25

June 28, 1984

Honorable James E. Dyer  
Mayor, City of Danbury

Constance McManus, President  
Common Council, City of Danbury

City Hall  
Danbury, Connecticut 06810

Dear Mayor Dyer and President McManus:

Please be advised that at the Special Board Meeting on  
Tuesday, June 26, 1984, the following motion was passed:

"....to direct the Chairperson to send a  
letter to the Common Council requesting  
appropriation of \$5,745,550. for code  
updating under the provision of Connecticut  
General Statutes, Section 10-220."

Please consider this letter as the compliance with the  
Board's action.

Sincerely,

Philip S. Fenster, Chairperson  
Danbury Board of Education

PSF/jgh



CORRECTED COPY - \*

**BOARD OF EDUCATION  
CITY OF DANBURY**  
SCHOOL ADMINISTRATION BUILDING, MILL RIDGE  
DANBURY, CONNECTICUT 06810  
(203) 797-4700

25

June 28, 1984

Honorable James E. Dyer  
Mayor, City of Danbury

Constance McManus, President  
Common Council, City of Danbury

City Hall  
Danbury, Connecticut 06810

Dear Mayor Dyer and President McManus:

Please be advised that at the Special Board Meeting on Tuesday, June 26, 1984, the following motion was passed:

"....to direct the Chairperson to send a letter to the Common Council requesting appropriation of \$5,745,550. for code updating under the provision of Connecticut General Statutes, Section 10-222." \*

Please consider this letter as the compliance with the Board's action.

Sincerely,

s/Philip S. Fenster

Philip S. Fenster, Chairperson  
Danbury Board of Education

PSF/jgh



26

**CITY OF DANBURY**  
**DANBURY, CONNECTICUT 06810**

HIGHWAY DEPARTMENT  
NEWTOWN ROAD  
(203) 797-4605

JAMES E. DYER, MAYOR

EDWARD W. FUSEK  
SUPT. OF HIGHWAYS

July 17, 1984

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

Re: State Funds

Dear Sir:

I would like to add \$91,070. to the State Aid Account which will give us a total of \$341,070. This will be our allotment for 1984-85 which we received notice from the State of Connecticut, Town Aid Department.

I would appreciate this matter to be on the Council Agenda for August. If there are any questions, please feel free to contact me.

Sincerely,

*Edward W. Fusek*  
Edward W. Fusek  
Superintendent of Highways

EFW:sac

C: John Edwards, Acting Director of Finance



27



**CITY OF DANBURY**  
**DANBURY, CONNECTICUT 06810**

DEPARTMENT OF POLICE  
120 MAIN STREET

JAMES E. DYER, MAYOR

NELSON F. MACEDO, CHIEF  
(203) 797-4611

July 19, 1984

MEMO

To: Mayor James E. Dyer  
From: Chief Nelson F. Macedo  
Subject: SALARY INCREASE REQUEST/SPECIAL POLICE OFFICERS

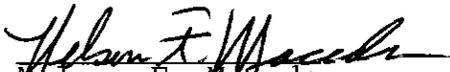
Attached is a copy of the request for a salary increase submitted to my office by Special Police Officer P. Colla, Special Police Association.

This department does not have sufficient funds allocated in the 1984-1985 fiscal budget for a 10% pay increase.

The approved budget for the 1984-1985 fiscal year is \$120,000. Last year \$98,040.93 was spent. This year in addition to the Memorial Day Parade and the Fireworks Display, additional officers must be hired by this department to handle the 100th Anniversary Padanaram Hose Company Parade and the Tricentennial Parade.

Although I feel the Special Police Officers are justified in requesting a pay increase, I do feel that we will not have sufficient funds to give them the 10%.

Your attention to this request is appreciated.

  
Nelson F. Macedo  
Chief of Police

NFM:ks

Attach.

27

07-01-84

To: Chief Nelson Macedo  
From: Special Police Association of Danbury  
Re: Salary Increase 1984-85

Dear Chief,

As per our 1984-85 budget request, the Special Police Association is requesting its pay raise from the present \$5.75 per hour to \$6.32 per hour reflecting a 10% increase to bring us closer to our eventual goal of receiving the same hourly rate as a first-year regular patrolman.

Respectfully submitted,

Philip D. Colla  
V\*P. SPAD



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

28

Emanuel A. Merullo  
Director of Personnel

(203) 797-4598

TO: Hon. James E. Dyer  
FROM: Manny Merullo *EM*  
RE: Assistant Mechanic - Fire Department  
DATE: July 17, 1984

---

I have reviewed Chief Monzillo's request for the approval of an Assistant Mechanic in the Fire Department. I assumed a negative stance on the request. I asked why the staff needs were not assessed when preparing the budget. His reply was logical. When the budget was prepared there was no expressed need to replace Al Mion, the assistant mechanic, who was "temporarily laid off" in February, 1983 because of the department's "financial problems." The mechanic, Richard Tomaino, never reported any backlog of maintenance projects and he seemed to be in control. It was not until Firefighter Tomanio recently reported that he could not keep pace with the growing list of maintenance requests that the Chief realized the seriousness of the void created by the lay-off of the assistant mechanic.

Our discussion was quite lengthy and I explored other alternatives with him. Despite its absence from the current budget, the position of "assistant mechanic" was never dropped from the table of organization of the Fire Department. It was an emergency reduction of staff to relieve a temporary financial crunch.

Chief Monzillo tells me that there is money in the budget to hire an assistant mechanic.

I recommend that you support him this request and initiate the appointment procedure.



28

# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

FIRE DEPARTMENT  
19 NEW STREET

JAMES E. DYER, MAYOR

CHARLES J. MONZILLO, CHIEF  
(203) 748-5260

Mayor James E. Dyer  
155 Deer Hill Avenue  
Danbury, Conn. 06810

July 5, 1984

Dear Mayor Dyer:

In a review of the operations of our Mechanic, I find that under the present system, one Mechanic, without an Assistant, has caused, and will continue to cause a break down of our firefighting equipment.

On July 3, 1984 I asked for, and received, a listing of all work that has not been completed, that is, the preventive maintenance and the repairs to the on-line equipment.

To my consternation, I received a list of forty-three (43) repair sheets, requiring some degree of service. The Mechanic stated he just did not have time to get to the work, and the list is growing.

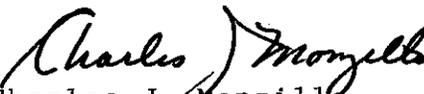
I then requested a list of "down time" of our equipment. and received a computer sheet which totalled 5618 hours  $\div$  24 = 234.08 days. This represents the reduction of a least one unit almost one full year. In addition to this list, I have been informed that there are 73 more "down time" sheets that have not been included in this calculation, as they have not been entered into the computer.

The need for an Assistant Mechanic is, in my estimation, a priority that should be considered, and I hereby request your approval for an Assistant Mechanic to assist in -

- preventive maintenance
- reduction of "down time"
- reduction of outside mechanic costs
- vacation, holiday, sick time coverage

This is a serious void, and must be filled.

Respectfully submitted,

  
Charles J. Monzillo  
Chief of Department

CJM:kod  
ASST.MEC file

No paperwork was  
found in the file.

Sorry for the  
inconvenience, we  
will continue to  
update files if  
information becomes  
available.

No paperwork was  
found in the file.

Sorry for the  
inconvenience, we  
will continue to  
update files if  
information becomes  
available.



# CITY OF DANBURY

OFFICE OF THE MAYOR

DANBURY, CONNECTICUT 06810

31

JAMES E. DYER  
MAYOR

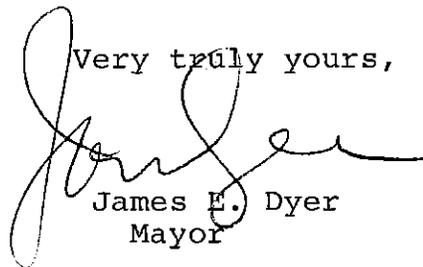
August 7, 1984

Honorable Members of the Common Council  
City of Danbury, Connecticut

Dear Council Members:

I am appointing Mark Rosato of 28 Meadow Street as a Sergeant in the Danbury Police Department. Mark placed first on the Civil Service test, has been with the Police Department since October of 1977, and is highly recommended by Chief Macedo. The effective date is upon confirmation.

