

**CITY COUNCIL MEETING
PUBLIC SPEAKING FORUM
MONDAY, SEPTEMBER 19, 2022
City Council Chambers, City Hall
45 Lyon Terrace
Bridgeport, CT 06604**

CALL TO ORDER

Council President Nieves called the Public Speaking session of the City Council to order at 6:37 p.m.

ROLL CALL

The City Clerk Lydia Martinez called the roll.

130th District: Scott Burns, Matthew McCarthy
131st District: Jorge Cruz, Tyler Mack
132nd District: Marcus Brown, Rolanda Smith
133rd District: Aikeem Boyd, Jeanette Herron,
134th District: Michelle Lyons, AmyMarie Vizzo-Paniccia
135th District: Mary McBride-Lee, Rosalina Roman-Christy
136th District: Frederick Hodges, Alfredo Castillo
137th District: Aidee Nieves, Maria Valle
138th District: Maria Pereira, Samia Suliman
139th District: Ernest Newton

A quorum was present.

THE FOLLOWING NAMED PERSON HAS REQUESTED PERMISSION TO ADDRESS THE CITY COUNCIL ON MONDAY, SEPTEMBER 19, 2022 AT 6:30 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, 45 LYON TERRACE, BRIDGEPORT, CT 06604.

NAME

SUBJECT

Helen Olga Losak
304 Bradley Street
Bridgeport, CT 06610

Building Permits Matter – to ensure building and remodeling is done correctly according to the codes.

Ms. Losak came forward and read the following statement into the record:

Good evening.

I start by asking Councilwoman Maria Pereira if she's ready to apologize to me and the Second Chances tonight.

Building Permits matter. Our Building Department issues them to ensure contractors and other repair people do the building and remodeling jobs correctly. This protects the home owner, his family and guests. Building permits are worth it.

One of my neighbors hired a handyman to make a deck out of her small back porch. The handyman never took out building permits for this job. I watched him as he worked on this project and could tell there were building mistakes. When attaching the deck platform, he used long nails instead of porch joists that screw into the house foundation. This is important to protect the deck from collapsing when many people are on it.

I spoke to my neighbor about this and suggested she contact our Building Department. She did and got an inspection to correct the mistakes and obtained a permit when she hired a professional company. Up front, she paid more, but has peace of mind her deck won't collapse and her guests won't be hurt and no possible lawsuits. Utilize our Building Department to ensure you projects are done correctly.

Thank you.

John Marshal Lee
30 Beacon Street
Bridgeport, CT 06605

City Governance, Safety & Finances.

Mr. Lee came forward and read the following statement into the record:

Ladies and gentlemen of the Council, I have read the Agenda for this evening and approve the crafting of Ordinances regarding official Bridgeport Fair Rent and Fair Housing commissions and placing them on the record. There are still elderly homeowners with mortgages fully paid running into problems with WPCA and property tax affairs in arrears, ultimately losing property and significant equity in a court system not understood by the owner to predators who know the law but do not care to make the Port a healthier place for fair, timely, and accurate responses.

Let's see what enough Council members decide is fair for all Bridgeport citizens and property-owning taxpayers by your sub-committee comments. One or more of you have been listening to the embarrassing case of Bridgeport completely ignoring State Statutes. Is this ordinance proposal a work-around for a Mayor who has not cared to act?

It is Hispanic Heritage Month and some of you were at Klein Auditorium on Saturday for a professional presentation of La Gringa. What recent cultural event has brought out an audience like this at the Klein?

Cultural question: If I asked what culture popularized pizza or apizza, New Haven approach, locally? Of course, we would say Italian American. And the Christopher Columbus narrative will no doubt be reprised in October. So instead of keeping the statue, removed from Seaside Park two years ago and placed in a barn that formerly housed horses (that one former member of this assembly finds disrespectful, though I call everyone to remember that those calling themselves Christians know that their humble leader was born in a stable among other living animals, more than 2,000 years ago.)