Very truly yours,



James E. Dyer  
Mayor

JED/mr

cc: Chief Nelson Macedo - Danbury Police Department  
Personnel Department  
City Comptroller  
Payroll Department



31

# CITY OF DANBURY

OFFICE OF THE MAYOR

DANBURY, CONNECTICUT 06810

JAMES E. DYER  
MAYOR

TO: Civil Service  
FROM: James E. Dyer  
SUBJECT: Appointment  
DATE: July 5, 1984

---

I am making the following appointment:

DANBURY POLICE DEPARTMENT

Sergeant

Mark Rosato  
28 Meadow Street  
Danbury, Connecticut 06810

Salary: \$23,660. Yearly

Effective Date: July 9, 1984

Conditional until Common Council  
Confirmation

c: Chief Macedo  
✓ Common Council Agenda  
Civil Service  
Personnel  
Payroll  
Comptroller

No paperwork was  
found in the file.

Sorry for the  
inconvenience, we  
will continue to  
update files if  
information becomes  
available.

No paperwork was  
found in the file.

Sorry for the  
inconvenience, we  
will continue to  
update files if  
information becomes  
available.



35

# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

August 7, 1984

## REPORT

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

Re: Committee appointed to review establishment of an Electronics Firm.

The committee recommended that the Common Council refer the matter to the Commission for the Handicapped whose purpose is specifically designed to address this kind of issue.

The committee wished Mr. Machado well in his effort to establish an electronic firm.

Respectfully submitted

---

Carole Torcaso, Chairperson

---

John Esposito

---

Ernest Boynton

COMMON COUNCIL SEWER & WATER EXTENSION COMMITTEE REPORT

30

Date: August 7, 1984

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

Re: Sewer & Water for Glen Hill - Request of Glen Hill Corporation.

The Sewer & Water Extension committee of the Common Council has met and reviewed the above petition with the City Engineer and has also reviewed a recommendation for approval from the Planning Commission.

It is the recommendation of this committee that the petition be granted with the following conditions and restrictions:

1. The petitioner shall bear all costs relative to the installation of said sewer & water lines.
2. The petitioner shall submit as-built drawings of this extension, prepared by a licensed Connecticut Land Surveyor, for approval by the City Engineer.
3. Detailed Engineering Plans and Specifications are to be approved by the City Engineer and the Superintendent of Public Utilities prior to the start of construction.
4. If required, a Warranty Deed in a form satisfactory to the Corporation Counsel shall be executed by the petitioner conveying to the City of Danbury, all right, title, interest and privileges required hereunder, and said Deed shall be held in escrow for recording upon completion of installation.
5. That upon completion of installation, title to said sewer & water line within City Streets, and any necessary documents be granted to the City in a form which is acceptable to the City Engineer and Corporation Counsel.
6. The petitioner shall convey ownership of and easements to all or such portions of the water & sewer lines as the City Engineer's Office determines are of potential benefit to other landowners in the City.  
  
Should another, other than the petitioner hold title to any land involved in the approval, then consent prior to any installation or hook-up shall be furnished in a form satisfactory to the City Engineer and Corporation Counsel.
7. No Certificate of Occupancy shall be issued until the above requested forms, documents, plans, etc. are received and the City owns the extended sewer & water lines.
8. The City agrees to accept an 8" sewer line which is already installed in Glen Hill Road and presently owned by Glen Hill Corporation.

Respectfully submitted

\_\_\_\_\_  
Chairman  
Bernard P. Gallo.

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

\_\_\_\_\_  
Nicholas Zotos

\_\_\_\_\_  
~~John A. McGarry~~ Carole Torcaso

\_\_\_\_\_  
Joseph J. Durkin

\_\_\_\_\_  
Stephen T. Flanagan

\_\_\_\_\_  
Russell M. Foti



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

37

COMMON COUNCIL

August 7, 1984

REPORT

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

The Common Council held a public hearing for the Neighborhood Assistance Program on July 30, 1984 at 7:45 P.M. in the Council Chambers at City Hall.

The Common Council met as a committee of the whole following the public hearing and unanimously voted to recommend to the Common Council that the Neighborhood Assistance Program be adopted as submitted.

Respectfully submitted

*Constance McManus*  
Constance McManus  
Common Council President

mr



37

# CITY OF DANBURY

OFFICE OF THE MAYOR

DANBURY, CONNECTICUT 06810

JAMES E. DYER  
MAYOR

July 3, 1984

Honorable Members of the Common Council  
City of Danbury, Connecticut

Re: Request to update the City's participation in the Neighborhood  
Assistance Act Program.

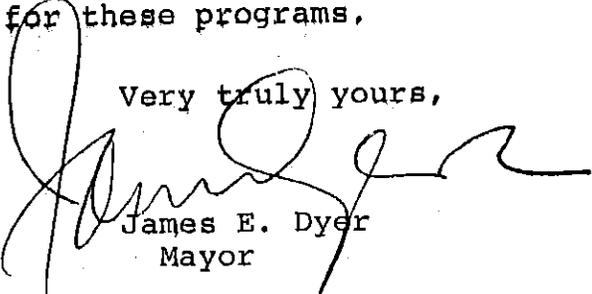
Dear Council Members:

The attached is a list of Social Service Organizations to  
be qualified for the Neighborhood Assistance Act.

The State requires annual approval of these agencies, as well  
as your approval of any additions to the list.

Public Hearing is to be scheduled for these programs.

Very truly yours,



James E. Dyer  
Mayor

JED/mr

CONNECTICUT NEIGHBORHOOD ASSISTANCE ACT PROPOSAL

37

Danbury Visiting Nurse Assoc.

American Red Cross

Mid-Fairfield Council of Camp Fire, Inc.

Youth Employment Service

Danbury Regional Commission on Child Care, Rights & Abuse, Inc.

Interlude, Inc.

Homemaker Service - Family & Children's Aid, Inc.

Danbury Youth Services, Inc.

Association of Religious Communities

Exploring Division, Fairfield County Council

Women's Center of Greater Danbury, Inc.

Connecticut Legal Services, Inc.



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

38

COMMON COUNCIL

August 7, 1984

## REPORT

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

Re: Salary - Municipal Agent.

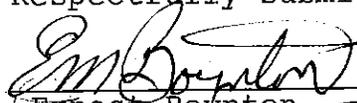
Committee members: E. Boynton, Chairman - E. Torian.

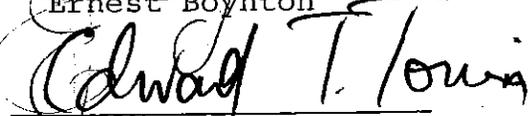
A meeting of the committee was held on July 11, 1984 at City Hall. The chairman outlined the reasons behind the request and provided the committee with a letter dated 6/12/84 explaining the reasons behind the request for additional funding of \$3,000 for the salary increase for the Municipal Agent. The present salary is \$4.25 per hour and the request would increase this to \$6.50 per hour. Prior to Ms. Michelle Twining, the Municipal Agent's position was held by retired individuals and the salary was intentionally kept low so as not to interfere with Social Security earning limits.

The Commission on Aging regrets the omission of this request during the regular Budget Hearings, but has since voted unanimously to propose a salary of \$6.50 per hour.

A motion was made by Councilman Torian and seconded by Councilman Boynton to recommend to the Common Council approval of this request in the amount of \$3,000.00. The vote was for approval.

Respectfully submitted

  
Ernest Boynton Chairman

  
Edward T. Torian



38

# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

DEPARTMENT  
OF FINANCE

July 27, 1984

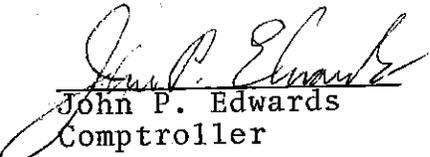
TO: Common Council via  
Mayor James E. Dyer

Certification #6

FROM: John P. Edwards

We hereby certify to the availability of \$3,000.00 in the Contingency Account to permit a transfer to the Commission on Aging.

Previous balance of Contingency Fund	\$526,000.00
Less this request	3,000.00
	<u>\$523,000.00</u>

  
John P. Edwards  
Comptroller

JPE/af



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

39

COMMON COUNCIL

August 7, 1984

## PUBLIC WORKS COMMITTEE REPORT

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

Re: Request for sewers on Dogwood Drive.

The Public Works Committee reviewed a request for the installation of a sanitary sewer line on Dogwood Drive. The committee directed the City Engineer, J. Schweitzer, to conduct a preliminary survey of property owners who would be affected by this sewer line.

The results of the survey show a favorable response of 25%; an unfavorable response of 62% and no response of 13%.

Because of the results of the survey taken, the committee voted to recommend no action on the request be taken at this time.

Respectfully submitted

Chairman

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

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

\_\_\_\_\_  
Anthony Cassano

\_\_\_\_\_  
Mounir Farah

\_\_\_\_\_  
Carole Torcaso

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

\_\_\_\_\_  
Gene Eriquez



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

40

COMMON COUNCIL

August 7, 1984

## COMMON COUNCIL COMMITTEE REPORT

Re: Use of Rogers Park Softball Fields.

The committee appointed to review possible inequities in the assignment of softball fields between men's and women's teams in Rogers Park, met at 6:30 P.M. on July 11, 1984 in room 432 at City Hall.

Committee members Anthony Cassano and Thora Skoff were in attendance. Committee member Mournir Farah could not attend because of his work schedule. Also in attendance were Robert Ryerson, Parks & Recreation Director, Glenn Rigney and Jay Waterman (representing the Industrial Softball league, Michael Fazio representing the Women's Softball League and Councilman Russell Foti. Richard Raymond (Commissioner of the Women's Softball League was unable to attend but spoke at length with the committee chairman over the phone prior to the meeting.

The chairman reviewed Mr. Raymond's comments.

1. The Women's League has expanded to 34 teams; using fields 1 and 4, and the high school field.
2. Up until last year, fields 1 and 4 were sub-par and not equal to the men's fields 2 and 3. Last year field 4 was up-graded (skinned) and this year field 1 has been skinned. The Rogers Park women's fields now are approximately equal to the men's facilities (with the exception that field 1 does not have lights). The High School field is in relatively poor condition.
3. All the Rogers Park fields should receive the same maintenance. At least they should be dragged daily. In addition, there appears to be problems with drainage and field contours (common to all fields). General maintenance should be improved.
4. Scheduling the fields on a yearly basis (men and women league assignments) seem like the only viable approach. Shorter term schedule shifts would create problems.
5. There was some confusion created early this season (May). The women's practice schedule was upset when the men's league was assigned field 4 to make up games postponed due to the rainy Spring Season --- a communications breakdown?
6. "Discrimination" is too strong a word. The women's league thinks that improved communications would be beneficial.

Mr. Ryerson reviewed the field history since 1979. Prior to that, the Industrial League performed its own maintenance. Fields 1, 2, 3 and 4 and Babe Ruth and Little League Fields have been renovated. One Babe Ruth and one Little League field remain to be done.

All fields are dragged daily and receive equal maintenance. He also pointed out that the Women's League is the only organization assigned fields for practice time (three weeks in May). The assignment of field 4 to the men early this year appeared necessary since much league play had been postponed by the rain. Mr. Ryerson expressed sorrow for any misunderstanding and stressed that he has always worked with the men and women leagues under the best of conditions. He also agreed that more general maintenance is needed and more fields are also needed (Hatter's Park will hopefully alleviate this need). He is doing his best under his present budgetary constraints.

25 Rolf Drive  
Danbury, Conn.  
July 11, 1984

41

To Honorable Mayor James E. Dyer and  
Honorable Members of the Danbury Common Council:

re: Liason to the Common Council concerning the Airport Master Plan

The purpose of this communication is to help inform the Mayor and the Common Council of the progress in the Danbury Airport Master Plan. No action is expected on this communication except its acceptance as communicated information.

A meeting on the Airport Master Plan was held on 6/19 at the Airport Administration Building. A presentation was made by Mr. Bryon H. Rakoff of Edwards and Kelcey, Inc. This firm is in the process of preparing studies for the Danbury Municipal Airport Master Plan Advisory Committee.

IN ATTENDANCE : MESSRS. Roy T. Perkins, J. Mark Foran, Bryon H. Rakoff, C. Richard Hale, Jim McManus, John J. Scarfi, C. Taylor, Paul Estefan, Vince Scarano, L. Adam Burns, J. A. Schweitzer, Donald Sollose, Philip M. Harmell, Rob Zohn, John Kermashek, and Councilwoman T. Skoff.

The Airport Master Plan is at present a working document prepared by Edwards and Kelcey, Inc. The Aviation Commission and this Advisory Committee have input at all stages at this time. Edwards and Kelcey, Inc. refers to their work as the Conceptual Airport Plan and within this work are the following proposals:

1. This master plan has been worked on for almost a year: inventories, forecasts, unconstrained facilities analyses, environmental and financial constraints etc. etc.
2. Final recommendations are included in the firm's study.
3. Other studies will have to be made, but the Conceptual Airport Plan is the main part of the Master Plan.

4. KEY PROPOSALS

\*Construction of one 2200' runway for small planes and touch and go

- \*Construction of one Delta taxiway
- \*Construction of more apron space
- \*Construction of three T hangars
- \*Construction of one small public terminal
- \*For Drainage - replace Backus Ave. drainage pipes, clear and grade drainage ditches, construction of siltation ponds
- \*For Air Space- 400' ceiling and 1/2 mile visibility improvement of minimum; put in a localizer beam to guide traffic (air)
- \*\*Within the financial section of this report, a complete history of what the city has spent per year on airport facilities and improvements is included with the conclusion by Edwards and Kelcey, Inc., that over X amount to years the amount (average) which the city has spent will not change substantially. (I have not investigated any of the finances here.) I believe most items can be submitted for grants with the exception of the public terminal building; however funding alternatives may be available with this item also.

Following the above summary presentation by Mr. Rakoff, a lengthy question and answer period ensued. Data was available to answer questions regarding airport traffic, the mix of airport traffic, drainage studies to be done. No definitive data was available at this meeting to respond to questions concerning: proposed runway as a deterrent to noise, affect of mall drainage on airport, F.A.A. approval of the localizer approach, affect on Wooster School, alternatives to the expansion of the maintenance building, financial feasibility in certain specifics, affect of mall on use of runways.