Can we gather Hispanic, Black, and brown residents together with others who have built the Bridgeport of today over the past 200 years, to discuss A Port Trail, a walking, historically supported, educational and entertaining pathway by existing City museums, statues, memorials, buildings, fountains, and other sites portraying the variety of history, heritages, and cultures that have gotten us to where we are today? Is there room at this table? Does it cost anything? Time will tell.

ADJOURNMENT

Council President Nieves closed the public session at 6:49 p.m.

Respectfully submitted,

Telesco Secretarial Services

CITY OF BRIDGEPORT
CITY COUNCIL MEETING
MONDAY, SEPTEMBER 19, 2022

7:00 PM

City Council Chambers, City Hall - 45 Lyon Terrace

Bridgeport, Connecticut

CALL TO ORDER

Mayor Ganim called the Regular Meeting of the City Council to order at 7:03 p.m.

PRAYER

Council Member Castillo led those present in prayer.

PLEDGE OF ALLEGIANCE

Mayor Ganim asked Council Member McBride-Lee to lead those present in reciting the Pledge of Allegiance.

ROLL CALL

The City Clerk Lydia Martinez called the roll.

130th District: Scott Burns, Matthew McCarthy
131st District: Jorge Cruz, Tyler Mack
132nd District: Marcus Brown, Rolanda Smith
133rd District: Aikeem Boyd, Jeanette Herron
134th District: Michelle Lyons, AmyMarie Vizzo-Paniccia
135th District: Mary McBride-Lee, Rosalina Roman-Christy
136th District: Frederick Hodges, Alfredo Castillo
137th District: Aidee Nieves, Maria Valle
138th District: Maria Pereira, Samia Suliman
139th District: Ernest Newton

A quorum was present.

Council Member Newton requested a moment of silence in memory of those who had recently passed away.

116-21 Public Hearing re: Proposed Resolution Authorizing a Ground Lease Agreement with Berlinetta Brewing Company, LLC for a portion of Post Office Square located at 1136- 1160 Main Street.

Mayor Ganim called the Public Hearing regarding Agenda Item 116-21 to order at 7:07 p.m. He said that the first person that had signed up to speak was Ms. Eneida Martinez. Council Member Newton said that Ms. Martinez was not able to be present to address the Council.

Mr. John Marshal Lee said that he was supportive of proposal but added that he was surprised that the City had a parcel of land available for leasing and wished to hear more about the proposal. He said that if the lease is approved, he would like to hear about other potential City properties available for lease.

Mr. Terry Sullivan came forward and said that he would like to know if the renter was using just a portion of the property or the entire parcel.

Council Member Pereira came forward and said it was outrageous because it was for one year for one dollar. The City will be able to renew the lease. She said that it was a five-acre parcel and there would be a bocce ball court. Council Member Pereira said that her district has a bocce ball court that was in disrepair. She said that while they want to encourage development, but there needs to be a benefit for the community. The residents should benefit through a reduction of taxes.

Council Member Pereira said that there was no terms for vacating. She said that she felt this was atrocious and would not be supporting it.

Council Member Vizzo-Paniccia said that she was present to speak in favor of the proposal. She said that the terms of the contract was discussed in the joint committee meeting last week. She said that the place was always clean and well run. She noted that the business had made the news both in the States and in the Czech Republic.

Mayor Ganim announced that there were no other speakers signed up and closed the public hearing.

MINUTES FOR APPROVAL:

• July 5, 2022

**** COUNCIL MEMBER HERRON MOVED THE MINUTES OF THE JULY 5, 2022 COUNCIL MEETING.**

**** COUNCIL MEMBER ROMAN-CHRISTY SECONDED.**

**** THE MOTION PASSED WITH EIGHTEEN (18) IN FAVOR (BURNS, MCCARTHY, CRUZ, MACK, BROWN, SMITH, BOYD, HERRON, LYONS, VIZZO-PANICCIA,**

MCBRIDE-LEE, ROMAN-CHRISTY, CASTILLO, HODGES, NIEVES, VALLE, SULIMAN AND NEWTON) AND ONE (1) OPPOSED (PEREIRA).

Council Member Pereira stated that she was opposed to the minutes because there were inaccurate comments in the Public Speaking portion of the meeting.