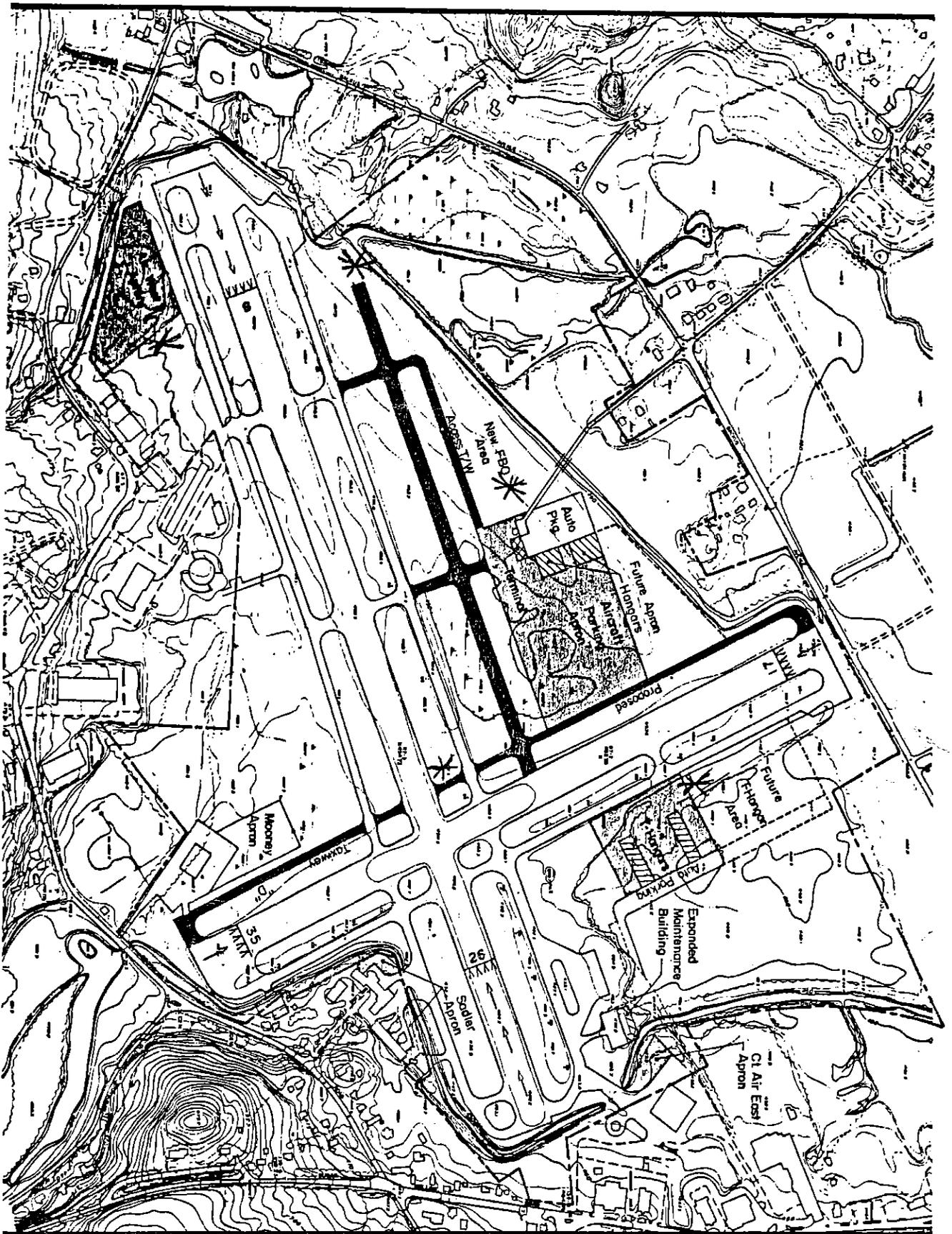
\* This is a complex study and any errors contained in the above are due to my initiation to these studies. As more information is obtained on certain issues, I will try to keep you informed.

Enclosed is a sketch prepared by Edwards and Kelcey, Inc. showing some of the new proposals.

Respectfully submitted,

*John C. Skoff*  
Councilwoman T. Skoff

cc: Mr. John Scarfi  
Mr. Paul Estefan



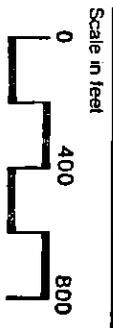
41

*All plans for  
these are 1/2 scale.  
All facilities will  
be placed in  
one general  
place.*

**Danbury  
Municipal Airport  
MASTER PLAN**

**Conceptual Airport  
Layout**

Figure  
**4.21**



prepared by  
**Edwards and Kelcey, Inc.**



42

# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

August 7, 1984

## PUBLIC WORKS COMMITTEE REPORT

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

Re: Code Violation Bond Issue.

The Public Works Committee studied a proposal to correct fire, O.S.H.A. and handicapped violations in the public school buildings in Danbury. A report from the architectural firm of Carlin, Pozzi and Chin was received. Mr. Paul Pozzi of this firm came to our meeting and discussed his recommendations. Various aspects of this project were also discussed with Superintendent of Schools Dr. I Lober, members of the Board of Education, Superintendent of Public Buildings, R. Winkelstern, and Director of Public Works, D. Garamella.

The committee was assured that completion of this work would bring our school facilities in compliance with fire, safety and handicapped codes of the State of Connecticut. A large majority of the funds expended are to be reimbursed from the State at 56.7%.

The Public Works Committee voted to recommend an amount of \$6,610,000 be placed on the ballot on November 6, 1984 to correct fire, OSHA and handicapped violations in the public school buildings in Danbury.

Respectfully submitted

Joseph DaSilva  
Joseph DaSilva, Chairman

Constance McManus  
Constance McManus

Anthony Cassano  
Anthony Cassano

Mounir Farah  
Mounir Farah

Carole Torcaso

John Esposito  
John Esposito

Gene Enriquez  
Gene Enriquez



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

43

COMMON COUNCIL

August 7, 1984

## REPORT

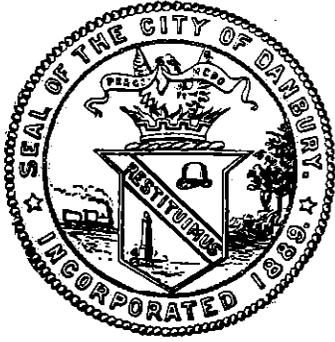
Honorable Mayor James E. Dyer  
Honorable Members of the Common Council

The Common Council held a public hearing in regard to the Police Pension Ordinance on July 30, 1984 at 7:45 P.M. in the Council Chambers at City Hall.

The Common Council met as a committee of the whole on July 30, 1984 and again on August 6, 1984. The committee voted to recommend to the Common Council that the Ordinance be amended to be gender neutral instead of gender specific. The committee further recommends that the Ordinance be amended to ensure retroactive increases to the Police widows who have not received an increase in three years. Both motions passed unanimously.

Respectfully submitted

*Constance McManus*  
Constance McManus  
Common Council President



8/6/84

**ORDINANCE**  
**CITY OF DANBURY, STATE OF CONNECTICUT**  
**COMMON COUNCIL**

43

August 7, 1984

Be it ordained by the Common Council of the City of Danbury:

THAT Section 14-48 of the Code of Ordinances of Danbury, Connecticut be and hereby is amended to read as follows:

"Sec. 14-48. Purpose and effective date.

"Pursuant to Connecticut General Statutes, Section 7-450, which allows a pension plan to be established by ordinance, and pursuant to the collective bargaining agreement between the City of Danbury and the union representing the police officers of Danbury, a pension plan is hereby established for all those regular paid members of the Danbury Police Department who are listed in section 14-52. The effective date of this pension plan is July 1, 1967."



# ORDINANCE

## CITY OF DANBURY, STATE OF CONNECTICUT

### COMMON COUNCIL

Be it ordained by the Common Council of the City of Danbury:

THAT subsection 14-52(b) of the Code of Ordinances of Danbury, Connecticut be and hereby is amended to read as follows:

"(b) The terms one-fourth, one-half and two-thirds pension pay as used in any section of this article shall represent a sum amounting in each year to twenty-five (25%) percent, fifty (50%) percent, and sixty-six and two-thirds (66 2/3%) percent respectively of the highest salary or compensation received by any regular member of the police department during the years in which such member served said City of Danbury; and such pension when determined by the board of directors shall not thereafter be reduced, but shall be increased to correspond to any increase in salary received by members of the same grade and rank of such member while in active service of the department."

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF DANBURY THAT Section 14-53 of the Code of Ordinances of Danbury, Connecticut be and hereby is amended to read as follows:

"Mandatory retirement for age.