COMMUNICATIONS TO BE REFERRED TO COMMITTEES:

121-21 Communication from City Attorney re: Proposed Settlement of Pending Arbitration in the Matter of the City of Bridgeport, et al vs. Bridgeport Housing Authority, et al re: Remaining Arbitration/ Claim Against Excess Umbrella Carrier for Bridgeport Housing Authority/ James River Insurance Company, referred to Miscellaneous Matters Committee.

122-21 Communication from Central Grants re: Grant Submission: State of Connecticut Department of Public Health – Preventative Health and Health Services Block Grant Year 4 (#23605), referred to Economic and Community Development and Environment Committee.

123-21 Communication from Central Grants re: Grant Submission: Connecticut Department of Emergency Services & Public Protection – Auto Theft and Violence/ Gun Tracing Task Force/ Violent Crime Task Force Grants, referred to Public Safety and Transportation Committee.

124-21 Communication from City Attorney re: Proposed Settlement of Pending Litigation in the Matter of Michael Franklin, Docket No. FBT- CV- 20-6095498- S, referred to Miscellaneous Matters Committee.

125-21 Communication from Labor Relations re: Proposed Agreement with the American Federation of State, County, and Municipal Employees (AFSCME) Local 1303- 468, Council 4 concerning their Collective Bargaining Agreement, referred to Contracts Committee.

RESOLUTIONS TO BE REFERRED TO BOARDS, COMMISSIONS, ETC.:

120-21 Resolution presented by Council Member Burns and Co- sponsor(s): Mack, Nieves, McCarthy & Newton re: Proposed Resolution to create a Capital Projects Reporting System for Public Use, referred to Budget and Appropriations Committee.

126-21 Resolution presented by Council Member(s) Nieves, Mack, Burns, Newton, Cruz, Valle & Vizzo-Paniccia re: Proposed Amendments to the Municipal Code of Ordinances, amend Chapter 2.92 – Fair Housing Commission, referred to Ordinance Committee.

127-21 Resolution presented by Council Member(s) Nieves, Mack, Burns, Newton, Cruz, Valle & Vizzo-Paniccia re: Proposed Amendments to the Municipal Code of Ordinances, amend Chapter 2.94 – Fair Rent Commission, referred to Ordinance Committee.

**** COUNCIL MEMBER NEWTON MOVED THE FOLLOWING ITEMS TO BE REFERRED BE REFERRED TO BOARDS, COMMISSIONS, ETC.:**

121-21 COMMUNICATION FROM CITY ATTORNEY RE: PROPOSED SETTLEMENT OF PENDING ARBITRATION IN THE MATTER OF THE CITY OF BRIDGEPORT, ET AL VS. BRIDGEPORT HOUSING AUTHORITY, ET AL RE: REMAINING ARBITRATION/ CLAIM AGAINST EXCESS UMBRELLA CARRIER FOR BRIDGEPORT HOUSING AUTHORITY/ JAMES RIVER INSURANCE COMPANY, REFERRED TO MISCELLANEOUS MATTERS COMMITTEE.

122-21 COMMUNICATION FROM CENTRAL GRANTS RE: GRANT SUBMISSION: STATE OF CONNECTICUT DEPARTMENT OF PUBLIC HEALTH – PREVENTATIVE HEALTH AND HEALTH SERVICES BLOCK GRANT YEAR 4 (#23605), REFERRED TO ECONOMIC AND COMMUNITY DEVELOPMENT AND ENVIRONMENT COMMITTEE.

123-21 COMMUNICATION FROM CENTRAL GRANTS RE: GRANT SUBMISSION: CONNECTICUT DEPARTMENT OF EMERGENCY SERVICES & PUBLIC PROTECTION – AUTO THEFT AND VIOLENCE/ GUN TRACING TASK FORCE/ VIOLENT CRIME TASK FORCE GRANTS, REFERRED TO PUBLIC SAFETY AND TRANSPORTATION COMMITTEE.