"When such regular member of said police department has reached the age of sixty-five (65) years, said member shall be retired on the day following attainment of said age, and said member shall be retired on an annual pension, payable monthly equal in amount to not less than one-half pay, plus an additional two (2%) percent of pay for each year of service in excess of twenty-five (25) years, but in no case shall said member's annual pension be greater than sixty-eight (68%) percent of pay."



# ORDINANCE

## CITY OF DANBURY, STATE OF CONNECTICUT

### COMMON COUNCIL

Be it ordained by the Common Council of the City of Danbury:

THAT Section 14-54 of the Code of Ordinances of Danbury, Connecticut be and hereby is amended to read as follows:

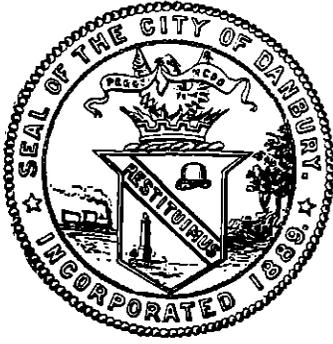
"Optional retirement.

"(a) Each such regular member of said police department regardless of age, who has completed twenty-seven (27) years of service shall upon said member's written application be retired on an annual pension, payable monthly, equal in amount to not less than one-half pay plus an additional two (2%) percent of pay for each year of service in excess of twenty-five (25) years, but in no case shall said member's annual pension be greater than sixty-eight (68%) percent of pay.

"(b)(1) Each such regular member of said police department appointed by the mayor and confirmed by the common council prior to the effective date of subsection (b)(2) and regardless of length of service, who has reached fifty-five (55) years of age, shall upon said member's written application, be retired on an annual pension, payable monthly, equal in amount to not less than two (2%) percent of pay for each year of service, but in no case shall said member's annual pension be less than forty-five (45%) percent of pay nor greater than sixty-eight (68%) percent of pay.

"(b)(2) Notwithstanding the provisions of Sec. 14-54(b)(1) each regular member of the Danbury Police Department appointed by the mayor and confirmed by the common council on or after the effective date of this subsection, and who has reached fifty-five (55) years of age, and regardless of length of service, shall, upon said member's written application, be retired on an annual pension, payable monthly, equal in amount to two (2%) percent of pay for each year of service, but in no case greater than sixty-eight (68%) percent of pay.

"(c) Every such regular member of said police department shall have the right to elect either method of optional retirement."



# ORDINANCE

## CITY OF DANBURY, STATE OF CONNECTICUT

### COMMON COUNCIL

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Be it ordained by the Common Council of the City of Danbury:

THAT Section 14-55 of the Code of Ordinances of Danbury, Connecticut be and hereby is amended to read as follows:

"Retirement for disability incurred in line of duty.

"When such regular member of said police department shall become permanently disabled so as to be unable to perform active service in the Danbury Police Department by reason of mental or physical disability resulting from injury received or exposure endured in the performance of such member's duty, such member may make application for retirement to the board of directors of the 1967 Police Pension Fund and said board of directors shall retire such employee on an annual pension, payable monthly, equal in amount to sixty-six and two-thirds (66 2/3%) percent of pay, or in an amount computed in accordance with the provisions of paragraph (2) of the section dealing with optional retirement, whichever is greater, provided such member has been examined by two (2) physicians and such member has been found by such physicians to be unable to perform active service in said department."



# ORDINANCE

## CITY OF DANBURY, STATE OF CONNECTICUT

### COMMON COUNCIL

Be it ordained by the Common Council of the City of Danbury:

THAT Section 14-56 of the Code of Ordinances of Danbury, Connecticut be and hereby is amended to read as follows:

"Retirement for disabilities not connected with duties.

"(a) When such regular member of the paid police department of the City of Danbury shall have served said city in said police department for a period of not less than ten (10) years and shall have become unable to perform active duty as a police / <sup>officer</sup> in said police department because of natural infirmities, diseases contracted, exposure endured or injuries received, such member may make application to the board of directors for retirement and said board of directors shall accept and approve said application for retirement and shall retire said member on not less than one-fourth (1/4) pay plus an additional two (2%) percent of such pay for each year of service in excess of ten (10) years; provided said member has been examined by at least two (2) physicians and found to be unable to perform active service in said police department.

"(b) When such regular member of the paid police department who has less than ten (10) years of police department service shall have become unable to perform active service in the Danbury Police Department because of natural infirmities, diseases contracted, exposure endured or injuries received not in the performance of such member's duties, such member may make application for retirement to the board of directors of the 1967 Police Pension Fund, and said board shall retire such member on an annual pension, payable monthly, equal in amount of two (2%) percent of pay for each year of such member's police department service that is less than ten (10) years of service, or at such member's option, such member may elect to and shall have such member's total contribution to the 1967 Police Pension Fund returned to such member provided such member has been examined by two (2) physicians and such member has been found by such physicians to be unable to perform active service in said police department."



# ORDINANCE

## CITY OF DANBURY, STATE OF CONNECTICUT

### COMMON COUNCIL

Be it ordained by the Common Council of the City of Danbury:

THAT Section 14-58 of the Code of Ordinances of Danbury, Connecticut be and hereby is amended to read as follows:

"(a)(i) Upon the resignation of any member of the paid police department who shall have served for less than ten (10) years, there shall be refunded to such member all of said member's contributions to the 1967 Police Pension Fund.

"(ii) When any member of the paid police department who has less than ten (10) years of police department service shall die due to causes unconnected with said member's performance of duty with the police department, said member's surviving spouse, or children or parents shall receive an annually adjusted pension, payable monthly, equal in amount to two (2%) percent of pay then being received by members in the same grade and rank as was held by such former member at the time of such former member's death for each year of such former member's police department service. Alternatively, at the option of said former member's surviving spouse or children or parents, said surviving spouse or children or parents, as the case may be, may elect to and shall have such member's total contribution to the 1967 Police Pension Fund returned to said surviving spouse or children or parents.

"(b) Upon the death of any member of the police department killed while in the actual performance of duty in said member's department or who died from the proximate effects of any injury or exposure received while in the actual discharge of such duty, the surviving spouse of such member shall receive the benefits provided for herein until said member's surviving spouse's death or remarriage, out of the 1967 Police Pension Fund of such department. If such deceased member was in active service at the time of said member's death, said member's surviving spouse shall receive an annually adjusted sum, payable weekly or monthly, equal to one-half (1/2) of the pay then being received by members in the same rank and grade as was held by such former member at the time of such former member's death. If such deceased member was retired at the time of such deceased member's death such deceased member's surviving spouse shall receive an annually adjusted sum, payable weekly or monthly, equal to the pension which



# ORDINANCE

## CITY OF DANBURY, STATE OF CONNECTICUT

### COMMON COUNCIL

Be it ordained by the Common Council of the City of Danbury:

such deceased member would have been entitled to receive had such deceased member survived. If such deceased member leaves no surviving spouse, or upon the death of such surviving spouse before remarriage, the board of directors of said fund shall cause to be paid monthly or weekly to the legally appointed guardian of any surviving child or children of such deceased member under the age of eighteen (18) years, for the use and benefit of such child or children, a sum or sums not exceeding in total the amount hereinbefore provided to be received by such deceased member's surviving spouse, and may, from time to time, apportion such sum between such children as it may deem best; provided, as each child shall arrive at the age of eighteen (18) years, the payment to each child shall cease. If such member shall die leaving neither a surviving spouse nor children surviving such member, then the board of directors of said fund shall cause to be paid a sum or sums not exceeding in total the amount hereinbefore provided to be received by such surviving spouse, to the parent or parents of such deceased member, provided such payments shall not be made to such parents unless the board of directors determines that such deceased member was the principal support of such parents at the time of such deceased member's death.

"(c) Upon the death of any member of the police department who has served continuously as a regular member of such department for at least ten (10) years and whose death is due to causes unconnected with the performance of duty with the police department, the surviving spouse or children or the parents of such deceased member shall receive the benefits provided for herein. If such deceased member was in active service at the time of such deceased member's death such deceased member's surviving spouse or children or parents shall receive an annually adjusted sum equal to one-fourth (1/4) of the pay then being received by members in the same rank and grade as was held by such former member at the time of such deceased member's death. If such deceased member was retired at the time of such deceased



**ORDINANCE**  
**CITY OF DANBURY, STATE OF CONNECTICUT**  
**COMMON COUNCIL**

August 7, 1984

Be it ordained by the Common Council of the City of Danbury:

member's death then such deceased member's surviving spouse or children or parents shall receive an annually adjusted sum equal to one-half (1/2) of the pension which such deceased member would have been entitled to receive had such deceased member survived. All benefits granted by this subsection shall be provided upon the same conditions and under the circumstances as appear in subsection (b) hereof.

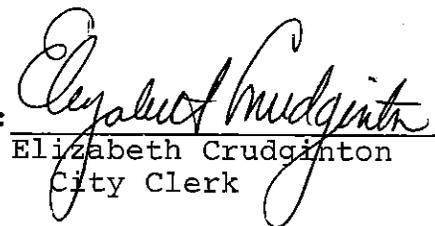
"(d) The term 'surviving spouse' as used in this section, shall be limited in meaning to the spouse of any such deceased member, who shall have been married to the member prior to said member's retirement from such department, if retired, and who shall have been living with said member as spouse at the time of the member's death. The term 'child' or 'children' as used in this section, shall be limited in meaning to the child or children born to a member by a member's spouse to whom the member was married prior to retirement from such department, if retired.

(e) Each member, each surviving spouse of a deceased member and any other beneficiary who was entitled to pension benefits between July 1, 1981 and July 1, 1984 pursuant to the provisions of this ordinance then in effect shall receive a payment representing any additional amount which would have been paid to said member, surviving spouse, or other beneficiary pursuant to the current provisions hereof."

**EFFECTIVE DATE:** This Ordinance shall take effect thirty (30) days after adoption and publication, as provided by law and Section 3-10 of the Charter of the City of Danbury, Connecticut.

Adopted by the Common Council August 7, 1984.  
Approved by Mayor James E. Dyer, August 8, 1984.

Attest:

  
Elizabeth Crudginton  
City Clerk



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# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

August 7, 1984

## REPORT

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

The Ordinance Revision Committee met on July 12, 1984 at 7:30 P.M. with Eric Gottschalk, Assistant Corporation Counsel, to discuss Ordinance Sec. 2-56-11-G which deals with alternates to the Environmental Impact Commission.

During the previous ordinance revisions by the Common Council, a clerical error was made and 2-56-11G was not revised with the other portions of the E.I.C. Commission Ordinance.

The committee recommends that the Common Council adopt the attached amendment.

Respectfully submitted

*Constance McManus*  
Constance McManus, Chairperson

*Joseph DaSilva*  
Joseph DaSilva

*Edward Torian*  
Edward Torian



045

# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

August 7, 1984

## PUBLIC WORKS COMMITTEE REPORT

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

Re: Sale of property on the Mill Plain Road Cutoff.

The Public Works Committee received a request from property owners on the Mill Plain Road cutoff to purchase three small parcels of city owned land nearby their property. The committee performed an on-site inspection of the area and consulted with Public Works Department personnel as to the usability of the land for city purposes. Mr. D. Garamella, Director of Public Works, reported that the parcels are small and of no use to the City. He recommended their sale.

The Public Works Committee voted 5 to 1, Mr. Farah in the negative, to recommend the direct sale of these three parcels of property on Mill Plain Road cutoff, to Gary Kurtz and R.J. Gallagher.

A price on this property will be set by the Assessor's office.

Respectfully submitted

Joseph DaSilva Chairman  
Joseph DaSilva

Constance McManus  
Constance McManus

Anthony Cassano  
Anthony Cassano

Mounir Farah  
Mounir Farah

Carole Torcaso

John Esposito  
John Esposito

Gene Enriquez  
Gene Enriquez



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# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

August 7, 1984

## PUBLIC WORKS COMMITTEE REPORT

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

Re: Interlocal Septage Agreement.

The Public Works Committee studied a proposed Inter-local Septage Agreement for the City of Danbury, Brookfield, Newtown, Redding, Bridgewater and New Fairfield. This agreement would allow Danbury to receive septage wastes at its sewer treatment plant in exchange for improvements at this facility to be paid by the Towns sending septage to Danbury.

The cost of these renovations are estimated to be \$520,000. They not only allow the capability of receiving septage wastes from the various Towns, but provide an upgrading of Danbury's plant in its everyday function. In addition, there will be a dumping fee imposed that will cover the cost of treatment plus an administrative fee.

The basis of this interlocal agreement comes from a study by the Firm of Albertson, Sharpe, Ewing Inc. and was sponsored by the H.V.C. E.O. It was accomplished with input from the Connecticut Department of Environmental Protection at all levels.

The actual details of the contract were negotiated for Danbury by Public Works Department personnel and the Assistant Corporation Counsel. There was in addition, citizen committees from all communities which gave input to the study at various phases of development. Danbury's committee consisted of three members of the Common Council and three members of the community.

The Public Works Committee believes this Agreement is of benefit to all the communities involved. It offers relief to neighboring towns who do not have adequate dumping sites. It also offers Danbury needed improvements at its Treatment Plant at no cost. It should be noted that septage received through this Agreement will not significantly affect treatment capacity at the Danbury facility.

We recommend approval of the Interlocal Septage Agreement between Danbury, Brookfield, Newtown, Redding, Bridgewater and New Fairfield.

Respectfully submitted

Joseph DaSilva Chairman  
Joseph DaSilva

Constance McManus  
Constance McManus

Anthony Cassano  
Anthony Cassano

Mounir Farah  
Mounir Farah

Carole Torcaso

John Esposito  
John Esposito

Gene Enriquez  
Gene Enriquez

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SCHEDULE A

FORMULA FOR CALCULATING DUMPING FEE  
FOR SEPTAGE AT CITY OF DANBURY FACILITY

The fee shall be based on a formula which takes into consideration the average concentration of BOD's and suspended solids in the influent sewage received at the Danbury Sewage Treatment Facility. Additionally, the volume of both septage and sewage received at the facility for the previous calendar year will be considered. Final consideration must be given to the upcoming budgetary expenditures for the Danbury Sewage Treatment Facility each year.

The concentration of BOD<sub>5</sub> and suspended solids in the sewage and septage will be based on laboratory tests for the previous calendar year at the Danbury Sewage Treatment Facility. This will be an average of the test results submitted to the State as per Danbury's NPDES permit requirement. Likewise, the volume of septage and sewage will be based on the amounts received for the previous calendar year at the Sewage Treatment Facility. The formula, therefore, would be defined as follows:

$$1. \frac{(W) \times (X)}{(Y) \times (Z)} = R_s$$

Where;

W = Average daily volume of septage for previous calendar year received at Danbury Facility in MGD;

X = Average BOD<sub>5</sub> and suspended solids concentration in septage for previous calendar year received at Danbury Facility in mg/l (milligrams per liter);

Y = Average daily volume of sewage for previous calendar year received at Danbury Facility in MGD;

Z = Average BOD<sub>5</sub> and suspended solids concentration in sewage for previous calendar year received at Danbury Facility in mg/l; and

R<sub>S</sub> = The amount of the total loading at the Danbury Facility which is represented by septage expressed as a ratio.

2.  $R_S \times (B) = C_S$

Where;

B = The sum of the projected budgets for the administrative and sewage treatment sections of the Sewer Department budget for the upcoming fiscal year;

C<sub>S</sub> = The cost in dollars of processing the septage at the Treatment Plant for the upcoming fiscal year.