124-21 COMMUNICATION FROM CITY ATTORNEY RE: PROPOSED SETTLEMENT OF PENDING LITIGATION IN THE MATTER OF MICHAEL FRANKLIN, DOCKET NO. FBT- CV- 20-6095498- S, REFERRED TO MISCELLANEOUS MATTERS COMMITTEE.

125-21 COMMUNICATION FROM LABOR RELATIONS RE: PROPOSED AGREEMENT WITH THE AMERICAN FEDERATION OF STATE, COUNTY, AND MUNICIPAL EMPLOYEES (AFSCME) LOCAL 1303- 468, COUNCIL 4 CONCERNING THEIR COLLECTIVE BARGAINING AGREEMENT, REFERRED TO CONTRACTS COMMITTEE.

120-21 RESOLUTION PRESENTED BY COUNCIL MEMBER BURNS AND CO-SPONSOR(S): MACK, NIEVES, MCCARTHY & NEWTON RE: PROPOSED RESOLUTION TO CREATE A CAPITAL PROJECTS REPORTING SYSTEM FOR PUBLIC USE, REFERRED TO BUDGET AND APPROPRIATIONS COMMITTEE.

126-21 RESOLUTION PRESENTED BY COUNCIL MEMBER(S) NIEVES, MACK, BURNS, NEWTON, CRUZ, VALLE & VIZZO-PANICCIA RE: PROPOSED AMENDMENTS TO THE MUNICIPAL CODE OF ORDINANCES, AMEND CHAPTER 2.92 – FAIR HOUSING COMMISSION, REFERRED TO ORDINANCE COMMITTEE.

127-21 RESOLUTION PRESENTED BY COUNCIL MEMBER(S) NIEVES, MACK, BURNS, NEWTON, CRUZ, VALLE & VIZZO-PANICCIA RE: PROPOSED AMENDMENTS TO THE MUNICIPAL CODE OF ORDINANCES, AMEND CHAPTER 2.94 – FAIR RENT COMMISSION, REFERRED TO ORDINANCE COMMITTEE.

**** COUNCIL MEMBER LYONS SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

MATTERS TO BE ACTED UPON (CONSENT CALENDAR):

107-21 Public Safety and Transportation Committee Report re: Resolution regarding the 2022 “ Fourth” Round of City Sidewalk Repair Pilot Program.

108-21 Public Safety and Transportation Committee Report re: Grant Submission: U.S. Department of Justice FY 2022 Edward Byrne Memorial Justice Assistance Grant (JAG) Program (# 23312).

119- 21 Contracts Committee Report re: Black Rock Senior Center Licensing Agreement with The Frank Habansky Food Pantry Inc.

116-21 Joint Committee on Economic and Community Development and Environment and Contracts Report re: Resolution Authorizing a Ground Lease Agreement with Berlinetta Brewing Company, LLC for a portion of Post Office Square located at 1136- 1160 Main Street.

Mayor Ganim asked if any member of the Council would like to remove an item from the Consent Calendar.

Council Member Newton requested Agenda Item 116-21 be removed.

**** COUNCIL MEMBER MCBRIDE-LEE MOVED THE FOLLOWING CONSENT CALENDAR ITEMS:**

07-21 PUBLIC SAFETY AND TRANSPORTATION COMMITTEE REPORT RE: RESOLUTION REGARDING THE 2022 “ FOURTH” ROUND OF CITY SIDEWALK REPAIR PILOT PROGRAM.

108-21 PUBLIC SAFETY AND TRANSPORTATION COMMITTEE REPORT RE: GRANT SUBMISSION: U.S. DEPARTMENT OF JUSTICE FY 2022 EDWARD BYRNE MEMORIAL JUSTICE ASSISTANCE GRANT (JAG) PROGRAM (# 23312).

119- 21 CONTRACTS COMMITTEE REPORT RE: BLACK ROCK SENIOR CENTER LICENSING AGREEMENT WITH THE FRANK HABANSKY FOOD PANTRY INC.