3.  $\frac{C_S}{N_S} = C_{1000(s)}$

Where;

N<sub>S</sub> = The number of 1000 gallon loads of septage received at the Danbury Facility for the previous calendar year; or,

$$\frac{W \times 365}{1000}$$

C<sub>1000(s)</sub> = Cost in dollars per 1000 gallons to process septage at Danbury Facility for the upcoming fiscal year.

4.  $(52 \text{ Week/Year}) \times (\text{Operator's Hourly Rate}) \times (48 \text{ Hour/Week}) \times (\text{Overhead \& Fringe}) = A$

Where;

A = Projected annual costs in dollars per year to cover one receiving station operator for the upcoming fiscal year.

5.  $(52 \text{ Week/Year}) \times (20/\text{Hour/Week}) \times (\text{Overhead \& Fringe}) \times$   
 $(\text{Secretary's Hourly Rate}) = B$

Where;

B = One half of the projected annual cost in dollars per year to cover one secretary for the upcoming fiscal year.

6.  $A + B = C_A$

Where;

$C_A$  = Total projected administrative cost per year at the Danbury Facility for A and B above.

7.  $N_S = N_R + N_D$

Where;

$N_S$  = As defined above;

$N_R$  = The number of 1000 gallon loads of septage received at the Danbury Facility for the previous calendar year generated in the region excluding Danbury; and

$N_D$  = The number of 1000 gallon loads of septage received at the Danbury Facility for the previous calendar year generated in Danbury.

8.  $\frac{C_A}{N_R} = C_{1000}(A)$

Where;

$C_{1000}(A)$  = Cost in dollars per 1000 gallons for administration of septage processing for the upcoming fiscal year.

9.  $C_{1000}(T) = C_{1000}(S) + C_{1000}(A)$

Where;

$C_{1000}(T)$  = The total actual cost in dollars per 1000 gallons to be charged to the Town to process, treat, and administer the septage disposal at the Danbury Facility.

2.9 The capital costs of improvements and renovations to the facility are currently estimated to be Five Hundred, Twenty Thousand Dollars (\$520,000) based on the Albertson Sharp Ewing, Inc. Report of September, 1983 entitled "Regional Septage Disposal Study - Phase II", as amended by its letter dated March 21, 1984 to Mr. Jack Rosenthal, First Selectman of Newtown. Each Town shall, upon execution of this agreement, pay to Danbury its proportionate share of the estimated cost of design, currently fixed at Forty Thousand Dollars (\$40,000), in accordance with the following percentages:

New Fairfield	21.4%
Bridgewater	3.0
Brookfield	23.8
Newtown	38.5
Redding	13.3

If New Fairfield is not a party to this agreement, then the following percentages shall apply:

Bridgewater	3.82%
Brookfield	30.28
Newtown	48.98
Redding	16.92

If design costs exceed the current estimated costs thereof, each Town shall be liable for and shall prior to execution of the design contract pay to Danbury its proportionate share of the difference in said costs in accordance with the percentages established in this section.

Danbury shall thereupon seek United States Environmental Protection Agency prior approval of funds for design and construction of the facility. Danbury shall design said facility and upon receipt of EPA approval each Town shall pay to Danbury its proportionate share of the balance of the estimated cost of the project currently fixed at Four Hundred, Eighty Thousand Dollars (\$480,000) in accordance with the percentages established in this section.

If, upon completion of the bidding process, the then estimated capital cost of renovations to the facility exceeds Five Hundred, Twenty Thousand Dollars (\$520,000), the current estimated cost of renovations, by no more than

five percent (5%) each Town shall be liable for and shall prior to the commencement of construction pay to Danbury its proportionate share of the difference in said costs in accordance with the percentages established in this section.

If, upon completion of the bidding process, the then estimated capital cost of renovations to the facility exceeds Five Hundred, Twenty Thousand Dollars (\$520,000), the current estimated cost of renovations, by more than five percent (5%) Danbury shall not execute the construction contract unless each Town authorizes the increased expenditure.

If said increased expenditure is authorized by the Towns, the Towns shall prior to the commencement of construction pay to Danbury their proportionate shares of the difference in said costs in accordance with the percentages established in this section.

If said increase is not authorized by the Towns within sixty (60) days, Danbury shall reject all bids and shall, after payment of all costs incurred prior to the expiration of said 60-day period, return to the Towns all remaining funds in accordance with the percentages listed herein. This agreement shall thereupon terminate and be of no further force or effect.

If during construction of the facility Danbury receives one or more change orders or invoices requesting increases in connection with engineering, consulting or related services or in connection with the construction contract price which, if approved, would exceed the amount appropriated by the Towns for construction, Danbury shall not approve said change order or orders, or invoices unless and until the Towns appropriate the additional funds necessary to complete the project. The Towns shall bear all costs incurred as a result of any delay involved in seeking additional appropriations from the Towns. If, within sixty (60) days, the Towns fail to approve the additional appropriation required to complete the project the Towns shall be liable for all costs incurred by Danbury in demolishing the facility and for all costs incurred

by Danbury in restoring the property involved to its original condition. Danbury reserves the right to complete the facility at its own cost and expense, or to take such other action regarding completion or termination of the project as may be agreed to by the parties. The Towns shall not be liable for costs shown to be attributable to Danbury's breach of contract. Upon the failure of the Towns to approve the required additional appropriations, or to reach agreement with Danbury in accordance with this section, this agreement shall terminate and be of no further force or effect. Danbury shall thereupon return to the Towns all funds remaining after the payment of all construction costs incurred prior to the failure or refusal of the Towns to approve additional funds together with all costs of demolition and restoration, if any, as provided herein.

All funds paid to Danbury in accordance with this subsection shall be deposited in one or more interest bearing accounts or invested in one or more instruments approved by the State of Connecticut for investment by municipalities. Interest earned on said funds received by Danbury shall be paid to Newtown monthly, and Newtown shall distribute said interest payments to the Towns in accordance with the percentages fixed herein.

If, upon completion of the renovations to the facility, the actual cost of said renovations is less than the estimated costs thereof, each Town shall be reimbursed by Danbury for its proportionate share of the difference between the estimated cost and the actual cost of said renovations in accordance with the percentages listed herein.

After completion of the renovations and improvements to the facility, and payment by the Towns to Danbury of the costs thereof, Danbury shall continue to own and operate said facility.

2.10 Danbury agrees to prepare and submit an application for State and/or Federal reimbursement of the aforesaid capital costs of improvements to the facility. Any monies received pursuant to said grant shall be rebated

to the Towns in accordance with the percentages listed in paragraph 2.9 above for costs covered by the grant which have been paid for by the Towns.

2.11 If any city or town other than Bethel shall seek to use the Danbury facility for septage disposal, and said city or town is permitted to use said facility for septage disposal, then said city or town shall be required to pay for the capital costs of said improvements and renovations in an amount to be determined by applying the formula based on use contained on Page 84 of the HVCEO Septage Study A.S.E. File No. 1404.01 prepared by Albertson Sharp Ewing, Inc. The percentage obtained shall then be multiplied by the capital cost of improvements and renovations to the facility in order to obtain the sum due in order to use the facility. The amount so paid by any new town shall be rebated back to the Towns according to each individual Town's pro-rata share of the capital cost of improvement.

2.12 Danbury shall bill each of the Towns monthly, in accordance with the provisions of Section 2.5 hereof, based on the amount of septage received from said Town during the prior month.

2.13 Withdrawal. Any town may withdraw from this agreement at any time following completion of construction of the facility upon the giving of thirty (30) days' written notice to each of the other parties. No withdrawing town will be entitled to any rebate of any capital contribution made by it.

THE CITY OF DANBURY

By: \_\_\_\_\_  
James E. Dyer, its Mayor

THE TOWN OF BRIDGEWATER

By: \_\_\_\_\_  
Its First Selectman

THE TOWN OF BROOKFIELD

By: \_\_\_\_\_  
Its First Selectman

THE TOWN OF NEW FAIRFIELD

By: \_\_\_\_\_

Its First Selectman

THE TOWN OF NEWTOWN

By: \_\_\_\_\_

Its First Selectman

THE TOWN OF REDDING

By: \_\_\_\_\_

Its First Selectman

STATE OF CONNECTICUT }  
COUNTY OF FAIRFIELD } ss. Danbury , 1984

Personally appeared James E. Dyer, Mayor of the City of Danbury, Signer and Sealer of the foregoing Instrument, and acknowledged the same to be his free act and deed and the free act and deed of the City of Danbury, before me.

\_\_\_\_\_  
Eric L. Gottschalk  
Commissioner of the Superior Court

STATE OF CONNECTICUT }  
COUNTY OF LITCHFIELD } ss. , 1984

Personally appeared  
Signer and Sealer of the foregoing Instrument, and acknowledged the same to be his free act and deed and the free act and deed of The Town of Bridgewater, before me.

\_\_\_\_\_  
Commissioner of the Superior Court  
Notary Public



## Report

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

August 7, 1984

Re: Vendors Ordinance

The Common Council Ad Hoc Committee appointed to consider a Vendors Ordinance met on four occasions during the past several months. In attendance at various times during these meetings were the following individuals: Councilmen Engen, Charles and McGarry (prior to his resignation), Police Chief Macek, Lt. Sullis and Lt. Gallucci, Town Clerk Michael Aeri, Chamber of Commerce President Claire Giecki, Donald Arsenault of the Downtown Council (prior to his resignation), Joseph Corso and Thomas Fallon of the Pelton Inn, Charles Boese of the Quality Inn, William Boyon of the Ethan Allen Inn, and Assistant Corporation Counsel Eric Gottschalk.

The Committee extensively questioned those in attendance to determine the potential need for an ordinance to regulate vendors' activities.

The Committee noted that the intent of such an ordinance would be to provide a mechanism to protect the consumer and, secondly, to have vendors pay for their share of the city services they might receive while selling

their wares and merchandise within the City's boundaries.

However, representatives from several hotels stated vendors event within their facilities are adjunct to their primary business existence. They explained that the hotel businesses today offer and encourage the use of their space for these purposes.

Furthermore, they felt that since they pay taxes for their share of City services, it would be unfair to additionally "tax" those who do business within their facilities as vendors for the "same" services.

Police Chief Nelson Macedo and Police Department representatives stated that they have not received complaints regarding vendors activities. They noted that they had received complaints about peddlars and the Common Council reacted to those problems by enacting legislation to regulate those businesses. Chief Macedo felt that such an ordinance for vendors was not necessary at this time.

Clarence Dieki of the Chamber of Commerce told the Committee that the Chamber exists to promote free enterprise. Their philosophy

is not to oppose those entities that conduct business in a fair and equitable manner. She acknowledged that accountability to the consumer may be a concern, but that businesses are consumers as well.

Additionally, she stated that the Chamber had received "inquiries" about certain vendors events, but would not term them complaints.

Town Clerk Michael Lee added that it would be difficult to enact legislation that would be truly enforceable. That sentiment was echoed by the police officials as well, underscoring that in their opinion, the need does not exist.

As a result of its deliberations, the Committee made several findings.

- Item - No formal complaints were documented or lodged to either the Committee or any officials represented at the meetings.
- Item - There would be difficulty enacting fair legislation that would be enforceable.
- Item - The consumer has the right to request information needed to contact a

vendor if he or she has been wronged. Most establishments require vendors to provide them with vital credit information and a history of their business background before they acquire space in their facilities. This info is available to the consumer upon request in most cases.

Item - The Committee feels that although it would be possible to enact an ordinance for "accountability," conditions for such a regulation do not currently warrant Council action.

Given these findings and reasons previously mentioned, the Committee respectfully recommends that the Council not act to propose legislation to regulate vendors' activities at this time.

Respectfully submitted,  
Gene C. [unclear], Chairman  
Louis Charles

AUG 6, 1984

TO: HONORABLE Mayor JAMES E DYER  
Members of The Common Council

Re: APPOINTMENT OF A DEPUTY CHIEF.

The Committee to Recommend a Deputy Fire Chief met several times in the deliberations of its charge. IT MET JULY 25, 1984 WITH RETIRED FIRE CHIEF JOSEPH BERTALIVITZ. IT MET AGAIN ON JULY 31, 1984 WITH PRESENT CHIEF CHARLES MONZILLO. ON AUG 2, 1984 & AUG 6, 1984 THE COMMITTEE CONDUCTED PERSONAL INTERVIEWS WITH THE FIVE CANDIDATES.

The discussions with the present & retired fire chiefs were held in order to get their opinion of each candidate as a <sup>fire</sup> firefighter & an administrator. EACH OF THE CANDIDATES WAS ASKED THE SAME FOUR QUESTIONS.

1. ARE YOU AN E.M.T.?
2. WHAT DO YOU PERCEIVE THE POSITION OF DEPUTY CHIEF TO BE?
3. WHAT DO YOU FEEL YOU OFFER TO THIS POSITION?
4. HOW WOULD YOU DESCRIBE YOUR RELATIONSHIP WITH THE CAREER MEN & WITH THE VOLUNTEERS?

AFTER THE DISCUSSIONS, INTERVIEWS & REVIEW OF QUALIFICATIONS, COUNCILMAN DASILVA MOVED TO RECOMMEND TO THE MAYOR THE APPOINTMENT OF JOHN F. MURPHY AS

Deputy Fire Chief. Motion Secured By Councilwoman  
McManus. The Committee Voted Unanimously.

Among the reasons cited for this recommitment  
were the facts that Capt Murphy is an E.M.T., he was one  
of the initiators of the IN House Educational Program  
for the Fire Dept., he has a broad experience in both  
the Paid & Volunteer Depts and an excellent relationship  
with both Paid & Volunteer Fire Fighters.

Respectfully Submitted,

Bernad Jello  
Joseph Denton  
Constance McManus



# CITY OF DANBURY

155 DEER HILL AVENUE

DANBURY, CONNECTICUT 06810

COMMON COUNCIL

August 7, 1984

## REPORT

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

Re: Appointment of a Deputy Chief - Danbury Fire Department.

The committee appointed to recommend a Deputy Fire Chief met several times in the deliberations of its charge. The committee met July 25, 1984 with retired Fire Chief Joseph Bertalovitz. The committee met again on July 31, 1984 and August 6, 1984. The committee conducted personal interviews with the five candidates.

The discussions with the present and retired Fire Chiefs were held in order to obtain their opinion of each candidate as a Firefighter and as an Administrator. Each of the candidates were asked the same four questions:

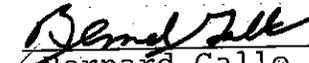
1. Are you an E.M.T.?
2. What do you perceive the position of Deputy Chief to be?
3. What do you feel you offer to this position?
4. How would you describe your relationship with the career men and with the volunteers?

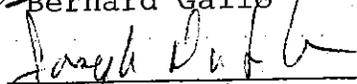
After the discussions, interviews and review of qualifications, Councilman DaSilva moved to recommend to the Mayor the appointment of John F. Murphy as Deputy Fire Chief. Motion was seconded by Councilwoman McManus and voted upon unanimously.

Among the reasons cited for this recommendation were the facts that Captain Murphy is an E.M.T.; he was one of the initiators of the in-house educational program for the Fire Department. He has a broad experience in both the paid and volunteer departments and an excellent relationship with both paid and volunteer firefighters.

Respectfully submitted

\* with present Chief Charles Monzillo.  
On August 2, 1984 & August 6, 1984  
the committee conducted personal  
interviews with the Five candidates.

  
Bernard Gallo Chairman

  
Joseph DaSilva

  
Constance McManus



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Chairman

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Bernard Gallo

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Joseph DaSilva

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Constance McManus

**APPROVED**

*James E. Dyer*  
8/7/84



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Chairman

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Bernard Gallo

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Joseph DaSilva

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