**** COUNCIL MEMBER CASTILLO SECONDED.
** THE MOTION PASSED UNANIMOUSLY.**

116-21 Joint Committee on Economic and Community Development and Environment and Contracts Report re: Resolution Authorizing a Ground Lease Agreement with Berlinetta Brewing Company, LLC for a portion of Post Office Square located at 1136- 1160 Main Street.

**** COUNCIL MEMBER NEWTON MOVED AGENDA ITEM 116-21 JOINT COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT AND ENVIRONMENT AND CONTRACTS REPORT RE: RESOLUTION AUTHORIZING A GROUND LEASE AGREEMENT WITH BERLINETTA BREWING COMPANY, LLC FOR A PORTION OF POST OFFICE SQUARE LOCATED AT 1136- 1160 MAIN STREET.**

**** COUNCIL MEMBER VIZZO-PANICCIA SECONDED.**

Council Member Newton said there were some questions raised in Committee. Council Member Newton said that it did not dawn on the Committee members what might happen if a developer came forward and wanted to build on the parcel. He expressed concerns about entrapping the City if a developer came forward. He asked how the City would be able to get out of the contract.

Atty. Anastasi said that the package that was submitted indicates that it was for one year and that upon 60 days’ notice, the tenant could request a year extension.

Council Member Newton said that he would like to have the City get something in exchange for the one-dollar rental. Atty. Anastasi said that he believe that OPED staff would be in the best position to answer the question.

Council Member Herron said that at the Committee discussion, the subject was mentioned. The property was vacant for years. The tenant knows that they may have to vacate. It is time to move Bridgeport forward.

Council Member McBride-Lee said that it was a good idea for having a business on that site, but objected to the dollar a year leasing. She said that it was an insult to the taxpayers.

Council Member McCarthy requested to have the question moved. Mayor Ganim noted that there were still a number of Council Members with questions.

Council Member Cruz reminded everyone that there was a dilapidated buildings there and now the building is demolished, the grass is beautiful. The business is there and they have invested. This is not a concrete deal, but a temporary one. The Council wants to continue to bring the people out to Bridgeport.

Council Member Mack said that he lives on that street and see the property all the time. People have been leaving dog poop in the area for the last two years. This is an opportunity. While people are frustrated with the one-dollar rent, he suggested that the City give them a chance.

Council Member Hodges said that in the past, the City has given tax breaks to groups. He said that he agrees with Council Member McBride-Lee and felt that they should pay more than a dollar. Discussion followed.

**** THE MOTION PASSED WITH THIRTEEN (13) IN FAVOR (BURNS, MCCARTHY, CRUZ, MACK, BROWN, SMITH, BOYD, HERRON, VIZZO-PANICCIA, ROMAN-CHRISTY, NIEVES, VALLE AND SULIMAN) AND SIX (6) OPPOSED (CASTILLO, HODGES, LYONS, MCBRIDE-LEE, PEREIRA, AND NEWTON).**

Council President Nieves said that with the resignation of Ms. Simmons, she had reassigned the vacant seat on one of the Council Committee.

**** COUNCIL PRESIDENT NIEVES MOVED TO SUSPEND THE RULES IN ORDER TO ADD AN ITEM TO THE AGENDA.**

**** COUNCIL MEMBER BROWN SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

**** COUNCIL PRESIDENT NIEVES MOVED TO ADD COUNCIL MEMBER SAMIA SULIMAN TO THE PUBLIC SAFETY COMMITTEE.**

**** COUNCIL MEMBER MCCARTHY SECONDED.**

**** THE MOTION PASSED WITH EIGHTEEN (18) IN FAVOR (BURNS, MCCARTHY, CRUZ, MACK, BROWN, SMITH, BOYD, HERRON, LYONS, VIZZO-PANICCIA, MCBRIDE-LEE, ROMAN-CHRISTY, CASTILLO, HODGES, NIEVES, VALLE, SULIMAN AND NEWTON) AND ONE (1) OPPOSED (PEREIRA).**

ADJOURNMENT

**** COUNCIL MEMBER BROWN MOVED TO ADJOURN.**

**** COUNCIL MEMBER NEWTON SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

The meeting adjourned at 7:34 p.m.

Respectfully submitted,

Telesco Secretarial Services